

SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA, AND TO ME DIRECTED, I WILL EXPOSE TO PUBLIC SALE AT THE SHERIFF'S OFFICE, IN THE COURT HOUSE, IN THE TOWN OF BLOOMSBURG, COUNTY OF COLUMBIA, AND STATE OF PENNSYLVANIA, ON

Friday, December 20, 1974

at 2:00 O'CLOCK P.M.

LEGAL DESCRIPTIONS

EXHIBIT "A"

ALL those certain parcels of land lying and being situate in the Township of Beaver, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

PARCEL NO. 1

BEGINNING at a stone corner, said corner being a common corner of lands now or late of G. Lehman and said tract, and situated in the easterly corner of the most northerly boundary line of said tract and being the place of beginning;

THENCE; along the common property line of said tract and now or late of G. Lehman south 11 degrees 2 minutes east for a distance of 251.32 feet to a stone corner;

THENCE; along the same common property line of said tract and now or late of G. Lehman north 83 degrees 57 minutes east for a distance of 968.40 feet to a stone corner;

THENCE; along the common property line of said tract and now or late of C. Crouse south 3 degrees 29 minutes east for a distance of 1,531.40 feet to a stone corner;

THENCE; along the common property line of said land and now or late of W. Hons and now or late of R. Bankes south 79 degrees 50 minutes west for a distance of 1,433.74 feet to an iron rod;

THENCE; along the common property line of said tract and now or late of R. Bankes south 0 degrees 34 minutes east for a distance of 611.89 feet to an iron pipe;

THENCE; along the common property line of said land and now or late of D. Frey south 2 degrees 30 minutes east for a distance of 283.80 feet to an iron pipe;

THENCE; south 8 degrees 47 minutes west for a distance of 16.50 feet to a point in the center line of Legislative Route 19015;

THENCE; along the center line of Legislative Route 19015 north 81 degrees 13 minutes west for a distance of 180.93 feet to a point in the center line of Legislative Route 19015;

THENCE; along the same center line of Legislative Route 19015 north 80 degrees 4 minutes west for a distance of 151.08 feet to a point in the center line of Legislative Route 19015;

and now or late of C. Meskinsis south 2 degrees 31 minutes west for a distance of 316.50 feet to a point in the center line of Legislative Route 19015;

THENCE; the following courses and distances along the center line of Legislative Route 19015;

North 81 degrees 8 minutes west 15.30 feet;

North 85 degrees 0 minutes west 200.00 feet;

South 89 degrees 34 minutes west 309.00 feet;

North 89 degrees 48 minutes west 200.00 feet;

North 88 degrees 10 minutes west 270.00 feet;

North 85 degrees 42 minutes west 200.00 feet;

North 87 degrees 18 minutes west 315.56 feet;

North 89 degrees 51 minutes west 200.00 feet;

South 82 degrees 39 minutes west 200.00 feet;

South 78 degrees 43 minutes west 200.00 feet;

South 80 degrees 23 minutes west 190.04 feet to a point in the center line of Legislative Route 19015;

THENCE; along the common property line of said tract and now or late of R. Plafcan north 5 degrees 15 minutes west for a distance of 810.26 feet (passing iron pipes, at 16.50 feet), 312.37 and 793.64 feet to an iron pipe;

THENCE; along the same common property line of said tract and now or late of R. Plafcan north 89 degrees 45 minutes west for a distance of 543.68 feet to an iron pipe;

THENCE; along the common property line of said tract and now or late of S. Haydt north 5 degrees 15 minutes west for a distance of 1,544.42 feet to an iron pipe;

THENCE; along the same common property line of said tract and now or late of S. Haydt north 68 degrees 31 minutes east for a distance of 1,057.24 feet to a stone corner;

THENCE; along the common property line of said tract and now or late of Yamulla Trucking and Excavating Company and now or late of G. Lehman north 89 degrees 28 minutes east for a distance of 3,059.44 feet to a stone corner situated in the easterly corner of the most northerly boundary line of said tract and further described as being a common

9/20/74

Pres. Evergreen Lake, Inc.

↑

11:00 A.M.

Handed Tim Justo a writ of Execution
Against

Sec. I - Reserving Recorded Deeds which
were specified on Writ of Execution - 260 Acres

Parcel II - Sec. Same as ^AI - 140 Acres

Parcel III - Penn Central R.R. Rod
CONTAINING 15.06 Acres in Col. Co.

east for a distance of 316.50 feet to a point;
 THENCE: along the common property line of said tract
 and now or late of C. Meskinsis north 80 degrees 29 minutes
 west for a distance of 380.00 feet to a point;
 THENCE; along the common property line of said tract

Deed Book/ Page No.	Lot No.	Deed Book/ Page No.	Lot No.
250/43	495, 496	260/944	271
250/45	154	260/946	170
250/47	203, 204, 164	260/948	266
250/50	201, 202	260/950	253
253/295	113	260/952	490
253/311	105	260/954	268
253/1071	318	260/956	269
253/145	190, 210, 211, 55	260/958	256
255/333	83	260/960	160
255/372	91	260/962	386
256/182	114	260/964	104
256/185	109	260/966	343
256/344	87	260/968	236
256/347	115	260/970	384
256/617	303	260/1080	64
256/638	465	260/1082	313
256/1068	184	260/1084	157
256/1165	185	260/1086	195
257/268	305	261/141	429
258/1158	150	261/143	366
260/189	166	261/378	331
260/281	290	261/380	263
260/283	71	261/382	385
260/285	99	261/384	433
260/287	110	261/386	439
260/289	128	261/388	435
260/291	140	261/390	453
260/293	239	261/392	509
260/295	244	261/394	508
260/297	254	261/396	330
260/299	262	261/398	332
260/301	264	261/400	229
260/303	265	261/402	492
260/305	270	261/404	245
260/307	281	261/406	227
260/309	338	261/408	292
260/311	339	261/410	342
260/313	372	261/412	293
260/315	377	261/414	294
260/317	388	261/416	473
260/319	267	261/418	255
260/332	340	261/420	310
260/576	53	261/422	369
260/584	159	261/424	446
260/587	226	261/426	513
260/680	341	261/714	434
260/759	291	261/716	431
260/938	272	261/718	438
260/940	501	261/720	129
260/942	404	261/722	506

Said tract containing 200.27 acres. Right-of-way excluded.
 EXCEPTING AND RESERVING, however, the following
 parcels of land heretofore conveyed by Evergreen Lake, Inc. to
 various Grantees as more particularly described in the Deed
 Book references listed hereafter:

Deed Book/ Page No.	Lot No.	Deed Book/ Page No.	Lot No.
261/724	347	262/1136	333
261/726	504	262/1138	348
261/728	237	263/208	70
261/730	174	263/210	257
261/732	277	263/386	335
261/734	120	263/388	422
261/736	507	263/390	425
261/738	230	263/392	334
261/1030	403	263/394	385
261/1032	437	263/396	308
261/1034	432	263/415	130, 131, 132, 133, 134, 135, 136, 137, 138, 139
261/1036	345		
261/1038	389		
261/1040	402	263/422	423
261/1042	344	263/428	90
261/1044	408	263/625	393
261/1046	344A	263/627	439A
261/1048	260	263/629	436
261/1050	373	263/631	101
261/1052	276	263/809	124
262/121	406	263/817	295
262/123	352	263/821	52
262/125	350	263/894	78
262/127	354	263/990	425
262/129	336	263/994	385
262/131	353	263/996	283
262/133	355	263/998	149
262/135	351	264/283	54
262/391	411	264/400	399
262/395	209	264/404	391
262/397	258	264/568	394
262/399	512	264/578	306
262/401	410	264/584	475
262/403	505	264/586	421
262/405	312	264/588	420
262/1069	571	264/807	278
262/1071	349	264/923	390
262/1073	407	264/1043	383
262/1075	191	265/113	442
262/1077	346	265/216	127
262/1079	400	265/669	67
262/1081	304	265/755	282
262/1083	424	267/268	296
262/1085	511	267/379	471
262/1087	378	267/394	458
262/1089	401	267/441	459
262/1091	510	267/784	493
262/1093	63	268/29	374
262/1095	439A	268/212	187

Deed Book 252, page 571 —

BEGINNING at a point in the southern line of Sunrise Drive, said point being 260 feet west from the point where the center line of Laurel Lane extended in a southerly direction would intersect with the southern line of Sunrise Drive; Thence due south 150 feet more or less to the proposed water line of Evergreen Lake; thence in a generally westerly direction along the proposed water line of Evergreen Lake 135 feet more or less to a point; thence due north 187 feet more or less to a point on the southern line of Sunrise Drive; thence in an easterly direction along Sunrise Drive 135 feet more or less to the place of beginning.

