



Franklin First Federal
Savings and Loan Association
44 W. Market St., Wilkes-Barre, PA 18773
Escrow Account



APR 19 1988
Date

98-307368299
Amount \$500.00

PAY FRANKLIN FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION

TO THE ORDER OF

Sheriff of Columbia County

TO CITIBANK (NEW YORK STATE) ROCHESTER, N.Y.

AUTHORIZED SIGNATURE

[Handwritten Signature]

⑆02231042⑆ 8⑆409588 307368299

Please detach before depositing

98-307368299

Amount \$500.00

Date April 19, 1988
Description Foreclosure re: Edward B. Ash
1718 Spring Garden Ave., Berwick, PA
04-02033-31

Franklin First Federal Savings and Loan Association

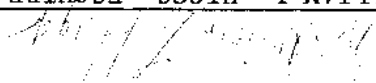
FRANKLIN FIRST FEDERAL SAVINGS AND :
 LOAN ASSOCIATION OF WILKES-BARRE, :
 PLAINTIFF :
 VS. :
 EDWARD R. ASH and :
 ELIZABETH M. ASH, :
 DEFENDANTS :
 NO. 1373 OF 1987 :
 OF COLUMBIA COUNTY :
 CIVIL ACTION-LAW

TO: CONNIE C. GINGER, Berwick Borough Tax Collector, 120 Rear
 East Third Street, Berwick, Pennsylvania 18603; you may have an
 interest in the Real Estate hereinafter described.

NOTICE IS HEREBY GIVEN that by virtue of the above-captioned Writ
 of Execution issued under the above-captioned Judgment, directed to
 the Sheriff of Columbia County, 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, County of
 Columbia, and State of Pennsylvania, on Thursday, July 7, 1988,
 at 10:00 A.M., eastern time, all the individual Defendants' right, title
 and interest, in and to ALL that certain piece or parcel of land
 situate at 1718 Spring Garden Avenue, Berwick Borough, Columbia
 County, Pennsylvania, the same more particularly described in Exhibit
 "A", attached hereto and incorporated herein.

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

ROSENN, JENKINS & GREENWALD

BY: 

WILLIAM L. HIGGS, ESQUIRE
15 South Franklin Street
Wilkes-Barre, PA 18711

Attorneys for Plaintiff

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ROSENN, JENKINS & GREENWALD

BY:

WILLIAM L. HIGGS, ESQUIRE
15 South Franklin Street
Wilkes-Barre, PA 18711

Attorneys for Plaintiff

FRANKLIN FIRST FEDERAL SAVINGS AND :
 LOAN ASSOCIATION OF WILKES-BARRE, :
 PLAINTIFF :
 VS. :
 EDWARD B. ASH and :
 ELIZABETH M. ASH, :
 DEFENDANTS :
 NO. 1373 OF 1987 :
 OF COLUMBIA COUNTY :
 CIVIL ACTION-LAW

TO: SEWER RENTAL OFFICE, Borough of Berwick, 344 Market Street,
 Berwick, Pennsylvania 18603; you may have an interest in the Real
 Estate hereinafter described.

NOTICE OF SHERIFF'S SALE
 OF
 REAL ESTATE

NOTICE IS HEREBY GIVEN that by virtue of the above-captioned writ
 of Execution issued under the above-captioned judgment, directed to
 the Sheriff of Columbia County, there will be exposed to public sale,
 by vendue or outcry to the highest and best bidders, for cash, in the
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ROSENN, JENKINS & GREENWALD

BY:

[Handwritten signature]

WILLIAM L. HIGGS, ESQUIRE
15 South Franklin Street
Wilkes-Barre, PA 18711

Attorneys for Plaintiff

FRANKLIN FIRST FEDERAL SAVINGS AND :
 LOAN ASSOCIATION OF WILKES-BARRE, :
 PLAINTIFF :
 VS. :
 EDWARD B. ASH and :
 ELIZABETH M. ASH, :
 DEFENDANTS :
 NO. 1373 OF 1987 :
 OF COLUMBIA COUNTY :
 CIVIL ACTION-LAW

IN THE COURT OF COMMON PLEAS

TO: COLUMBIA COUNTY TAX CLAIM BUREAU, Columbia County Court-
 house, Bloomsburg, Pennsylvania 17815; you may have an interest in the
 Real Estate hereinafter described.

