

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURTHOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE
717-784-1991

August 25, 1987

Leavens, Roberts & Zurick
Attn: Richard Roberts
29 E. Independence Street
P.O. Box 518
Shamokin, PA 17872-0518

RE: Community National Bank vs. Martin Winnick and Jean L. Winnick

No. 32 of 1987 E.D.

No. 357 of 1987 J.D.

Dear Mr. Roberts:

Enclosed is our check number 2232 in the amount of \$70.54. This check represents your refund for the above sheriff sale that was stayed on the day of the sale due to the payment by the Winnick's to the bank.

If you have any questions, please feel free to contact this office.

Sincerely,

A handwritten signature in cursive script that reads "Susan Beaver".

Susan S. Beaver
Deputy Sheriff

SSB

Enc.

cc: File

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE
717-784-1991

August 25, 1987

Press-Enterprise
P.O. Box 745
Bloomsburg, PA 17815

RE: Community National Bank vs. Martin Winnick and Jean L. Winnick

No. 32 of 1987 E.D. No. 357 of 1987 J.D.

Dear Sir:

Enclosed is our check number 2230 in the amount of \$190.54. This check represents the amount due for advertising the above sheriff sale in the paper.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Susan S. Beaver
Deputy Sheriff

SSB

Enc.

cc: File

SHERIFF'S SALE - COST SHEET

Comm. P. Bond VS. W. Ward

32 of 1917

DATE OF SALE: Apr 25, 1918

SHERIFF'S COST OF SALE:

Docket & Levy
Service
Mailing
Advertising, Sale Bills & Newspapers
Posting Handbills
Mileage
Crying/Adjourn of Sale
Sheriff's Deed
Distribution
Other copy

\$ 14.00
14.00
7.00
18.00
2.00
7.00
4.00
2.00

TOTAL \$ 104.00

Press-Enterprise, Inc.
Henrie Printing
Solicitor's Services

\$ 111.54
37.25

TOTAL \$ 227.41

PROTHONOTARY: Liens List
Deed Notarization
Other

\$
\$
\$

TOTAL \$

RECORDER OF DEEDS: Copywork
Deed
Other

\$
\$
\$

TOTAL \$

REAL ESTATE TAXES:

Borough/Twp. & County Taxes, 19____
School Taxes, District____, 19____
Delinquent Taxes, 19____, 19____, 19____ (Total Amts.)

\$
\$
\$

TOTAL \$

MUNICIPAL RENTS:

Sewer - Municipality____, 19____
Water - Municipality____, 19____

\$
\$

TOTAL \$

SURCHARGE FEE: (State Treasurer)

\$

MISCELLANEOUS:

\$

TOTAL \$ 4.

TOTAL \$ 336.50

EIGHT DAYS \$

LEAVENS, ROBERTS & ZURICK

Attorneys at Law

ANDREW A. LEAVENS
RICHARD J. ROBERTS, JR.
JAMES A. ZURICK

29 EAST INDEPENDENCE STREET
POST OFFICE BOX 518
SHAMOKIN, PENNSYLVANIA 17872-0518

August 19, 1987

717 648-5727


John R. Adler, Sheriff
Court House
Post Office Box 380
Bloomsburg, Pennsylvania 17815

Re: Community National Bank v.
Martin Winnick and Jean Louise Winnick
EX-32-1987

Dear John:

Enclosed please find a Notice of Abandonment of Levy
pertaining to the referenced execution proceeding.

Yours very truly,


Richard J. Roberts, Jr.

RJR/cmf

Enclosure
cc: John J. Murdock


IN THE COURT OF COMMON PLEAS OF THE 26TH JUDICIAL DISTRICT
COLUMBIA COUNTY BRANCH
CIVIL ACTION - LAW

COMMUNITY NATIONAL BANK,	:	NO. EX-32-1987
Plaintiff	:	
	:	NO. 357 of 1987
v.	:	
	:	
MARTIN WINNICK and	:	
JEAN LOUISE WINNICK,	:	
Defendants	:	MORTGAGE FORECLOSURE

NOTICE OF ABANDONMENT OF LEVY

AND NOW, this 18th day of August, 1987, the Plaintiff in the
captioned action abandons the Writ of Execution issued therein.

LEAVENS, ROBERTS & ZURICK

By: 
Attorneys for Plaintiff

Form 3811, July 1983, 447-849

NO. 12-107

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SENDER: Complete items 1, 2, 3 and 4.

Put your address in the "RETURN TO" space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees, see the "POSTAGE" section.

For return to sender, please check box(es):

1. Return to sender (if address is incorrect)

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43. Return to sender (if address is incorrect)

44. Return to sender (if address is incorrect)

SENDER: Complete items 1, 2, 3 and 4.

1. Addressee's name, address, city, state, and ZIP code. If the addressee is a business, include the business name. If the addressee is a government agency, include the agency name. If the addressee is a foreign address, include the country name. If the addressee is a military address, include the service branch and unit. If the addressee is a post office box, include the box number. If the addressee is a care of address, include the name of the person to whom the mail is to be delivered. If the addressee is a return address, include the name of the person to whom the mail is to be returned. If the addressee is a delivery point, include the name of the delivery point. If the addressee is a delivery point, include the name of the delivery point. If the addressee is a delivery point, include the name of the delivery point.