Deed Book 255, page 143 —

BEGINNING at a point on the southern line of Sunrise Drive, said point being at the place where the eastern line of Locust Lane extended in a southerly direction would intersect with the southern line of Sunrise Drive; thence due south 173 feet more or less to the proposed water line of Evergreen Lake; thence in a generally westerly direction along the proposed water line of Evergreen Lake 180 feet more or less to a point; thence due north 200 feet more or less to a point on the southern line of Sunrise Drive; thence in an easterly direction along the southern line of Sunrise Drive 180 feet to the place

PARCEL NO. 2:

BEGINNING at a stone corner being a common corner of said land and Evergreen Lake Development;

THENCE along a common line of Evergreen Lake Development and said land south 89 degrees 28 minutes west for a distance of 1,517.79 feet to a point;

THENCE north 0 degrees 32 minutes west for a distance of 2,963.12 feet to a point on the southerly line of lands of now or formerly K. Haskell;

THENCE along the common line of lands of now or formerly K. Haskell and said land south 84 degrees 56 minutes east for a distance of 1,087.28 feet to a stone pile corner;

THENCE south 84 degrees 54 minutes east for a distance of 925.45 feet to a large center stone with stones around corner;

THENCE along the common line of lands now or formerly D. Resciniti and said land south 5 degrees 19 minutes west for a distance of 2,081.89 feet to an iron rod;

THENCE along the northerly side of an old coal road the following courses and distances:

North 81 degrees 56 minutes east 175.09 feet;

North 78 degrees 04 minutes east 273.85 feet;

North 86 degrees 56 minutes east 244.09 feet to an iron rod;

THENCE along a common line of lands now or formerly

beginning the southern line of Sunrise Drive 180 feet to the place of beginning.

Deed Book 255, page 330 —

BEGINNING at a point on the southern line of Sunrise Drive, said point being at the place where the eastern line of Forest Lane extended in a southerly direction would intersect with the southern line of Sunrise Drive; thence south 173 feet more or less to the proposed water line of Evergreen Lake; thence in a generally easterly direction along the proposed water line of Evergreen Lake 90 feet more or less to a point thence due north 200 feet more or less to a point on the northern line of Sunrise Drive; thence in a westerly direction along the southern line of Sunrise Drive 90 feet to the place of beginning.

Deed Book/ Page No.	Lot No.	Deed Book/ Page No.	Lot No.
3/235	533	263/823	222-B
3/237	534	263/825	561
3/239	527	263/837	53-B
3/241	89-B	263/839	54-B
3/243	107-B	263/921	546
3/245	539	263/923	564
3/247	540	263/925	217-B
3/249	579	263/927	569
3/251	216-B	263/984	529
3/424	521	263/986	537
3/426	538	263/988	528
3/807	532	263/992	522
3/811	218-B	264/392	544
3/813	550	264/394	225-B
3/815	2-B	264/396	543
3/819	562	264/398	563

PARCEL NO. 3:

ALL THAT PROPERTY situate in the Commonwealth of Pennsylvania and being all of the right, title and interest of Penn Central Transportation Company in and to all those certain pieces or parcels of land and premises, easements, rights-of-way, and any other rights of any kind whatsoever appurtenant thereto or used in conjunction therewith on and along the abandoned portions of the Catawissa Branch and the Coal Breaker Spur of railroad of said Transportation Company, separately described as Parcel No. 1 and Parcel No. 2 as follows, viz:

PARCEL NO. 1, being part of the right-of-way of said abandoned portion of the Catawissa Branch of railroad situate partly in the Township of Black Creek in the County of Luzerne and partly in the Township of Beaver in the County of Columbia.

BEGINNING at the centerline of Scotch Valley Road (State Highway Legislative Route 40011) which centerline intersects the centerline of said abandoned railroad at valuation survey station 1845+37, and extending thence in a general westerly direction, following along said abandoned portion of the Catawissa Branch of railroad, about 2 miles to a line extended northwardly at right angles across the right-of-way of said abandoned Catawissa Branch of railroad from the intersection of the southerly line of said right-of-way (60 feet wide at this location) with the north-westerly line of the right-of-way of said Coal Breaker Spur of railroad (20 feet

Taken into execution, etc., at the suit of First Valley Bank vs. Evergreen Lake, Inc., and to be sold as the property of Evergreen Lake, Inc.

Notice is hereby directed to all parties and claimants that a schedule of distribution will be filed by the Sheriff on January 25, 1975.

THENCE along a common line of said lands of F. Hartzell and C. Crouse, south 3 degrees 38. minutes east 938.39 feet to a stone corner;

THENCE along a common line of said land and Evergreen Lake Development south 83 degrees 57 minutes west for a distance of 968.40 feet to a stone corner;

THENCE continuing along same said lands north 11 degrees 02 minutes west for a distance of 251.32 feet to a stone corner and the place of beginning.

CONTAINING 140.00 acres.

EXCEPTING AND RESERVING, however, the following parcels of land heretofore conveyed by Evergreen Lake, Inc. to various Grantees as more particularly described in the Deed Book references listed hereafter:

Deed Book/ Page No.	Lot No.	Deed Book/ Page No.	Lot No.
264/402	11-B	264/1048	3-B
264/406	502	264/1058	580
264/570	220-B	265/105	7-B
264/572	568	265/107	14-B
264/574	573	265/109	22-B
264/576	548	265/111	8-B
264/580	578	265/206	223-B
264/582	577	265/208	24-B
264/820	18-B	265/210	226-B
264/822	108-B	265/212	25-B
264/824	143-B	265/214	23-B
264/915	19-B	265/667	215-B
264/917	21-B	265/671	4-B
264/919	574	265/673	9-B
264/921	576	267/72	6-B
264/1046	525		

wide), the place of ending, said right angle line intersects the centerline of said abandoned Catawissa Branch of railroad at about valuation survey station 1738+50.

CONTAINING 15.06 acres, ±.

PARCEL NO. 2, being part of the right-of-way of said abandoned Coal Breaker Spur of railroad situate in the Township of Beaver in the County of Columbia.

BEGINNING at the southerly line of the right-of-way of the abandoned portion of the Catawissa Branch of railroad (60 feet wide at this location), which southerly line of right-of-way intersects the centerline of said abandoned Coal Breaker Spur at about valuation survey station 5+35, and extending thence in a general southwesterly direction, following along said abandoned Coal Breaker Spur of railroad, about 0.4 of a mile to the centerline of a roadway which extends in an east-west direction across said right-of-way of abandoned Coal Breaker Spur, the place of ending, said centerline of roadway intersects said centerline of abandoned Coal Breaker Spur at valuation survey station 25+57.

CONTAINING 0.93 of an acre, ±.

SUBJECT, however, to any occupations, encroachments, or easements of record or otherwise affecting the parcels of land hereinbefore described and to any state of facts that an accurate survey or personal inspection of the premises may disclose.

VICTOR B. VANDLING, Sheriff

FRANKLIN E. KEPNER, Attorney

WRIT OF EXECUTION – (MONEY JUDGEMENTS) Rules P.R.C.P. 3101 to 3149

CITIZENS BANK OF FREELAND
(NOW FIRST VALLEY BANK),

PLAINTIFF,

vs

EVERGREEN LAKE, INC.,
DEFENDANT.

No. 1 SEP Term 1974 E.D.

No. 179 February Term 1972 J.D.

No. Term 19

WRIT OF EXECUTION
(MONEY JUDGEMENTS)

COMMONWEALTH OF PENNSYLVANIA, COUNTY OF COLUMBIA

TO THE SHERIFF OF COLUMBIA COUNTY, PENNA.

To satisfy the judgement, interest and costs against Evergreen Lake, Inc.,

Defendant (s);

(1) You are directed to levy upon the property of the defendant (s) and to sell its interest therein; (Inquisition and Exemption Laws waived and Condemnation agreed to)

(2) You are also directed to attach the property of the defendant not levied upon in the possession of

as Garnishee (s)

(Specifically describe property)

SEE ATTACHED EXHIBIT

9/20/74

Evergreen Lake Inc.

James J. Justofin, Pres.

Sec I- Reserving Recorded Deeds which were specified on Writ Of Execution
Parcel I

260 Acres

Sec. Parcel II -Same as Parcel I

140 Acres

Parcel III Penn. Central R.R. Bed containing 15.06 Acres in Col. Co.

and to notify the Garnishee (s) that

(a) an attachment has been issued;

(b) the garnishee (s) is enjoined from paying any debt to or for the account of the defendant (s) and from delivering any property of the defendant (s) or otherwise disposing thereof.

(3) If the property of the defendant not levied upon and subject to attachment is found in the possession of anyone other than the named garnishee (s), you are directed to notify him that he has been added as a garnishee and is enjoined as above stated.

Amount due \$ 561,756.79
Attorney's fee 84,263.00
Interest from

Total 646,019.79

Plus costs as per endorsement hereon.

Prothonotary, Court of Common Pleas of
Columbia County, Penna.

Dated September 10, 1974

(SEAL)

By: Deputy

Commonwealth of Pennsylvania
County of Luzerne

ss:

Commonwealth Of Pennsylvania
Evergreen Lake Inc. 1007 Snyder Road, Lansdale, Pa.

vs. Plaintiffs

First Valley Bank, John R. Howell President, Rodney G.
Rohrbach Asst. Treasurer, Hazleton, Pa.