NOTICE IS HEREBY GIVEN that by virtue of the above-captioned writ
 of Execution issued under the above-captioned judgment, directed to
 the Sheriff of Columbia County, 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, County of
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ROSENN, JENKINS & GREENWALD

BY: *William L. Higgs*

WILLIAM L. HIGGS, ESQUIRE
15 South Franklin Street
Wilkes-Barre, PA 18711

Attorneys for Plaintiff

FRANKLIN FIRST FEDERAL SAVINGS AND :
 LOAN ASSOCIATION OF WILKES-BARRE, :
 PLAINTIFF :
 VS. :
 EDWARD B. ASH and :
 ELIZABETH M. ASH, :
 DEFENDANTS :
 NO. 1373 OF 1987 :
 CIVIL ACTION-LAW :
 OF COLUMBIA COUNTY :
 IN THE COURT OF COMMON PLEAS :

TO: BENEFICIAL CONSUMER DISCOUNT COMPANY, 44 West Broad Street,
 Hazleton, Pennsylvania 18201; you may be a Mortgagee of the Real
 Estate hereinafter described by virtue of a Mortgage recorded in
 Columbia County Mortgage Book 206 at page 441.

NOTICE OF SHERIFF'S SALE
 OF
 REAL ESTATE

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 of Execution issued under the above-captioned judgment, directed to
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ROSENN, JENKINS & GREENWALD

BY:

William T. Higgs

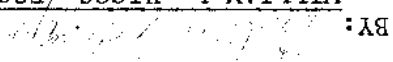
WILLIAM T. HIGGS, ESQUIRE

15 South Franklin Street
Wilkes-Barre, PA 18711

Attorneys for Plaintiff

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ROSENN, JENKINS & GREENWALD

BY: 
WILLIAM L. HIGGS, ESQUIRE
15 South Franklin Street
Wilkes-Barre, PA 18711
Attorneys for Plaintiff

FRANKLIN FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF WILKES-BARRE, :
 PLAINTIFF :
 VS. :
 EDWARD B. ASH and ELIZABETH M. ASH, :
 DEFENDANTS :
 NO. 1373 OF 1987 :
 NOTICE OF SHERIFF'S SALE :
 OF :
 REAL ESTATE :

TO: EDWARD B. ASH and ELIZABETH M. ASH, Defendants herein and owners of the Real Estate hereinafter described:

NOTICE IS HEREBY GIVEN that by virtue of the above-captioned Writ of Execution issued under the above-captioned Judgment, directed to the Sheriff of Columbia County, 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, County of Columbia, and State of Pennsylvania, on , 1988, at .m., eastern time, all your right, title and interest in and to ALL that certain piece or parcel of land situate at 1718 Garden Avenue, Berwick Borough, Columbia County, Pennsylvania, the same more particularly described in Exhibit "A", attached hereto and incorporated herein.

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

ROSENN, JENKINS & GREENWALD

WILLIAM L. HIGGS, ESQUIRE

DERR, PURSEL & LUSCHAS

GARY E. NORTON, ESQUIRE

Attorneys for Plaintiff

EXHIBIT "A"

SHERIFF'S SALE DESCRIPTION

By virtue of a Writ of Execution No. of 1988, 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 , 1988, at o'clock .m., all the right, title and interest of the defendants in and to:

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point on the southerly side of Spring Garden Avenue, said point being the northeasterly corner of Lot Number Seven (7); Thence in a southerly direction, along the easterly line of Lot Number Seven (7), a distance of One Hundred Seventy (170) feet, more or less, to an alley; Thence in an easterly direction, along said alley, a distance of Sixty-Seven and One-Half (67 1/2) feet, more or less, to a point Sixty-Seven and One-Half (67 1/2) feet, more or less, west of the westerly line of Lot Number Three (3), said point being an extension of the dividing line of a double dwelling; Thence in a northerly direction, on a straight line through the center of the said double dwelling, a distance of One Hundred Seventy (170) feet, more or less, to the southerly line of Spring Garden Avenue; Thence in a westerly direction, along the southerly line of Spring Garden Avenue, a distance of Sixty-Seven and One-Half (67 1/2) feet, more or less, to the point, the place of beginning.