2. Addressee's telephone number.

3. Addressee's business name.

4. Addressee's home address.

5. Addressee's business address.

6. Addressee's home address.

7. Addressee's business address.

8. Addressee's home address.

SENDER: Complete items 1, 2, 3 and 4.

1. Addressee's name, address, city, state, and ZIP code. If the addressee is a business, include the business name. If the addressee is a government agency, include the agency name. If the addressee is a foreign address, include the country name. If the addressee is a military address, include the service branch and unit. If the addressee is a post office box, include the box number. If the addressee is a care of address, include the name of the person to whom the mail is to be delivered. If the addressee is a return address, include the name of the person to whom the mail is to be returned. If the addressee is a delivery point, include the name of the delivery point. If the addressee is a delivery point, include the name of the delivery point. If the addressee is a delivery point, include the name of the delivery point.

2. Addressee's telephone number.

3. Addressee's business name.

4. Addressee's home address.

5. Addressee's business address.

6. Addressee's home address.

7. Addressee's business address.

8. Addressee's home address.

SENDER: Complete items 1, 2, 3 and 4.

1. Addressee's name, address, city, state, and ZIP code. If the addressee is a business, include the business name. If the addressee is a government agency, include the agency name. If the addressee is a foreign address, include the country name. If the addressee is a military address, include the service branch and unit. If the addressee is a post office box, include the box number. If the addressee is a care of address, include the name of the person to whom the mail is to be delivered. If the addressee is a return address, include the name of the person to whom the mail is to be returned. If the addressee is a delivery point, include the name of the delivery point. If the addressee is a delivery point, include the name of the delivery point. If the addressee is a delivery point, include the name of the delivery point.

2. Addressee's telephone number.

3. Addressee's business name.

4. Addressee's home address.

5. Addressee's business address.

6. Addressee's home address.

7. Addressee's business address.

8. Addressee's home address.

SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVE AND TIME STAMP WRIT ✓ 5/16/81
DOCKET AND INDEX ✓
SET FILE FOLDER UP ✓
CHECK FOR PROPER INFO
WRIT OF EXECUTION ✓
COPY OF DESCRIPTION ✓
WHEREABOUTS OF LAST KNOWN ADDRESS ✓
NON-MILITARY AFFIDAVIT ✓
NOTICES OF SHERIFF'S SALE ✓ 5/16/81
WATCHMAN RELEASE FORM ✓ 5/16/81
AFFIDAVIT OF LIENS LIST ✓
CHECK FOR \$500.00 -- ✓

* IF ANY OF THE ABOVE ARE MISSING DO NOT PROCEED ANY FURTHER WITH SALE NOTIFY THE ATTY TO SEND ADDITIONAL INFO

SET SALE DATE AND ADV. DATES AND POSTING DATES ✓ 7/1/81
POST ALL DATES ON CALANDER ✓

- * SET SALE DATE AT LEAST 2MONTHS AFTER RECEIVING WRIT
- * SET ADV. DATES 3 THURSDAYS BEFORE SALE DATE TO RUN EVERY THURSDAY TILL SALE 3 TIMES
- * SET POSTING DATE NO LATER THAN 30 DAYS PRIOR TO SALE

SET DISTRIBUTION DATE ✓ 7/1/81
* MUST BE FILED WITHIN 30 DAYS OF SALE (POSTED)
* MUST BE PAID 10 DAYS AFTER IT HAS BEEN POSTED

FILL IN ALL NO'S ON EXECUTION PAPERS ✓ 5/16/81
TYPE PROPER INFO ON DESCRIPTION (refer to previos sales) ✓

SERVICE

TYPE CARDS FOR DEFENDANTS ✓ 5/16/81
PUT PAPERS TOGETHER FOR DEFENDANTS ✓ 5/16/81
* COPY OF WRIT FOR EACH DEFENDANT
* NOTICE OF SHERIFF SALE
* COPY OF DESCRIPTION

PUT TOGETHER PAPERS FOR LIEN HOLDERS ✓ 5/16/81
* NOTICE OF SALE DIRECTED TO THEM

SEND NOTICES TO LIEN HOLDERS VIA CERT. MAIL OR SENDERS RECIEPT ✓ 5/16/81
* DOCKET ALL DATES

ONCE DEFENDANTS ARE SERVED DOCKET COSTS AND INFO ✓ 5/16/81
SEND ATTY RETURN OF SERVICE AND COPY OF SENDERS RECIEPT FOR LIEN HOLDERS 7/1/81

SHERIFF'S SALE OUTLINE CON'TSALE BILLSSEND DESCRIPTION TO PRINTER 6/1/81

** THE FOLLOWING NOTICES REQUIRE A LETTER WITH EXPLANATIONS

SEND NOTICE TO PRESS DIRECTING WHEN TO ADV. 6/1/81SEND NOTICES TO LOCAL TAX COLLECTORS 6/1/81NOTICES TO WATER AND SEWER AUTH. 6/1/81SEND NOTICES TO FEDERAL AND STATE TAX AUTH 6/1/81IF BUSINESS SEND COPY TO SBA AUTH. N/AHANDBILLS