Defendants

To Sheriff Victor Vandling

Columbia County Courthouse

Bloomsburg, Pa. 17815

1. You are ordered by the court to come to Luzerne County Courthouse
at Wilkes Barre, _____, Pennsylvania, on September 6, 1977
at 2 o'clock, P.M., to testify on behalf of Plaintiffs
in the above case, and to remain until excused.

2. And bring with you the following: All Sheriff Sale Documents
pertaining to the Sheriff Sale of Evergreen Lake Inc., of December 20, 1974

BY THE COURT

Date:

September 2, 1977

By

D. Romanowski

CITIZENS BANK OF FREELAND,	:	IN THE COURT OF COMMON PLEAS
Plaintiff	:	OF COLUMBIA COUNTY
vs.	:	
EVERGREEN LAKE, INC.,	:	
Defendant	:	NO. 179 FEBRUARY TERM, 1972

RULE

AND NOW, September 20, 1974, at 3:30 P.M., a rule is entered on the plaintiff to show cause why the validity of the judgment heretofore entered in this matter should not be inquired into and the judgment and execution issued thereon set aside. All proceedings to stay meanwhile.

Rule returnable November 4, 1974 at 1:30 pm in the Courtroom,
Columbia County Ct. House, Bloomsburg, Pa.

BY THE COURT
S/ Jay W. Myers J.

A true and correct copy certified
 from the records this 20 day of
Sept 19 74.

A. Adelle P. Peterson
 Prothonotary

CITIZENS BANK OF FREELAND, : IN THE COURT OF COMMON PLEAS
Plaintiff : OF COLUMBIA COUNTY
vs. :
EVERGREEN LAKE, INC., :
Defendant : NO. 179 FEBRUARY TERM, 1972

PETITION

TO THE HONORABLE, THE JUDGES OF THE SAID COURT:

The Petition of Evergreen Lake, Inc., respectfully represents:

1. That is the the defendant in the above captioned case.
2. A judgment note was filed in this case against the defendant on March 22, 1972, in the sum of Seven Hundred Fifty Thousand (\$750,000.00) Dollars.
3. That plaintiff has never filed or served a Complaint for Confession of Judgment for Money in accordance with Pennsylvania Rule of Civil Procedure 2952.
4. That since plaintiff has never filed or served a Complaint as set forth in paragraph 3 above it must be presumed that plaintiff is proceeding under Rule 2951(a) in compliance with the Act of February 24, 1806, P.L. 334, as amended 12 P.S. Sec. 739.
5. That plaintiff has never mailed or served upon the defendant a Notice of Entry of Judgment as required by the Pennsylvania Rule of Civil Procedure 2952(a).
6. That execution was issued on said Judgment on September _____, 1974.
7. That plaintiff and petitioner agreed by written document dated July 19, 1972 that the judgment did not represent a liquidated debt owed by defendant to plaintiff but was only for additional security in the financing of lot sales in the Evergreen

Lake Development through assignment of installment purchase contracts. See Exhibit "A" attached hereto and made a part hereof.

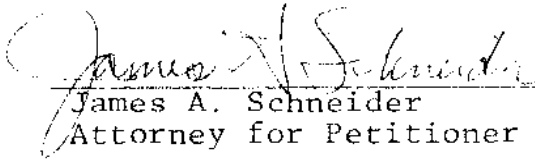
8. That said agreement was filed with the U.S. Department of Housing and Urban Development.

9. That petitioner has never done anything that would change the status of the note from additional security as set forth above to a liquidated debt or judgment upon which execution can issue.

10. That plaintiff has never done anything that would change the status of the note from additional security as set forth above to a liquidated debt or judgment upon which execution can issue.

11. That your petitioner expects to be able to prove that the judgment is invalid as a confession of judgment for money and as the basis for execution without first proving the failure of primary security and the proper entry of judgment by Confession and notice pursuant thereto.

WHEREFORE, petitioner requests this court to issue a rule on the plaintiff in this action to show cause why the validity of the judgment heretofore entered should not be inquired into and the judgment and execution issued thereon set aside. All proceedings to stay meanwhile.


James A. Schneider
Attorney for Petitioner

PROPOSED DISTRIBUTION
SHERIFF'S SALE OF PROPERTY OWNED
BY EVERGREEN LAKE, INC.
BEAVER TOWNSHIP, COLUMBIA COUNTY, PENNSYLVANIA

I. PROCEEDS: \$ 70,000.00

II. COSTS:

A. Sheriff:

1. docket and levy	\$7.50	
2. sale	3.00	
3. advertising	3.50	
4. posting bills	5.00	
5. poundage	365.00	
6. advertising	1,200.00	
7. printing	<u>66.00</u>	
		\$ 1,650.00

B. Prothonotary:

1. Deed	\$ 3.00	
2. List of Liens	<u>15.00</u>	
		18.00

C. Recorder:

1. Deed	\$ 20.00	
2. Search	1.50	
3. Affidavit	1.00	
4. Transfer tax	<u>1,400.00</u>	
		<u>1,422.50</u>

- 3,090.50
\$66,909.50

BALANCE FORWARDED!

\$ 66,909.50

III. LIENS:

* A. Commonwealth of Pennsylvania

- 7,072.11

\$ 59,837.39

* B. Beaver Township Real Estate
Taxes

- 2,190.26

\$ 57,647.13

** C. Merit Kimshaw, No. 170 March, 1971

-30,547.12

\$ 27,100.01

** D. Citizens Bank of Freeland
No. 179 February, 1972 - \$750,000.00

-27,100.01

BALANCE

\$ 0

**Remaining lien creditors receive no share of the proceeds

* see attached exhibits

** see list of liens

Victor B. Vandling

Sheriff of Columbia County

Emergison Lake, Inc.

RETURN TO

Pursuant to notice received of a sale of the franchises and property of Emergison Lake, Inc. to be held on the 20th day of December 1974, you are hereby notified in accordance with the provisions of Section 1402 of the Fiscal Code, Act of 1973, P. L. 241, as amended, that the said corporation is indebted to the Commonwealth of Pennsylvania for taxes, penalties and hours in the amount of \$7075.53, as per the following statement of account, and a claim is hereby made for a preference in the distribution of the proceeds of said sale in accordance with the provisions of Section 1401 of the Fiscal Code, Act of 1973, P. L. 242, as amended:

DATE	DESCRIPTION	DATE	AMOUNT
01-17-74	Capital Stock	09-30-73	\$ 1.00
12-12-74	Capital Stock	09-30-74 Est.	10.00
12-17-74	Capital Stock	12-20-74 Est.	2.23
01-17-74	Loans	09-30-73	7.18
12-12-74	Loans	09-30-74 Est.	7.56
12-12-74	Loans	12-20-74 Est.	7.56
01-17-74	C. H. I.	09-30-73	2530.00
12-12-74	C. H. I.	09-30-74 Est.	2420.01
12-12-74	C. H. I.	12-20-74 Est.	2690.00

\$ 7075.53
Credit - 3.42
\$ 7072.11

TOTAL

I hereby certify that the foregoing statement of account is a true and correct statement of all taxes, penalties and loans due by the above named company to the Commonwealth of Pennsylvania for the period of the taxes of the liquidation of the same.

Witness my hand and the seal of the Department of Revenue in the City of Harrisburg, this 12th day of December 1974.

John K. Yakowicz
Director of Revenue

1904
 1905

1906
 1907

1908

1909

1910

1911

1912

1913

1914

1915

1916

1917

1918

OFFICE OF THE ATTORNEY GENERAL

RECEIVED 11/19/92

JOHN G. DUNN, JR., V. C. H. 1961
COLLEGE OF COMMERCE & BUSINESS

BIOGRAPHICAL PAGE NO. 06-1987-10-0000

ENVIRONMENTAL

..... Dollars, taxes on the following taxes, to wit:

..... Township, Columbia County, for the year 1912.

$$V_f = \frac{1}{2} \frac{V}{\rho}.$$

	TAX	FULLY PAID	PAYMENT	DATE
Courtesy Tax	\$12.00	\$12.00		
School	\$22.00	\$22.00		
Dues	\$7.00	\$7.00		
Insurance				
Gas and Water				
Rep.				
Total				

PLEASE RETURN THIS PASSBOOK TO US PAYING BAY

020001Z APR 68

CORRELATION LASTED 12301

HOWARD HARRIS, JR., for the COMPTON
OFFICE of COMPTON TELECASTING

BRADLEY, PA. 10/10/77

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County of Franklin Dollars, taxes on the following tract of land
in Franklin Township, Columbia County, for the year 1911
Marquette represents as owner

CLASS	VALUE	TAX	Penalty	Interest	TOTAL
County Tax					
School					
Road					
Through					
Light and Water					
Misc					
TOTAL					

1000
 1000
 1000

RICHARD H. ANDERSON

ATTORNEY AT LAW

9 WEST FRONT STREET
MEDIA, PA. 19063
(215) 565-0835

December 11, 1974

Victor B. Vandling, Sheriff
Sheriff's Office
Court House
Columbia County
Bloomsburg, Pennsylvania

Re: Evergreen Lake, Inc.