BEING the westerly half of Lot Number Five (5) and all of Lot Number Six (6) of the Scanlon plot of lots to the Borough of West Berwick, now Berwick, upon which is erected the westerly half of a double dwelling.

BEING the same premises conveyed to Edward B. Ash by Deed of Lester A. Markle and Valerie J. Markle, his wife, dated the 5th day of September, 1979, and recorded in the Office of the Recorder of Deeds in and for Columbia County in Book Volume 294, page 446.

UNDER AND SUBJECT to the same reservations, conditions, restrictions, covenants, exceptions and easements as appear in prior chain of title.

EXHIBIT "A"

PREMISES improved with a one unit, two story, half double dwelling, more commonly known as 1718 Spring Garden Avenue, Berwick Borough, Columbia County, Pennsylvania.

TOGETHER WITH all buildings and improvements thereon.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will within thirty (30) 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 Franklin First Federal Savings and Loan Association of Wilkes-Barre, Pennsylvania, against EDWARD B. ASH and ELIZABETH M. ASH, and will be sold by:

SHERIFF OF COLUMBIA COUNTY

ROSENN, JENKINS & GREENWALD
Attorneys

EXHIBIT "A"

SHERIFF'S SALE DESCRIPTION

By virtue of a Writ of Execution No. 28 of 1988, 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, JULY 7, 1988, at 10:00 o'clock A. M., all the right, title and interest of the defendants in and to:

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point on the southerly side of Spring Garden Avenue, said point being the northeasterly corner of Lot Number Seven (7); Thence in a southerly direction, along the easterly line of Lot Number Seven (7), a distance of One Hundred Seventy (170) feet, more or less, to an alley; Thence in an easterly direction, along said alley, a distance of Sixty-Seven and One-Half (67 1/2) feet, more or less, to a point Sixty-Seven and One-Half (67 1/2) feet, more or less, west of the westerly line of Lot Number Three (3), said point being an extension of the dividing line of a double dwelling; Thence in a northerly direction, on a straight line through the center of the said double dwelling, a distance of One Hundred Seventy (170) feet, more or less, to the southerly line of Spring Garden Avenue; Thence in a westerly direction, along the southerly line of Spring Garden Avenue, a distance of Sixty-Seven and One-Half (67 1/2) feet, more or less, to the point, the place of beginning.

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SEIZED AND TAKEN into execution at the suit of Franklin First Federal Savings and Loan Association of Wilkes-Barre, Pennsylvania, against EDWARD B. ASH and ELIZABETH M. ASH, and will be sold by:

JOHN R. ADLER, SHERIFF
COLUMBIA COUNTY
TO BE SOLD BY:

GARY E. NORTON
ATTORNEY FOR PLAINTIFF

SEE ATTACHED DESCRIPTION

If Writ of Execution, state below where Defendants will be found, what goods and chattels shall be seized and be levied upon. If real estate, attach five (5) double spaced type written copies of description as it shall appear in the new deed together with Street and Number of the Premises. Please do not furnish us with the old deed or mortgage.

GARY E. NORTON, ESQUIRE
Attorney for Plaintiff

WILLIAM L. HIGGS, ESQUIRE
Attorney for Plaintiff

DERR, PURSEL & LUSCHAS

ROSENN, JENKINS & GREENWALD

The Defendant, EDWARD B. ASH, will be found at 1718 Spring Garden Avenue, Berwick, Pennsylvania, and the Defendant, ELIZABETH M. ASH, will be found at 1718 Spring Garden Avenue and/or 368 Grant Street, Berwick, Pennsylvania.

Sir: There will be placed in your hands for service a Writ of Execution (Mortgage Foreclosure) styled as follows: FRANKLIN FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF WILKES-BARRE, Plaintiff v. EDWARD B. ASH and ELIZABETH M. ASH, Defendants.