SEND COPIES OF HANDBILLS TO:

RECORDER'S OFFICE 7/1/81TAX CLAIM OFFICE 7/1/81TAX ASSESSMENT OFFICE 7/1/81PROTH OFFICE(post on board) 7/1/81POST IN FRONT LOBBY 7/1/81POST IN SHERIFF'S OFFICE 7/1/81SEND COPY TO ATTY 7/1/81POST PROPERTY ACCORDING TO DATE SET 7/1/81SEND RETURN OF POSTING TO ATTY 7/1/81DOCKET ALL COSTS 8/1/81PREPARE COST SHEET 2 DAYS BEFORE SALE 8/1/81

* BE SURE ALL COSTS ARE RECEIVED

PREPARE FINAL COSTS SHEET DAY OF SALE

HOLD SALE

POST PROPOSED SCHEDULE OF DISTRIBUTION ACCORDING TO DATE

PAY DISTRIBUTION ACCORDING TO DATE

* WHEN PAYING INCLUDE ADDRESS OF CHANGE OF OWNER TO WHOM IT MAY CONCERN

RECORD SHERIFF FEES COLLECTED ON MONTHLY REPORT

PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED

WHEN DEED IS RECORDED SEND TO BUYER

FILE FOLDER

SHERIFF'S SALE
BY VIRTUE OF A WRIT OF
EXECUTION NO. 32 of
1987, ISSUED OUT OF
THE COURT OF
COMMON PLEAS OF
COUNTY OF COLUMBIA

BY MIKE FEELEY
Press-Enterprise staff

Ache

STATE OF PENNSYLVANIA }
COUNTY OF COLUMBIA } SS:

J. Stephen Buckley, General Manager,, being duly sworn according
and says that Press-Enterprise is a newspaper of general circulation with its
and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Colum
of Pennsylvania, and was established on the 1st day of March, 1902, and has
daily (except Sundays and Legal Holidays) continuously in said Town, County
the date of its establishment; that hereto attached is a copy of the legal
advertisement in the above entitled proceeding which appeared in the issue of
on . . . July 30, August 6, August 13,
exactly as printed and published; that the affiant is one of the owners and pub
newspaper in which legal advertisement or notice was published; that neither
Press-Enterprise are interested in the subject matter of said notice and adve
that all of the allegations in the foregoing statement as to time, place, and
publication are true.

J. Stephen Buckley

Sworn and subscribed to before me this . . . 17th . . . day of Aug. 19 . . .

Matthew J. Grene
(Notary Public)

My Commission Exp

MATTHEW J. GRENE, NOTARY PUBLIC
BLOOMSBURG, COLUMBIA COUNTY
MY COMMISSION EXPIRES JULY 5, 1989
Member, Pennsylvania Association of Notaries

And now, 19, I hereby certify that the advertising and publication
charges amounting to \$ for publishing the foregoing notice, and the fee for this
affidavit have been paid in full.

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

June 29, 1987

Guy Kreischer
Locust Twp. Tax Collector
Box 111
Numidia, PA 17858

Dear Mr. Kreischer:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 32 OF 1987, ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, DIRECTED TO ME, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENDUE OR OUTCRY TO THE HIGHEST AND BEST BIDDERS, FOR CASH IN THE SHERIFF'S OFFICE, COURTHOUSE, IN THE TOWN OF BLOOMSBURG, COLUMBIA COUNTY, PENNSYLVANIA, ON

Thursday, August 20, 1987

AT 10:30 A.M.

IN THE FORENOON OF THE SAID DAY, ALL THE RIGHT, TITLE AND INTEREST OF THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece and parcel of land situate in Locust Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin corner set in the westerly line of the right of way of State Highway Route 42 leading from Numidia to Aristes and in the southerly line of a proposed and unopened 33-foot wide driveway and thence running along the westerly line of State Highway Route 42 south 16 degrees 14 minutes 17 seconds west 224.24 feet to an iron pin corner set in the northerly line of other land of Thomas Sabo;

THENCE running along the northerly line of other land of said Sabo north 62 degrees 15 minutes west 229.67 feet to an iron pin corner set in the easterly line of a proposed and unopened 50-foot wide driveway;

THENCE running along the easterly line of said proposed and unopened 50-foot wide driveway north 28 degrees 20 minutes 44 seconds east 209.34 feet to an iron pin corner set in the southerly line of a proposed and unopened 33-foot wide driveway;

THENCE running along the southerly line of said proposed and unopened 33-foot wide driveway south 62 degrees 15 minutes east 182.60 feet to an iron pin corner, the place of beginning.

CONTAINING 1.040 acres of land and being designated as Lot No. 1 in a plot of lots out for Thomas Sabo by Orangeville Surveying Consultants in September, 1972..

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will within (30) thirty days thereafter file a schedule of distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN into execution at the suit of COMMUNITY NATIONAL BANK against MARTIN WINNICK AND JEAN LOUISE WINNICK, his wife.