Dear Sheriff Vandling:

It is my understanding that you will be selling premises known as Evergreen Lake, Inc. on Friday, December 20, 1974 at 2:00 P.M. pursuant to Writ of Execution number 7, September Term 1974.

Please announce at the sale that my clients, James Beail and Ruth Beail, his wife, are the equitable owners of Lot 215 and that any purchaser at the sale shall purchase subject to the rights of my clients.

Very truly yours,

Richard H. Anderson

RHA/slb

cc: Franklin E. Kepner, Esquire

cc: Allen Black, Esquire

LAW OFFICE
THOMAS J. EVANS
38 WEST MAIN STREET
BLOOMSBURG, PENNSYLVANIA 17815
PHONE 784-1712

THOMAS J. EVANS
JOHN A. MIHALIK

January 31, 1975

Victor B. Vandling, Sheriff
Columbia County Court House
West Main Street
Bloomsburg, Pennsylvania 17815

Re: Evergreen Lakes - mortgages

Dear Vic:

I have enclosed a copy of the letter I sent to
Cardy Pursel concerning the above captioned matter.

Very truly yours,


John A. Mihalik

JAM:kaw

Enclosure

January 31, 1975

Charles B. Pursel, Esquire
238 Market Street
Bloomsburg, Pennsylvania 17815

Re: Evergreen Lakes - mortgages

Dear Cardy:

This is to confirm the conversations we had concerning the discharge of mortgages held by your clients. You advised me that your clients held first mortgage on a portion of the Evergreen Lakes Development which was sold at the recent Sheriff's sale. I informed you that I advised the Sheriff that in view of 21 Purdons 651 those mortgages would not be discharged. Accordingly, the mortgagees will receive no share of the distribution.

It is my understanding that Franklin E. Kepner, the attorney for the execution creditor, agrees with this analysis.

Very truly yours,

John A. Mihalik

JAM:kaw

cc: Franklin E. Kepner, Esquire
United Penn Bank Building
123 West Front Street
Berwick, Pennsylvania

✓ Victor B. Vandling
Sheriff
Columbia County Court House
West Main Street
Bloomsburg, Pennsylvania 17815

December 17, 1974

First Valley Bank
1 Bethlehem Plaza
Bethlehem, PA 18018

Attention: Mr. William H. Cristie

RE: Norman and Nancy Lange
Evergreen Lake, Inc.
Lot No. 423 of Section 1
and Lot No. 524 of Section 2

Dear Mr. Cristie:

This will confirm my telephone conversation with you today concerning the above matter.

Please be advised I represent the above named Norman and Nancy Lange regarding Evergreen Lake, Inc..

My clients entered into a contract to purchase property on July 8, 1973. A copy of that contract of sale is enclosed.

However, my client expressed an interest in purchasing lot number 524 in Section 2 at the same price when the lot was available, presumably after approval by the Department of Housing and Urban Development. In order to proceed at the time with the purchase, it was agreed between a representative of Evergreen Lake, Inc., and the purchaser that the contract for purchase would relate to lot number 423 in section 1 but with the option to take title to the property at lot 524 in section 2 when approval from the Government Department was received, or all monies on deposit would be refunded to my client.

As you are aware, the property at Evergreen Lake, Inc., is being exposed to Sheriff Sale on Friday, December 20, 1974, at 2:00 p.m. at the Bloomsburg Court House. According to information in our possession lot number 423 is exempt from the sheriff sale but lot number 524 of section 2 is not

First Valley Bank

Norman and Nancy Lange - Evergreen Lake Inc.

December 17, 1974

Page 2

mentioned in the listing and advertisement for the sheriff sale. Presumably, it is intended that lot 524 of section 2 will be sold at that time, to the detriment of my clients, Norman and Nancy Lange.

It is expected that the successful bidder at the Sheriff Sale will honor the contract which Norman and Nancy Lange have with Evergreen Lake Inc., and that title to lot number 524 of section 2 will be transferred to them and a deed will be issued without further delay.

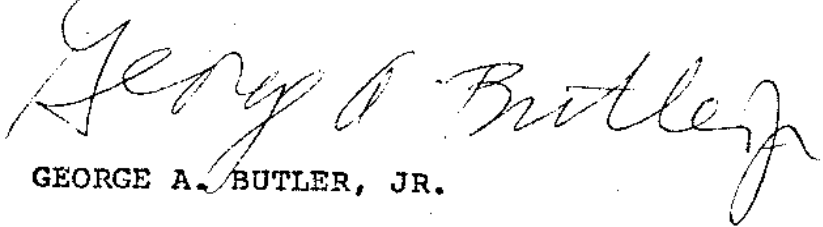
Please note particularly the copy of the contract of sale between Evergreen Lake Inc., and Norman Lange and Nancy Lange dated July 8, 1973 where a provision is written on the contract by the representative of Evergreen Lake Inc., John Biel, "VOID AFTER TRANSFER". This contract relates to lot number 423 of section 1.

Kindly advise your position on this matter prior to Sheriff Sale in order that we may know what the First Valley Bank intends to do concerning this contract between Evergreen Lake Inc., and my clients.

Thank you for your attention and if you have any questions contact me at your convenience.

Yours very truly,

BUTLER, BUTLER AND BUTLER



BY: GEORGE A. BUTLER, JR.

✓ GBJ/sm

enclosures

cc: Mr. and Mrs. Norman Lange

CHARLES B. PURSEL
ATTORNEY AT LAW
238 MARKET STREET
BLOOMSBURG, PA. 17815
TELEPHONE 717-784-8881

December 19, 1974

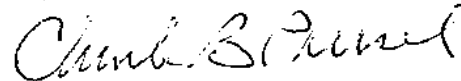
Columbia County Sheriff
Court House
Bloomsburg, Pennsylvania 17815

REFERENCE: Scheduled Sheriff's Sale - First Valley Bank vs.
Evergreen Lake - Friday, December 20, 1974

Dear Sheriff Vandling:

At the request of First National Bank of Eastern Pennsylvania now First Eastern Bank, I am writing to advise you that First Eastern Bank holds a valid first mortgage on lots designated as #300, #301 and #302. These lots were not excepted on the legal notice of the sale. The mortgage was dated January 28, 1971 and entered of record in Columbia County Mortgage Book 156 page 728 on January 29, 1971.

Very truly yours,



CHARLES B. PURSEL

CBP/rc

CC: Attorney Frank Kepner
George Ernest

WRIT OF EXECUTION – (MONEY JUDGEMENTS) Rules P.R.C.P. 3101 to 3149

FIRST VALLEY BANK,

PLAINTIFF,

vs

EVERGREEN LAKE, INC.,

DEFENDANT.

No. 7 Sept Term 1974 E.D.

No. 223 Sept Term 1974 J.D.

No. Term 19

WRIT OF EXECUTION
(MONEY JUDGEMENTS)

COMMONWEALTH OF PENNSYLVANIA, COUNTY OF COLUMBIA

TO THE SHERIFF OF COLUMBIA COUNTY, PENNA.

To satisfy the judgement, interest and costs against Evergreen Lake, Inc.,

Defendant (x);
its

(1) You are directed to levy upon the property of the defendant (x) and to sell ~~his, her or their~~ interest therein; (Inquisition and Exemption Laws waived and Condemnation agreed to)

(2) You are also directed to attach the property of the defendant not levied upon in the possession of

as Garnishee (s)
(Specifically describe property)

SEE ATTACHED EXHIBIT

and to notify the Garnishee (s) that

(a) an attachment has been issued;

(b) the garnishee (s) is enjoined from paying any debt to or for the account of the defendant (s) and from delivering any property of the defendant (s) or otherwise disposing thereof.

(3) If the property of the defendant not levied upon and subject to attachment is found in the possession of anyone other than the named garnishee (s), you are directed to notify him that he has been added as a garnishee and is enjoined as above stated.

Amount due	\$ 19,673.77..
Attorney's fee	983.69
Interest from	1,672.27..

Total 22,329.73..

Plus costs as per endorsement hereon.

Philip P. Pleina
Prothonotary, Court of Common Pleas of
Columbia County, Penna.

Dated October 15, 1974
(SEAL)

By: Deputy

320 Douglas Ave.
West Chester, Pa. 19380

December 13, 1974

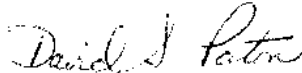
Victor Vandling, Sheriff
Sheriff's Office
Bloomsburg County Court House
Bloomsburg, Pa. 17815

Re: Sheriff's Sale of Evergreen Lake Estate

Dear Sir:

This letter is to make formal notice that Lot 242 on the Subdivision Map entitled Evergreen Lake is subject to an outstanding sales contract between David S. Paton and E. Ann Paton (his wife) and Evergreen Lake, Inc., Rd. 3, Bloomsburg, Pa. 17815. This contract of sale was made December 11, 1972 between the said parties. This contract is presently current in payments. I am therefore asking that you announce prior to the start of the Sheriff's Sale on Friday, December 20, 1974 at 2:00 p.m. this said outstanding sales contract.