TERMS OF SALE: Ten (10%) percent Cash or Certified Check Time of Sale. Balance Cash or Certified Check within (8) eight days after Sale.

Richard Roberts, Atty.

TO BE SOLD BY:

JOHN R. ADLER, Sheriff

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

July 17, 1987

Chris Klinger
Boro of Berwick
344 Market Street
Berwick, PA 18603

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

July 17, 1987

Thomas C. Zerbe, Jr.
Deputy Attorney General
Collections Unit
Fourth & Walnut Sts.
Harrisburg, PA 17120

Dear Mr. Zerbe:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
GLOOMSBURG, PA. 17815

PHONE:
717-784-1991

July 17, 1987

Commonwealth of Pennsylvania
Department of Revenue
Bureau of Accounts Settlement
P.O. Box 2055
Harrisburg, PA 17105

Dear Sir:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

A handwritten signature in cursive script that reads "Susan S. Beaver".

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

July 17, 1987

Keystone Water Company
West Front St.
Berwick, PA 18603

Dear Sir:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

July 17, 1987

Connie K. Gingher
120 R. E. 3rd St.
Berwick, PA 18603

Dear Connie:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE
717-784-1991

July 17, 1987

Leavens, Roberts & Zurick
Attn: Richard Roberts, Esq.
29 E. Independence Street
P.O. Box 518
Shamokin, PA 17872-0518

Dear Mr. Roberts:

Enclosed is a certified copy of the posting that was done on the Martin and Jean Winnick property at P.O. Box 103, Numidia. Also enclosed is a copy of the sale bill that was posted.

If you have any questions, please feel free to contact this office.

Sincerely,

A handwritten signature in cursive script that reads "Susan S. Beaver".

Susan S. Beaver
Deputy Sheriff

SSB

Enclosures

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

IN THE COURT OF COMMON
PLEAS OF COLUMBIA COUNTY
COMMONWEALTH OF PENNA.

NO. 32 of 1987

WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)

POSTING OF PROPERTY

July 16, 1987 at 10:30 A.M. POSTED A COPY OF THE SHERIFF'S
SALE BILL ON THE PROPERTY OF Martin & Jean Winnick

P.O. Box 103, Numidia, PA

COLUMBIA COUNTY, PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA
COUNTY DEPUTY SHERIFF 's Louise Frantz and Judy Franklin

SO ANSWERS:

Louise Frantz^{sb} Judy Franklin^{sb}
Deputy Sheriff

FOR:

John R. Adler
John R. Adler, Sheriff

Sworn and subscribed before me this
17th day of July 1987

Tami B. Kline
Tami B. Kline, Prothonotary
Columbia County, Pennsylvania

PROTH. & CLK. OF SEV. COURTS
MY COMM. EX. 1ST MON. JAN. 1, 1988



Sunbury, Pennsylvania 17801 (717) 286-5641

July 10, 1987

John R. Adler
Sheriff of Columbia Co.
Court House
P.O. Box 380
Bloomsburg, Pa. 17815

Re; Sheriff's Sale On Martin & Jean Winnick

To Whom It May Concern:

Northern Central Bank holds a first mortgage on the property listed at P.O. Box 85, Numida on the above listed.

The mortgage has a balance of \$17,738.84. This does not include the accrued interest, late charges or the incurred attorneys fees.

If you should have any further questions concerning the above please feel free to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read 'Jody L. Rudon', written in a cursive style.

Jody L. Rudon
Regional Loan Adjustor
P.O. Box 763
Sunbury, Pa. 17801
286-2370

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURTHOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE
717-754-1991

July 14, 1987

Leavens, Roberts & Zurick
Attn: Richard Roberts, Esq.
29 E. Independence Street
P.O. Box 518
Shamokin, PA 17872-0518

Dear Mr. Roberts:

Enclosed are certified copies of service on Martin and Jean Winnick.
The sheriff sale is scheduled for August 20, 1987 at 10:30 A.M.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Susan S. Beaver
Deputy Sheriff

SSB

Enclosures

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMON-
WEALTH OF PENNA.

NO. 32 of 1987

WRIT OF EXECUTION

SERVICE ON Jean Winnick

ON July 1, 1987 AT 7:50 A.M., a true and
attested copy of the within Writ of Execution and a true copy
of the Notice of Sheriff's Sale of Real Estate was served on the
defendant, Jean Winnick at Columbia County

Sheriff's office, Bloomsburg by Deputy James Dent

Service was made by ~~personally~~ handing said Writ of Execution and
Notice of Sheriff's Sale of Real Estate to the defendant's husband.

So Answers:

James Dent 156
Deputy Sheriff
James Dent

For:

John R. Adler
John R. Adler, Sheriff

Sworn and subscribed before me
this 14th day of July, 1987

Barbara N. Silvestri
Tami B. Kline, Prothonotary
Columbia County, Pennsylvania

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMON-
WEALTH OF PENNA.

NO. 32 of 1987

WRIT OF EXECUTION

SERVICE ON Martin Winnick

ON July 1, 1987 AT 7:50 A.M., a true and
attested copy of the within Writ of Execution and a true copy
of the Notice of Sheriff's Sale of Real Estate was served on the
defendant, Martin Winnick at Columbia County

Sheriff's Office, Bloomsburg, PA by Deputy James Dent

Service was made by personally handing said Writ of Execution and
Notice of Sheriff's Sale of Real Estate to the defendant.

So Answers:

James Dent
Deputy Sheriff
James Dent

For:

John R. Adler
John R. Adler, Sheriff

Sworn and subscribed before me
this 1st day of July, 1987

Barbara M. Kline, Prothonotary
Tami B. Kline, Prothonotary
Columbia County, Pennsylvania

WRIT OF EXECUTION—(MORTGAGE FORECLOSURE)

P.R.C.P. 3180 to 3183 and Rule 3257

COMMUNITY NATIONAL BANK,
Plaintiff

vs

MARTIN WINNICK and
JEAN LOUISE WINNICK,
Defendants

IN THE COURT OF COMMON PLEAS OF
~~NORTHUMBERLAND COUNTY, PENNSYLVANIA~~
THE 26TH JUDICIAL DISTRICT
COLUMBIA COUNTY BRANCH

No. EX.— 128 1987

No. CV.— 357 of 1987

WRIT OF EXECUTION (MORTGAGE FORECLOSURE)

COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF ~~NORTHUMBERLAND~~:
COLUMBIA:

TO THE SHERIFF OF ~~NORTHUMBERLAND~~ COLUMBIA COUNTY, PENNSYLVANIA

To satisfy the judgment, interest and costs in the above matter you are directed to levy upon and sell the following described property (specifically describe property below):

See "EXHIBIT A" Attached.

Amount Due	\$ 25,993.94
Interest from	_____
5/26/87	_____
Atty's commission	_____
Total	\$ 25,993.94 Plus costs as endorsed hereon.

Dated 26 May 1987.

(SEAL)

TAMI B. KLINE.

Prothonotary

By: Robert M. Smith

Deputy

ALL THAT CERTAIN piece and parcel of land situate in Locust Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin corner set in the westerly line of the right of way of State Highway Route 42 leading from Numidia to Aristes and in the southerly line of a proposed and unopened 33-foot wide driveway and thence running along the westerly line of State Highway Route 42 south 16 degrees 14 minutes 17 seconds west 224.24 feet to an iron pin corner set in the northerly line of other land of Thomas Sabo; thence running along the northerly line of other land of said Sabo north 62 degrees 15 minutes west 229.67 feet to an iron pin corner set in the easterly line of a proposed and unopened 50-foot wide driveway; thence running along the easterly line of said proposed and unopened 50-foot wide driveway north 28 degrees 20 minutes 44 seconds east 209.34 feet to an iron pin corner set in the southerly line of a proposed and unopened 33-foot wide driveway; thence running along the southerly line of said proposed and unopened 33-foot wide driveway south 62 degrees 15 minutes east 182.60 feet to an iron pin corner, the place of beginning, and CONTAINING 1.040 acres of land and being designated as Lot No. 1 in a plot of lots out for Thomas Sabo by Orangeville Surveying Consultants in September, 1972.

Exhibit "A"

SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 32 OF 1987, ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, DIRECTED TO ME, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENDUE OR OUTCRY TO THE HIGHEST AND BEST BIDDERS, FOR CASH IN THE SHERIFF'S OFFICE, COURTHOUSE, IN THE TOWN OF BLOOMSBURG, COLUMBIA COUNTY, PENNSYLVANIA, ON

Thursday, August 20, 1987

AT 10:30 A.M.

IN THE FORENOON OF THE SAID DAY, ALL THE RIGHT, TITLE AND INTEREST OF THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece and parcel of land situate in Locust Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin corner set in the westerly line of the right of way of State Highway Route 42 leading from Numidia to Aristes and in the southerly line of a proposed and unopened 33-foot wide driveway and thence running along the westerly line of State Highway Route 42 south 16 degrees 14 minutes 17 seconds west 224.24 feet to an iron pin corner set in the northerly line of other land of Thomas Sabo;

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THENCE running along the southerly line of said proposed and unopened 33-foot wide driveway south 62 degrees 15 minutes east 182.60 feet to an iron pin corner, the place of beginning.

CONTAINING 1.040 acres of land and being designated as Lot No. 1 in a plot of lots out for Thomas Sabo by Orangeville Surveying Consultants in September, 1972.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will within (30) thirty days thereafter file a schedule of distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN into execution at the suit of COMMUNITY NATIONAL BANK against MARTIN WINNICK AND JEAN LOUISE WINNICK, his wife.

TERMS OF SALE: Ten (10%) percent Cash or Certified Check Time of Sale. Balance Cash or Certified Check within (8) eight days after Sale.

Richard Roberts, Atty.

TO BE SOLD BY:

JOHN R. ADLER, Sheriff

SHERIFF'S SALE

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TERMS OF SALE: Ten (10%) percent Cash or Certified Check Time of Sale. Balance Cash or Certified Check within (8) eight days after Sale.

Richard Roberts, Atty.