Very truly yours,

A handwritten signature in cursive script that reads "David S. Paton".

David S. Paton

LAW OFFICE

THOMAS J. EVANS

38 WEST MAIN STREET

BLOOMSBURG, PENNSYLVANIA 17815

PHONE 784-1712

THOMAS J. EVANS

JOHN A. MIHALIK

December 18, 1974

Victor B. Vandling, Sheriff
Columbia County Court House
Bloomsburg, Pennsylvania 17815

Re: Execution Sale of Evergreen Lakes property,
Friday, December 20, 1974 at 2:00 p.m.

Dear Vic:

This is to notify you that William B. Weierbach and Carol B. Weierbach, His Wife, Pleasant Valley, Pennsylvania, give notice to all prospective buyers that Lot No. 103 of the Birchwood Section of the Evergreen Lakes property is subject to an installment sales contract between my clients and Evergreen Lakes, Inc., dated May 9, 1972. Any purchaser at the above sale will take the property subject to their equitable interest in the aforesaid Lot No. 103.

Please read this notice at the sale on December 20, 1974.

Very truly yours,


Thomas J. Evans

TJE:jcs

cc: Franklin E. Kepner, Esquire
Berwick Bank Building
Berwick, Pennsylvania 18603



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF CORPORATION TAXES
HARRISBURG
17127

January 23, 1975

IN YOUR REPLY PLEASE
REFER TO

JUD:JWW:me
Box NO. 9135-87

Victor B. Vandling
Sheriff of Columbia County
Sheriff's Office
Bloomsburg, Penna. 17815

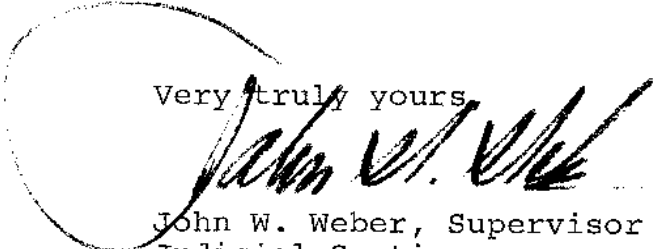
Re: Evergreen Lake, Inc.

Dear Sir:

Under date of December 12, 1974 we furnished you with a Proof of Claim in the amount of \$7072.11 against the above captioned corporation for a Sheriff Sale scheduled to be held under date of December 20, 1974.

Please advise at your earliest convenience as to the outcome of this sale.

Very truly yours,


John W. Weber, Supervisor
Judicial Section

For: Peter Capataides, Director
Bureau of Corporation Taxes

Taken into execution, etc., at the suit of First Valley Bank vs. Evergreen Lake, Inc., and to be sold as the property of Evergreen Lake, Inc.

Notice is hereby directed to all parties and claimants that a schedule of distribution will be filed by the Sheriff on January 25, 1975.

Franklin E. Kepner, Attorney

VICTOR B. VANDLING, SHERIFF.

The Morning Press: Legal Advertisement, Fridays, ~~Nov~~ November 22, 1974, November 29, 1974 and December 6, 1974.

Berwick Enterprise: Legal Advertisement, Fridays, November 22, 1974, November 29, 1974 and December 6, 1974.

C. William Henrie: Print Sale Bills.

Assessed Value, 21,560 Market Value 64,670

EXHIBIT "A"

ALL those certain parcels of land lying and being situate in the Township of Beaver, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

PARCEL NO. 1

BEGINNING at a stone corner, said corner being a common corner of lands now or late of G. Lehman and said tract, and situated in the easterly corner of the most northerly boundary line of said tract and being the place of beginning;

THENCE; along the common property line of said tract and now or late of G. Lehman south 11 degrees 2 minutes east for a distance of 251.32 feet to a stone corner;

THENCE; along the same common property line of said tract and now or late of G. Lehman north 83 degrees 57 minutes east for a distance of 968.40 feet to a stone corner;

THENCE; along the common property line of said tract and now or late of C. Crouse south 3 degrees 29 minutes east for a distance of 1,531.40 feet to a stone corner;

THENCE; along the common property line of said land and now or late of W. Hons and now or late of R. Bankes south 79 degrees 50 minutes west for a distance of 1,433.74 feet to an iron rod;

THENCE; along the common property line of said tract and now or late of R. Bankes south 0 degrees 34 minutes east for a distance of 611.89 feet to an iron pipe;

THENCE; along the common property line of said land and now or late of D. Frey south 2 degrees 30 minutes east for a distance of 283.80 feet to an iron pipe;

THENCE; south 8 degrees 47 minutes west for a distance of 16.50 feet to a point in the center line of Legislative Route 19015;

THENCE; along the center line of Legislative Route 19015 north 81 degrees 13 minutes west for a distance of 180.93 feet to a point in the center line of Legislative Route 19015;

THENCE; along the same center line of Legislative Route 19015 north 80 degrees 4 minutes west for a distance of 151.08 feet to a point in the center line of Legislative Route 19015;

THENCE; along the common property line of said tract and now or late of C. Meskinsis north 2 degrees 31 minutes east for a distance of 316.50 feet to a point;

THENCE; along the common property line of said tract and now or late of C. Meskinsis north 80 degrees 29 minutes west for a distance of 380.00 feet to a point;

THENCE; along the common property line of said tract and now or late of C. Moskinsis south 2 degrees 31 minutes west for a distance of 316.50 feet to a point in the center line of Legislative Route 19015;

THENCE; the following courses and distances along the center line of Legislative Route 19015;

North 81 degrees 8 minutes west 15.30 feet;

North 85 degrees 0 minutes west 200.00 feet;

South 89 degrees 34 minutes west 309.00 feet;

North 89 degrees 48 minutes west 200.00 feet;

North 88 degrees 10 minutes west 270.00 feet;

North 85 degrees 42 minutes west 200.00 feet;

North 87 degrees 18 minutes west 315.56 feet;

North 89 degrees 51 minutes west 200.00 feet;

South 82 degrees 39 minutes west 200.00 feet;

South 78 degrees 43 minutes west 200.00 feet;

South 80 degrees 23 minutes west 190.04 feet to a point in the center line of Legislative Route 19015;

THENCE; along the common property line of said tract and now or late of R. Plafcan north 5 degrees 15 minutes west for a distance of 810.26 feet (passing iron pipes, at 16.50 feet), 312.37 and 793.64 feet to an iron pipe;

THENCE; along the same common property line of said tract and now or late of R. Plafcan north 89 degrees 45 minutes west for a distance of 543.68 feet to an iron pipe;

THENCE; along the common property line of said tract and now or late of S. Haydt north 5 degrees 15 minutes ^{west} for a distance of 1,544.42 feet to an iron pipe;

THENCE; along the same common property line of said tract and now or late of S. Haydt north 68 degrees 31 minutes east for a distance of 1,057.24 feet to a stone corner;

THENCE; along the common property line of said tract and now or late of Yamulla Trucking and excavating Company and now or late of G. Lehman north 89 degrees 28 minutes east for a distance of 3,059.44 feet to a stone corner situated in the easterly corner of the most northerly boundary line of said tract and further described as being a common corner of lands of now or late of G. Lehman and said tract and being the place of beginning.

Said tract containing 260.27 acres. Right-of-way excluded.

EXCEPTING AND RESERVING, however, the following parcels of land heretofore conveyed by Evergreen Lake, Inc. to various Grantees as more particularly described in the Deed Book references listed hereafter:

<u>Deed Book/Page No.</u>	<u>Lot No.</u>
250/43	495, 496
250/45	154
250/47	203, 204, 164
250/50	201, 202
253/295	113
253/311	105
253/1071	318
255/145	190, 210, 211, 55
255/333	83
255/372	91
256/182	114
256/185	109
256/344	87
256/347	115
256/617	303
256/638	465
256/1068	184
256/1165	185
257/268	305
258/1158	150
260/189	166
260/281	290
260/283	71
260/285	99
260/287	110
260/289	128
260/291	140
260/293	239
260/295	244
260/297	254
260/299	262
260/301	264
260/303	265
260/305	270
260/307	281
260/309	338
260/311	339
260/313	372
260/315	377
260/317	388
260/319	267
260/332	340
260/576	53
260/584	159
260/587	226
260/680	341
260/759	291
260/938	272
260/940	501
260/942	404
260/944	271

Deed Book/Page No.Lot No.

260/946	170
260/948	266
260/950	253
260/952	490
260/954	268
260/956	269
260/958	256
260/960	160
260/962	386
260/964	104
260/966	343
260/968	236
260/970	384
260/1080	64
260/1082	313
260/1084	157
260/1086	195
261/141	429
261/143	366
261/378	331
261/380	263
261/382	385
261/384	433
261/386	439
261/388	435
261/390	453
261/392	509
261/394	508
261/396	330
261/398	332
261/400	229
261/402	492
261/404	245
261/406	227
261/408	292
261/410	342
261/412	293
261/414	294
261/416	473
261/418	255
261/420	310
261/422	369
261/424	446
261/426	513
261/714	434
261/716	431
261/718	438
261/720	129
261/722	506
261/724	347
261/726	504
261/728	237
261/730	174
261/732	277

Deed Book/Page No.Lot No.

261/734	120
261/736	507
261/738	230
261/1030	403
261/1032	437
261/1034	432
261/1036	345
261/1038	389
261/1040	402
261/1042	344
261/1044	408
261/1046	344A
261/1048	260
261/1050	373
261/1052	276
262/121	406
262/123	352
262/125	350
262/127	354
262/129	336
262/131	353
262/133	355
262/135	351
262/391	411
262/393	209
262/397	258
262/399	512
262/401	410
262/403	505
262/405	312
262/1069	571
262/1071	349
262/1073	407
262/1075	191
262/1077	346
262/1079	400
262/1081	304
262/1083	424
262/1085	511
262/1087	378
262/1089	401
262/1091	510
262/1093	63
262/1095	439A
262/1136	333
262/1138	348
263/208	70
263/210	257
263/386	335
263/388	422
263/390	425
263/392	334
263/394	385
263/396	308
263/415	130, 131, 132, 133, 134 135, 136, 137, 138, 139

Deed Book/Page No.Lot No.

263/422	423
263/428	90
263/625	393
263/627	439A
263/629	436
263/631	101
263/809	124
263/817	295
263/821	52
263/894	78
263/990	425
263/994	385
263/996	283
263/998	149
264/283	54
264/400	399
264/404	391
264/568	394
264/578	306
264/584	475
264/586	421
264/588	420
264/807	278
264/923	390
264/1043	383
265/113	442
265/216	127
265/669	67
265/755	282
267/268	296
267/379	471
267/394	458
267/441	459
267/784	493
268/29	374
268/212	187

Deed Book 252, page 371 --

BEGINNING at a point in the southern line of Sunrise Drive, said point being 260 feet west from the point where the center line of Laurel Lane extended in a southerly direction would intersect with the southern line of Sunrise Drive; thence due south 150 feet more or less to the proposed water line of Evergreen Lake; thence in a generally westerly direction along the proposed water line of Evergreen Lake 135 feet more or less to a point; thence due north 187 feet more or less to a point on the southern line of Sunrise Drive; thence in an easterly direction along Sunrise Drive 135 feet more or less to the place of beginning.

Deed Book 255, page 143 --

BEGINNING at a point on the southern line of Sunrise Drive, said point being at the place where the eastern line of Locust Lane extended in a southerly direction would intersect with the southern line of Sunrise Drive; thence

due south 173 feet more or less to the proposed water line of Evergreen Lake; thence in a generally westerly direction along the proposed water line of Evergreen Lake 180 feet more or less to a point; thence due north 200 feet more or less to a point on the southern line of Sunrise Drive; thence in an easterly direction along the southern line of Sunrise Drive 180 feet to the place of beginning.

Read Book 255, page 330 --

BEGINNING at a point on the southern line of Sunrise Drive, said point being at the place where the eastern line of Locust Lane extended in a southerly direction would intersect with the southern line of Sunrise Drive; thence south 173 feet more or less to the proposed water line of Evergreen Lake; thence in a generally easterly direction along the proposed water line of Evergreen Lake 90 feet more or less to a point; thence due north 200 feet more or less to a point on the southern line of Sunrise Drive; thence in a westerly direction along the southern line of Sunrise Drive 90 feet to the place of beginning.

PARCEL NO. 2:

BEGINNING at a stone corner being a common corner of said land and Evergreen Lake Development;

THENCE along a common line of Evergreen Lake Development and said land south 89 degrees 28 minutes west for a distance of 1,317.79 feet to a point;

THENCE north 0 degrees 32 minutes west for a distance of 2,963.12 feet to a point on the southerly line of lands of now or formerly K. Haskell;

THENCE along the common line of lands of now or formerly K. Haskell and said land south 84 degrees 56 minutes east for a distance of 1,037.28 feet to a stone pile corner;

THENCE south 84 degrees 54 minutes east for a distance of 925.45 feet to a large center stone with stones around corner;

THENCE along the common line of lands of now or formerly D. Resciniti and said land south 5 degrees 19 minutes west for a distance of 2,031.89 feet to an iron rod;

THENCE along the northerly side of an old coal road the following courses and distances:

North 81 degrees 56 minutes east 175.09 feet;
North 78 degrees 04 minutes east 273.85 feet;
North 86 degrees 56 minutes east 244.09 feet to an iron rod;

THENCE along a common line of lands now or formerly of F. Hartzell and C. Crouse, south 3 degrees 38 minutes east 938.39 feet to a stone corner;

THENCE along a common line of said land and Evergreen Lake Development south 03 degrees 57 minutes west for a distance of 968.40 feet to a stone corner;

THENCE continuing along same said lands north 11 degrees 02 minutes west for a distance of 251.32 feet to a stone corner and the place of beginning.

CONTAINING 140.00 acres.

EXCEPTING AND RESERVING, however, the following parcels of land heretofore conveyed by Evergreen Lake, Inc. to various Grantees as more particularly described in the Deed Book references listed hereafter:

<u>Deed Book/Page No.</u>	<u>Lot No.</u>
263/235	533
263/237	534
263/239	527
263/241	89-B
263/243	107-B
263/245	539
263/247	540
263/249	579
263/251	216-B
263/424	521
263/426	538
263/807	532
263/811	218-B
263/813	550
263/815	2-B
263/819	562
263/823	222-B
263/825	561
263/837	53-B
263/839	54-B
263/921	546
263/923	564
263/925	217-B
263/927	569
263/984	529
263/986	537
263/988	528
263/992	522
264/392	544
264/394	225-B
264/396	543
264/398	563
264/402	11-B
264/406	502
264/570	220-B
264/572	568
264/574	573
264/576	548
264/580	578
264/582	577

PARCEL NO. 2. being part of the right-of-way of said abandoned Coal Breaker Spur of railroad situate in the Township of Beaver in the County of Columbia.

BEGINNING at the southerly line of the right-of-way of the abandoned portion of the Catawissa Branch of railroad (60 feet wide at this location), which southerly line of right-of-way intersects the centerline of said abandoned Coal Breaker Spur at about valuation survey station 5+35, and extending thence in a general southwesterly direction, following along said abandoned Coal Breaker Spur of railroad, about 0.4 of a mile to the centerline of a roadway which extends in an east-west direction across said right-of-way of abandoned Coal Breaker Spur, the place of ending, said centerline of roadway intersects said centerline of abandoned Coal Breaker Spur at valuation survey station 25+57.

CONTAINING 0.93 of an acre, ±.

SUBJECT, however, to any occupations, encroachments, or easements of record or otherwise affecting the parcels of land hereinbefore described and to any state of facts that an accurate survey or personal inspection of the premises may disclose.

BERWICK ENTERPRISE

"Berwick's Unexcelled Advertising Medium"

Berwick, Pennsylvania 18603

June 17, 1975

Mr. Victor Vandling
c/o Columbia County Court House
Bloomsburg, Penna. 17815

Dear Sir;

It has been called to my attention that your account is delinquent and the balance is 996.88 as of May 31, 1975.

The Berwick Enterprise fiscal year ends June 30. I realize that the economy could be better but also realize that I must meet the substantial financial obligations of the Berwick Enterprise each month.

I would appreciate any effort on your part to bring your account up to date as soon as possible.

I certainly would be willing to discuss the problem with you and work out a payment plan suitable to you and the Berwick Enterprise.

We do value your business, but you must make an effort to keep your account with us current.

Sincerely,

BERWICK ENTERPRISE, INC.

Maynard K. Johnson

M. R. Johnson
Publisher

MRJ:a

The amount of 584.70 is 19 days overdue.....

SEATED LAND TAX RECEIPT
Office of County TreasurerBloomsburg, Pa., Oct. 2, 1974Received of Victor B. Vandling, Sheriff

Seated Land in

Fifteen and 1/2BannerEvergreen Lakes, IncDollars, Taxes on the Following Track or Township, Columbia County, for the Year 1974

Warrantee or Owner

ACRES	VALUE		TAX	Penalty	Interest	TOTAL
		County Tax	2.75	14		2.89
		School PAID	11.00	55		11.55
		Road Note 10/7/75	88	04		92
		Borough B.C.L.				
		Light and Water BOYD C. LAYCOCK, JR. TREASURER OF COLUMBIA COUNTY				
		Fire				
		TOTAL Paid \$ 15.34				15.34

80X100
CODE NO.