TO BE SOLD BY:

JOHN R. ADLER, Sheriff



COMMONWEALTH OF PENNSYLVANIA
OFFICE OF ATTORNEY GENERAL

(717) 787-3646

LeRoy S. Zimmerman
ATTORNEY GENERAL

July 10, 1987

Reply To:
15th Floor
Strawberry Square
4th & Walnut Streets
Harrisburg, PA 17120

Office of the Sheriff
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

ATTENTION: Susan S. Beaver
Deputy Sheriff

Dear Deputy Beaver:

A search of the records of the Collections Unit, Office of Attorney General, indicates that this office has no claim against Martin Winnick or Jean Louise Winnick. This does not mean that the Commonwealth could not have a claim that has not been referred to this office.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Thomas C. Zerbe, Jr.", written over a horizontal line.

Thomas C. Zerbe, Jr.
Deputy Attorney General
Collections Unit

TCZ/kf

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

June 29, 1987

Commonwealth of Pennsylvania
Department of Revenue
Bureau of Accounts Settlement
P.O. Box 2055
Harrisburg, PA 17105

Dear Sir:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

June 29, 1987

Thomas C. Zerbe, Jr.
Deputy Attorney General
Collections Unit
Fourth and Walnut Streets
Harrisburg, PA 17120

Dear Mr. Zerbe:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

A handwritten signature in cursive script that reads "Susan S. Beaver".

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

June 29, 1987

Guy Kreischer
Locust Twp. Tax Collector
Box 111
Numidia, PA 17858

Dear Mr. Kreischer:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE:
717-784-1991

June 29, 1987

Northern Central Bank
1 E. Independence Street
Shamokin, PA 17872

Dear Sir:

Enclosed is a notice of a Sheriff's Sale to be held in our office. If you have any claims against this property, please inform our office.

If you have any questions, please feel free to contact this office.

Sincerely,

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

OFFICE OF
JOHN R. ADLER



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA. 17815

PHONE
717-784-1991

June 29, 1987

Press-Enterprise
P.O. Box 745
Bloomsburg, PA 17815

Dear Sir:

Enclosed is a notice of a Sheriff's Sale to be held in our office on August 20, 1987 at 10:30 A.M. Please advertise this in the paper on the following dates: July 30, August 6, and 13th.

If you have any questions, please feel free to contact this office.

Sincerely,

A handwritten signature in cursive script that reads "Susan S. Beaver".

Susan S. Beaver
Deputy Sheriff

SSB

Enclosure

cnb community national bank
SHAMOKIN, PA. 17872

113448

60-283
513

May 22, 19 87

PAY TO THE
ORDER OF Columbia County Sheriff

\$ 500.00

500.00

DOLLARS

Winnick Foreclosure

CASHIER'S CHECK

[Signature]

⑈ 113448 ⑈ ⑆03⑆302638⑆ 401 142 4⑈ 95

WRIT OF EXECUTION—(MORTGAGE FORECLOSURE)

P.R.C.P. 3180 to 3183 and Rule 3257

~~COMMUNITY NATIONAL BANK,~~
Plaintiff

vs

MARTIN WINNICK and
JEAN LOUISE WINNICK,
Defendants

IN THE COURT OF COMMON PLEAS OF
~~NORTHUMBERLAND COUNTY, PENNSYLVANIA~~
THE 26TH JUDICIAL DISTRICT
COLUMBIA COUNTY BRANCH

No. EX.—~~52~~ 1987

No. CV.— 357 of 1987

**WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)**

COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF ~~NORTHUMBERLAND~~:
COLUMBIA:

TO THE SHERIFF OF ~~NORTHUMBERLAND~~ COLUMBIA COUNTY, PENNSYLVANIA

To satisfy the judgment, interest and costs in the above matter you are directed to levy upon and sell the following described property (specifically describe property below):

See "EXHIBIT A" Attached.

Amount Due	\$ 25,993.94
Interest from	5/26/87
Atty's commission	
Total	\$ 25,993.94 Plus costs as endorsed hereon.

Dated 26 May 1987.

(SEAL)

TAMI B. KLINE.

Prothonotary

By: Barbara N. Silvestri

Deputy

ALL THAT CERTAIN piece and parcel of land situate in Locust Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin corner set in the westerly line of the right of way of State Highway Route 42 leading from Numidia to Aristes and in the southerly line of a proposed and unopened 33-foot wide driveway and thence running along the westerly line of State Highway Route 42 south 16 degrees 14 minutes 17 seconds west 224.24 feet to an iron pin corner set in the northerly line of other land of Thomas Sabo; thence running along the northerly line of other land of said Sabo north 62 degrees 15 minutes west 229.67 feet to an iron pin corner set in the easterly line of a proposed and unopened 50-foot wide driveway; thence running along the easterly line of said proposed and unopened 50-foot wide driveway north 28 degrees 20 minutes 44 seconds east 209.34 feet to an iron pin corner set in the southerly line of a proposed and unopened 33-foot wide driveway; thence running along the southerly line of said proposed and unopened 33-foot wide driveway south 62 degrees 15 minutes east 182.60 feet to an iron pin corner, the place of beginning, and CONTAINING 1.040 acres of land and being designated as Lot No. 1 in a plot of lots out for Thomas Sabo by Orangeville Surveying Consultants in September, 1972.