2.20

01-20A-13-101

Boyd C. Laycock, Jr., Treasurer
_____, Deputy

SEATED LAND TAX RECEIPT
Office of County Treasurer

Received of Victor B. Vandling, Sheriff Bloomsburg, Pa., Oct. 2, 1975
Fourteen Hundred Twenty Three Dollars, Taxes on the Following Track or
Seated Land in Beaver Township, Columbia County, for the Year 1974
Emergreen Lakes, Inc. Warrantee or Owner

Warrantee or Owner				
ACRES	VALUE			
County Tax	TAX	Penalty	Interest	TOTAL
	255.50	12.78		268.28
School	PAID	1022.00	51.10	1073.10
Road	Rate 10/2/75	81.76	4.09	85.85
Borough	B.C.L.			
Light and Water	BOYD C. LAYCOCK, JR. TREASURER OF COLUMBIA COUNTY			
Fire				
TOTAL	Paid \$ 1427.23			1427.23
233.64	20,440			
CODE NO.				
01-20-13				
		Boyd C. Laycock, Jr., Treasurer		
		, Deputy		

SEATED LAND TAX RECEIPT
Office of County Treasurer

Received of Victor B. Vandling, Sheriff Bloomsburg, Pa., Oct. 2, 1975
Thirty Two and 1/2 Dollars, Taxes on the Following Track or
Seated Land in Beaver Township, Columbia County, for the Year 1974
Emergreen Lakes, Inc. Warrantee or Owner

Warrantee or Owner	
ACRES	VALUE

SEATED LAND TAX RECEIPT
Office of County TreasurerBloomsburg, Pa., 10-2, 1973

Received of Victor B. Vandling 61 Dollars, Taxes on the Following Track or
Twenty Five + 1.00
 Seated Land in 7 Acres Township, Columbia County, for the Year 1973
Ever Green Lake Warrantee or Owner

ACRES	VALUE		TAX	Penalty	Interest	TOTAL
140A	470.-	County Tax				
		School	2350	117	94	2561
		Road				
		Borough				
		Light and Water				
		Fire				
		TOTAL				2561

CODE NO. 01-20-2

Boyd C. Laycock Jr., Treasurer
R.L., Deputy

SEATED LAND TAX RECEIPT
Office of County TreasurerBloomsburg, Pa., 10-2, 1975

Received of Victor B. Vandling Sheriff 105 Dollars, Taxes on the Following Track or
Six hundred Twenty Three + .05
 Seated Land in Deer Leap Township, Columbia County, for the Year 1973
Ever Green Lake Warrantee or Owner

ACRES	VALUE		TAX	Penalty	Interest	TOTAL
266.72 A	9490.-	County Tax	133.37	617	493	13447
		School	47450	2372	1898	51720
		Road				
		Borough	3796	190	152	4138
		Light and Water				
		Fire				
		TOTAL				693.05

CODE NO. 01-20-13-V

Boyd C. Laycock Jr., Treasurer
R.L., Deputy

Sheiff Sale
Friday, December 20, 1974 (2 P.M.)
No. 7 September Term 1974 E.D.
No. 223 September Term 1974 J.D.

First Valley Bank

vs

Evergreen Lake, Inc.

Claim

Atty Commission

~~Interest~~

Brotherly Aid

Judgment Fee

Atty. Fee

Salvage

Shelf

Docket & Levy 7.50

Sale 3.00

Advertising 3.50

Posting Bills 5.00

Boundaries 365.00

Brothronary Peterson

Deeds 3.00

List of Luns 15.00

14 Taxes Beaver Township Tax Collector

173 Taxes Columbia County Treasurer

173 Taxes Columbia County Treasurer

Berwick Enterprise (advertising)

Morning Press (advertising)

C. William Henne (Printing Sale Bills)

Registered Recorder

Deeds 20.00

Search 1.50

Affidavit 1.00

State Stamps 700.00

1 Realty Transfer Tax 700.00

Proof of Claim - Department of Revenue - Corporation Tax 7072.11

Sold to First Valley Bank at their bid
of \$70,000.00

Assessed Value 21,560

Market Value 64,670

19,673.77

983.69

1672.27

10.00

6.50

3.00

3.00

384.00

1471.60

693.05

25.61

600.00

600.00

66.00



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF CORPORATION TAXES
HARRISBURG

17127
December 12, 1974

IN YOUR REPLY PLEASE
REFER TO
JUD:JWW:me
Box NO. 9135-87

Victor B. Vandling
Sheriff of Columbia County
Sheriff's Office
Bloomsburg, Penna. 17815

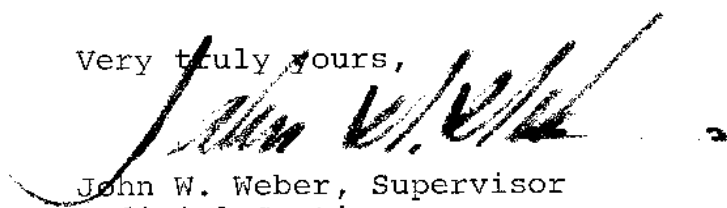
Re: Evergreen Lake, Inc.

Dear Sir:

We are enclosing a Certified Proof of Claim in the amount of \$7072.11 to be presented at Sheriff Sale scheduled to be held under date of December 20, 1974. Under the provisions of Section 1402 of the Pennsylvania Fiscal Code this Certified Statement must be read, at and immediately before this sale.

Please forward your remittance to this bureau and acknowledge receipt of the enclosures to the attention of the undersigned.

Very truly yours,


John W. Weber, Supervisor
Judicial Section

For: Peter Capataides, Director
Bureau of Corporation Taxes

December 12, 1974

JUD:JWW:me
Box NO. 9135-87

Victor B. Vandling
Sheriff of Columbia County
Sheriff's Office
Bloomsburg, Penna. 17815

Re: Evergreen Lake, Inc.

Dear Sir:

We are enclosing a Certified Proof of Claim in the amount of \$7072.11 to be presented at Sheriff Sale scheduled to be held under date of December 20, 1974. Under the provisions of Section 1402 of the Pennsylvania Fiscal Code this Certified Statement must be read, at and immediately before this sale.

Please forward your remittance to this bureau and acknowledge receipt of the enclosures to the attention of the undersigned.

Very truly yours,

John W. Weber, Supervisor
Judicial Section

For: Peter Capataides, Director
Bureau of Corporation Taxes

TO Victor B. VandlingSheriff of Columbia CountyIN RE Evergreen Lake, Inc.

NO. _____ TERM 19 _____

Pursuant to notice received of a sale of the franchises and property of Evergreen Lake, Inc. to be held on the 20th day of December, 19 74, you are hereby notified in accordance with the provisions of Section 1402 of the Fiscal Code, Act of 1929, P. L. 343, as amended, that the said corporation is indebted to the Commonwealth of Pennsylvania for taxes, penalties and bonus in the amount of \$ 7072.11, as per the following statement of account, and a claim is hereby made for a preference in the distribution of the proceeds of said sale in accordance with the provisions of Section 1401 of the Fiscal Code, Act of 1929, P. L. 343, as amended:

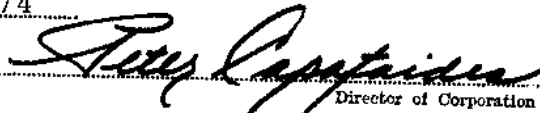
<u>Date Settled</u>	<u>Kind of Tax</u>	<u>For the Year or Period Ended</u>	<u>Amount or Balance</u>
01-17-74	Capital Stock	09-30-73	\$ 1.00
12-12-74	Capital Stock	09-30-74 Est.	10.00
12-17-74	Capital Stock	12-20-74 Est.	2.22
01-17-74	Loans	09-30-73	7.18
12-12-74	Loans	09-30-74 Est.	7.56
12-12-74	Loans	12-20-74 Est.	7.56
01-17-74	C. N. I.	09-30-73	2530.00
12-12-74	C. N. I.	09-30-74 Est.	2420.01
12-12-74	C. N. I.	12-20-74 Est.	2090.00

\$ 7075.53
Credit - 3.42
\$ 7072.11

TOTAL

I hereby certify that the foregoing statement of account is a true and correct statement of all taxes, penalties and bonus due by the above-named corporation to the Commonwealth of Pennsylvania according to the records of the Department of Revenue.

Witness my hand and the seal of the Department of Revenue in the City of Harrisburg this 12th day of December, 1974.



Director of Corporation Taxes
For Vincent X. Yakowicz
Secretary of Revenue

CHARLES B. PURSEL
ATTORNEY AT LAW
238 MARKET STREET
BLOOMSBURG, PA. 17815
TELEPHONE 717-784-8881

December 19, 1974

Columbia County Sheriff
Court House
Bloomsburg, Pennsylvania 17815

REFERENCE: Scheduled Sheriff's Sale - First Valley Bank vs.
Evergreen Lake - Friday, December 20, 1974

Dear Sheriff Vandling:

At the request of First National Bank of Eastern Pennsylvania now First Eastern Bank, I am writing to advise you that First Eastern Bank holds a valid first mortgage on lots designated as #300, #301 and #302. These lots were not excepted on the legal notice of the sale. The mortgage was dated January 28, 1971 and entered of record in Columbia County Mortgage Book 156 page 728 on January 29, 1971.

Very truly yours,



CHARLES B. PURSEL

CBP/rc

CC: Attorney Frank Kepner
George Ernest

Franklin E. Kepner

ATTORNEY AT LAW
UNITED PENN BANK BUILDING
BERWICK, PENNA. 18603
TELEPHONE AREA CODE 717
752-2766

September 11, 1975

Woodrow G. Brewington, Deputy Sheriff
Sheriff's Office
Columbia County Court House
Bloomsburg, Pennsylvania 17815

In Re: Evergreen Lake, Inc.

Dear Woodie:

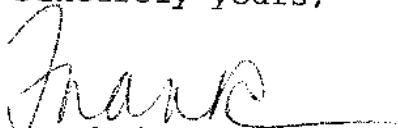
I am enclosing a check from First Valley Bank in the amount of \$42,383.68 for the above captioned matter.

This check represents the costs shown on the letter attached. As you can see, the grand total would be \$43,883.68, they paid \$1,500.00 on account, leaving \$42,383.68. Out of this check, please remit to me the attorney's fees of \$983.69.

When I am in Bloomsburg next week I will get the deed from you to record.

If you have any questions, please give me a call.

Sincerely yours,


Franklin E. Kepner

FEK:s

Enclosures

Sherry's Sale
Friday December 20, 1974 (28m)
No. 7 Submersible Term 1974 L.D.
No. 223 Submersible Term 1974 J.D.

First Valley Bank

vs

Evergreen Lake, Inc.

Claim	19,673.77
Att'y Commission	983.69
Interest	1,672.27
Boatly Paid	10.00
Engagement Fee	6.50
Att'y Fee	3.00
Satisfaction	3.00
Shop	
Book & Levy	7.50
Notary	3.00
Advertising	3.50
Printing Bills	5.00
Boundary	
Prothonotary Return	
Deed	3.00
Notary Fees	150.00

1974 Taxes - Beaver Township Tax Collector	1471.60
1973 Taxes - Columbia County Treasurer	693.05
1973 Taxes - Columbia County Treasurer	25.61
Beauchamp Enterprises (Advertising)	600.00
Mountain Press (Advertising)	600.00
C. Williams & Son (Printing Sales Bills)	66.00
Beauchamp Enterprises	
W.D.S.	
Seal	1.50
Admission	1.00
State Stamp	700.00
Real Estate Tax	700.00

- Proof of Claim - Payment of Premiums - Bureau of Corporation Tax

7072.11

Sold to First Valley Bank,
at their bid of \$176,000.

202200 Value	21,560	Market Value	64,670
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Sheriff's Sale
 Friday, December 20, 1974
 No. 7 September Term 1974 E.D.
 No. 223 September Term 1974 J.D.
 First Valley Bank
 vs
 Evergreen Lake & Pine

Claims		
Ally's Corner		19673.77
Smithy Pond		1983.69
		10.00
Interest		1672.27
Judgment Fee		6.50
Ally's Fee		3.00
Satisfaction		3.00
Sheriff's Handling		384.00
Docket & Levy	7.50	
Sale	3.00	
Advertising	3.50	
Printing Bills	5.00	
Bondage	365.00	
Brotherman Peterson		18.00
List of Liens	15.00	Deed 3.00
1974 Taxes - Beaver Township Tax Collector (Pd 10-2-75)		(1475.40)
1973 Taxes - Columbia County Treasurer (Pd 10-2-75)		1471.60
1973 Taxes - Columbia County Treasurer (Pd 10-2-75)		692.05
1973 Taxes - Columbia County Treasurer (Pd 10-2-75)		25.61
Beaver Enterprise (Advertising)		600.00
Morning News (Advertising)		600.00
C. William Henrie (Printing Sale Bills)		66.00
Register & Recorder		1422.00
Deed	20.00	
Search	1.50	
affiant	1.00	
State Stamps	700.00	
Health / Land Tax	700.00	
Proof of Claim Dept. of Revenue		7072.11
Sold to First Valley Bank at then bid of \$70,000		
Assessed Value	21,560.	Market Value 64,670

3. 10. 1900

70 00

1. 1. 1900

1. 1. 1900 7.50

2. 2. 1900 3.00

3. 3. 1900 5.00

4. 4. 1900 2.00

5. 5. 1900 8.00

6. 6. 1900 12.00

7. 7. 1900 6.00

16.50

15. 15. 1900

1. 1. 1900 2.00

2. 2. 1900 15.00

13.00

C. 1. 1900

1. 1. 1900 2.00

2. 2. 1900 1.50

3. 3. 1900 1.00

4. 4. 1900 14.00

14.20

30.65

66.90

Bureau of Finance

66,909.25

T. H. H. H.

A. C. C. C.

7042.11

5,1739.39

1. Bureau of Finance
T. H. H. H.

1,176.36

5,1042.13

2. Bureau of Finance
T. H. H. H.

30,541.12

27,100.01

3. Bureau of Finance
T. H. H. H.

21,100.01

Bureau of Finance

(

4. Bureau of Finance
T. H. H. H.

67,200
2,100
71,300

5. Bureau of Finance
T. H. H. H.

14,710.00
5,800.00
20,510.00

LAW OFFICES
EFRON, BLACK AND EPSTEIN

502 TURNER STREET
ALLENTOWN, PENNA.
18102

MORRIS EFRON
ALAN M. BLACK
HOWARD S. EPSTEIN
HOWARD E. SNYDER

AREA CODE 215
437-4455

March 16, 1979

Sheriff of Columbia County
Columbia County Courthouse
Bloomsburg, Pennsylvania 17815

In re: First Valley Bank
vs. Evergreen Lake, Inc.


Dear Sir:

Enclosed please find a letter from Walter J. Sullivan, Assistant Attorney General of the Commonwealth of Pennsylvania, indicating the withdrawal of the Commonwealth's claim in the above matter.

Will you please, therefore, forward to First Valley Bank, the Execution Plaintiff, the monies which you reserved from the proceeds of the Sheriff's Sale for this claim. I believe you are holding \$6,072.11 for this purpose.

Very truly yours,

EFRON, BLACK and EPSTEIN



Alan M. Black

AMB:pas
Enclosure
cc: Franklin Kepner, Esq.

COMMONWEALTH OF PENNSYLVANIA



DEPARTMENT OF JUSTICE
HARRISBURG, PA. 17120
107 Capitol Annex
(717) 787-3428
March 12, 1979
(dictated 2/27/79)

Sheriff of Columbia County
Columbia County Court House
Bloomsburg, PA 17815

RE: Proposed Distribution - Sheriff's
Sale of property owned by
Evergreen Lake, Inc., Beaver Township,
Columbia County, Pennsylvania
Property purchased at Sheriff's Sale
by First Valley Bank in late 1974 or
early 1975
Proof of Claim filed by Commonwealth
of Pennsylvania, Bureau of Corporation
Taxes, in the amount of \$7,072.11
C-10,884

Dear Sheriff:

The Commonwealth, having compromised its claim in the
above-captioned matter with First Valley Bank in April, 1978,
hereby confirms that its claim, as above-captioned, may and
should be withdrawn.

Very truly yours,

A handwritten signature in black ink, appearing to read "Walter J. Sullivan", written over a horizontal line.

Walter J. Sullivan
Assistant Attorney General
Commonwealth Collections Division

WJS:dkl

cc: Alan Black, Esquire
Franklin Kepner



OFFICE OF
SHERIFF OF COLUMBIA COUNTY
COURT HOUSE
BLOOMSBURG, PENNSYLVANIA, 17815

VICTOR B. VANDLING

SHERIFF

TEL.: BUSINESS 717-784-8551
RESIDENCE 717-752-5765

RAYMOND YACHIMOWSKI, JR.

CHIEF DEPUTY

JOHN J. O'BRIEN, DEPUTY
LEE F. MENSINGER, DEPUTY
LINDA D. MOWERY, DEPUTY

January 30, 1979 established Escrow Account for Evergreen Lake Estates
Amount 6,072.11, Account # 0163964 Bloomsburg Bank Columbia Trust.

Raymond Yachimowski, jr.
Chief Deputy Sheriff.

Franklin E. Kepner

ATTORNEY AT LAW

UNITED PENN BANK BUILDING
BERWICK, PENNA. 18603

TELEPHONE AREA CODE 717
752-2766

April 3, 1978

Victor B. Vandling, Sheriff
Columbia County Court House
Bloomsburg, Pennsylvania 17815

In Re: Evergreen Lakes, Inc.

Dear Sheriff Vandling:

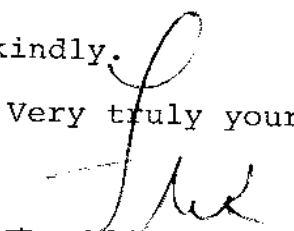
This letter is to authorize you to issue a check in the amount of \$1,000.00 from the escrow fund which you are holding in the above captioned matter.

If you will recall, you are holding an escrow account in the amount of \$7,072.11.

Please make the check payable to the Commonwealth of Pennsylvania and mark it "payment in full of all corporation taxes of Evergreen Lake, Inc.".

Thank you very kindly.

Very truly yours,


Franklin E. Kepner

FEK/1

CHECK NO. 2002 DATED
4-3-78 ISSUED THIS
DATE IN AMOUNT 1000.00
VBV.

CHIEF DEPUTY

SHERIFF

APR 3 11 44 AM '78

OFFICE OF SHERIFF
COLUMBIA COUNTY