Exhibit "A"

IN THE COURT OF COMMON PLEAS OF THE 26TH JUDICIAL DISTRICT
COLUMBIA COUNTY BRANCH
CIVIL ACTION - LAW

No. 32-1987

COMMUNITY NATIONAL BANK, : No. 357 of 1987
Plaintiff :
v. :
MARTIN WINNICK and JEAN : MORTGAGE FORECLOSURE
LOUISE WINNICK, :
Defendants :

NOTICE OF SALE OF REAL ESTATE
PURSUANT TO Pa.R.C.P. 3129(b)(2)

TO: MARTIN WINNICK
Post Office Box 103
Numidia, Pennsylvania 17858

JEAN LOUISE WINNICK
Post Office Box 103
Numidia, Pennsylvania 17858

NORTHERN CENTRAL BANK
1 East Independence Street
Shamokin, Pennsylvania 17872

TAKE NOTICE that by virtue of a Writ of Execution issued out of the Court of Common Pleas of the 26th Judicial District, Columbia County Branch, and directed to the Columbia County Sheriff, said Sheriff will expose to a public sale at the Sheriff's Office, Columbia County Court House, Bloomsburg, Pennsylvania, on , 1987, at o'clock, .M., local time, the real estate described in "Exhibit A" attached hereto and made a part hereof.

The Writ of Execution has issued on a judgment in the above action in the amount of \$25,993.94 plus interest and costs of suit.

Claims against property must be filed with the Sheriff before the above sale date.

Claims to proceed must be made with the Sheriff before distribution.

Schedule of Distribution will be filed by Sheriff no later than thirty (30) days from the sale date.

Exceptions To Distribution or a Petition To Set Aside
The Sale must be filed with the Sheriff no later than ten (10) days from the date the Schedule of Distribution is filed by the Sheriff.

Attached hereto is a copy of the Writ of Execution. It has been issued because there is a judgment against you. It may cause your property to be held or taken to pay the judgment. You may have legal rights to prevent your property from being taken. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly.

YOU SHOULD TAKE THIS NOTICE AND THE WRIT OF EXECUTION TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL ADVICE.

Susquehanna Legal Services
36 West Main Street
Bloomsburg, Pennsylvania 17815
(717) 784-8760

You may have legal rights to prevent the Sheriff's Sale and the loss of your property. In order to exercise those rights, prompt action on your part is necessary. A lawyer may be able to help you.

You may have the right to prevent or delay the Sheriff's Sale by filing, before the sale occurs, a petition to open or strike the judgment or a petition to stay the execution.


If the judgment was entered because you did not file with the Court any defense or objection you might have within twenty (20) days after service of the Complaint and Notice To Defend, you may have the right to have the judgment opened if you promptly file a petition with the Court alleging a valid defense and a reasonable excuse for failing to file the defense on time. If the judgment is opened, the Sheriff's Sale would ordinarily be delayed pending a trial of the issue of whether Plaintiff has a valid claim to foreclose the mortgage.

You may also have the right to have the judgment stricken if the Sheriff has not made a valid return of service of the Complaint and Notice to Defend or if the judgment was entered before twenty (20) days after service or in certain other events. To exercise this right you would have to file a petition to strike the judgment.

You may also have the right to petition the Court to stay or delay the execution and the Sheriff's sale if you can show a defect in the Writ of Execution or service or demonstrate

any other legal or equitable right.

You may also have the right to have the Sheriff's sale set aside if the property is sold for a grossly inadequate price or if there are defects in the Sheriff's sale. To exercise this right you should file a petition with the Court after the sale and before the Sheriff has delivered his deed to the property. The Sheriff will deliver the deed if no petition to set aside the sale is filed within ten (10) days from the date when the Schedule of Distribution is filed by the Sheriff.



Richard J. Roberts, Jr., Esquire
Leavens, Roberts & Zurick
29 East Independence Street
Post Office Box 518
Shamokin, Pennsylvania 17872
Attorneys for Plaintiff

ALL THAT CERTAIN piece and parcel of land situate in Locust Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin corner set in the westerly line of the right of way of State Highway Route 42 leading from Numidia to Aristes and in the southerly line of a proposed and unopened 33-foot wide driveway and thence running along the westerly line of State Highway Route 42 south 16 degrees 14 minutes 17 seconds west 224.24 feet to an iron pin corner set in the northerly line of other land of Thomas Sabo; thence running along the northerly line of other land of said Sabo north 62 degrees 15 minutes west 229.67 feet to an iron pin corner set in the easterly line of a proposed and unopened 50-foot wide driveway; thence running along the easterly line of said proposed and unopened 50-foot wide driveway north 28 degrees 20 minutes 44 seconds east 209.34 feet to an iron pin corner set in the southerly line of a proposed and unopened 33-foot wide driveway; thence running along the southerly line of said proposed and unopened 33-foot wide driveway south 62 degrees 15 minutes east 182.60 feet to an iron pin corner, the place of beginning, and CONTAINING 1.040 acres of land and being designated as Lot No. 1 in a plot of lots out for Thomas Sabo by Orangeville Surveying Consultants in September, 1972.

Exhibit "A"

IN THE COURT OF COMMON PLEAS OF THE 26TH JUDICIAL DISTRICT
COLUMBIA COUNTY BRANCH
CIVIL ACTION - LAW

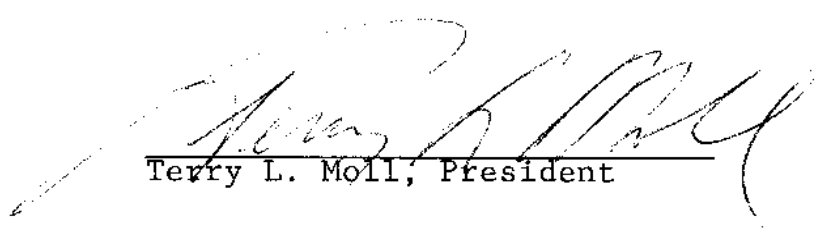
79.26.32.1987

COMMUNITY NATIONAL BANK, : No. 357 of 1987
Plaintiff :
v. :
MARTIN WINNICK and JEAN : MORTGAGE FORECLOSURE
LOUISE WINNICK, :
Defendants :


AFFIDAVIT OF NON-MILITARY SERVICE

COMMONWEALTH OF PENNSYLVANIA :
COUNTY OF NORTHUMBERLAND : SS:

TERRY L. MOLL, being duly sworn according to law,
deposes and says that he is the President of COMMUNITY NATIONAL
BANK, Plaintiff in the foregoing matter and, as such, is
authorized to make this affidavit on its behalf; that to the best
of his knowledge the Defendants above named are not in the
military or naval service of the United States of America or any
state or territory thereof; and that the Defendants, Martin
Winnick and Jean Louise Winnick, reside at R.D. #3, Catawissa,
Pennsylvania, 17820.


Terry L. Moll, President

Sworn to and subscribed
before me this 26th day
of May, 1987.


Marianne C. Moyer
Notary Public

MARIANNE C. MOYER, NOTARY PUBLIC
SHAMOKIN, NORTHUMBERLAND COUNTY
MY COMMISSION EXPIRES NOV. 14, 1988
Member, Pennsylvania Association of Notaries

MAY 28 2 54 PM '87

IN THE COURT OF COMMON PLEAS OF THE 26TH JUDICIAL DISTRICT
COLUMBIA COUNTY BRANCH
CIVIL ACTION - LAW

No. Ex. 32-1987

COMMUNITY NATIONAL BANK,	:	No. 357 of 1987
Plaintiff	:	
	:	
v.	:	
	:	
MARTIN WINNICK and JEAN	:	MORTGAGE FORECLOSURE
LOUISE WINNICK,	:	
Defendants	:	

AFFIDAVIT FILED PURSUANT TO RULE 3129

Community National Bank, Plaintiff in the above action, sets forth as of the date the praecipe for the writ of execution was filed the following information concerning the real property located at R.D. #3, Catawissa (Lot #1 of Todd Manor Development), Columbia County, Pennsylvania, which real property is described on "Exhibit A" attached hereto and made a part hereof:

1. Name and address of Owners or Reputed Owners:

<u>Name:</u>	<u>Address:</u>
Martin Winnick and	Post Office Box 103
Jean Louise Winnick	Numidia, PA 17858

2. Name and address of Defendants in the judgment:

<u>Name:</u>	<u>Address:</u>
Martin Winnick and	Post Office Box 103
Jean Louise Winnick	Numidia, PA 17858

3. Name and last known address of every judgment creditor whose judgment is a record lien on the real property to be sold:

None

4. Name and address of the last recorded holder of every mortgage of record:

Name:
Community National Bank

Address:
10 South Market Street
Shamokin, PA 17872

Northern Central Bank

1 East Independence Street
Shamokin, PA 17872

5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:

None

6. Name and address of every other person of whom the Plaintiff has knowledge who has an interest in the property which may be affected by the sale:

None

I verify that the statements made in this Affidavit are true and correct to the best of my personal knowledge or information and belief. I understand that false statements herein are made subject to the penalties of 18 Pa.C.S. §4904 relating to unsworn falsification to authorities.

COMMUNITY NATIONAL BANK

By: 
President

Date: May 26, 1987

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IN THE COURT OF COMMON PLEAS OF THE 26TH JUDICIAL DISTRICT
COLUMBIA COUNTY BRANCH
CIVIL ACTION - LAW

No. EX-32-1987

COMMUNITY NATIONAL BANK,
Plaintiff

vs.

MARTIN WINNICK and
JEAN LOUISE WINNICK,
Defendants

: No. 357 of 1987
:
:
:
:
: MORTGAGE FORECLOSURE
:
:

TO: Columbia County Sheriff

Seize, levy, advertise and sell all real property of the Defendants located at R.D. #3, Catawissa (Lot #1 of Todd Manor Development), Columbia County, Pennsylvania. You are hereby released from all responsibility in not placing watch men or insurance on the real property levied upon by virtue of the writ.

LEAVENS, ROBERTS & ZURICK

By:


Attorneys for Plaintiff