SHERIFF OF COLUMBIA
COUNTY, PENNSYLVANIA

, 1988

GARY E. NORTON, ESQUIRE
Attorney for Plaintiff

WILLIAM L. HIGGS, ESQUIRE
Attorney for Plaintiff

DERR, PURSEL & LUSCHAS

ROSENN, JENKINS & GREENWALD

Any deputy sheriff levying upon an attaching any property under within Writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability on the part of such deputy or the sheriff to any Plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

WAIVER OF WATCHMAN

FRANKLIN FIRST FEDERAL SAVINGS AND	:	PLAINTIFF	:	OF COLUMBIA COUNTY
LOAN ASSOCIATION OF WILKES-BARRE,	:		:	
	:		:	
	:	VS.	:	
	:		:	CIVIL ACTION-LAW
EDWARD B. ASH and	:		:	
ELIZABETH M. ASH,	:		:	
DEFENDANTS	:		:	
NO. 1373	:		:	
OF	:		:	
1987	:		:	

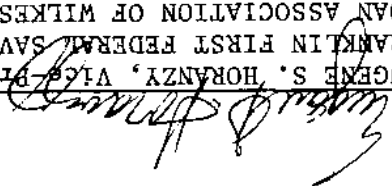
EUGENE S. HORANZY, being duly sworn according to law, does depose and say that he did, upon request of FRANKLIN FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF WILKES-BARRE, investigate the status of EDWARD B. ASH and ELIZABETH M. ASH, the abovecaptioned Defendants, with regard to the Soldiers' and Sailors' Civil Relief Act of 1940; and that he made such investigation personally and has been informed and your affiant avers they are not now, nor were they within a period of three months last, in the military or naval service of the United States within the purview of the aforesaid Soldiers' and Sailors' Relief Act of 1940; and that the last known address of said Defendant, ELIZABETH M. ASH, is 368 Grant Street, Berwick, Columbia County, Pennsylvania 18603; and that the last known address of said Defendant,

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF LUZERNE
SS:
:

FRANKLIN FIRST FEDERAL SAVINGS AND :
LOAN ASSOCIATION OF WILKES-BARRE, :
PLAINTIFF :
VS. :
EDWARD B. ASH and :
ELIZABETH M. ASH, :
DEFENDANTS :
NO. 1373 OF 1987 :
AFFIDAVIT OF NON-MILITARY SERVICE :
AND CERTIFICATION OF LAST KNOWN :
ADDRESS OF DEFENDANT AND PLAINTIFF

OF COLUMBIA COUNTY
CIVIL ACTION-LAW

EUGENE S. HORANZY, Vice-President
FRANKLIN FIRST FEDERAL SAVINGS AND
LOAN ASSOCIATION OF WILKES-BARRE

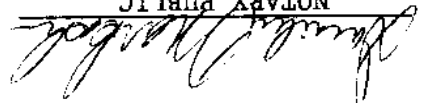


EDWARD B. ASH, is 1718 Spring Garden Avenue, Berwick, Columbia County,
Pennsylvania; and the address of the above Plaintiff is 44 West Market
Street, Wilkes-Barre, Luzerne County, Pennsylvania.

SWORN to and subscribed

before me this *2nd* day

of *April*, 1988.



NOTARY PUBLIC

NOTARY PUBLIC

Wilkes-Barre, Luzerne County, Pa.
My Commission Expires August 15, 1989

FRANKLIN FIRST FEDERAL SAVINGS AND
LOAN ASSOCIATION OF WILKES-BARRE,
IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

EDWARD B. ASH and
ELIZABETH M. ASH,
vs.
NO. 1373 Term 1987J.D.
NO. #28 of 1988 Term 1988E.D.

WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)

Commonwealth of Pennsylvania:

County of Columbia

TO THE SHERIFF OF 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 described below):

PLEASE SEE SHERIFF'S SALE DESCRIPTION ATTACHED HERETO-EXHIBIT "A"

**Amount due as of the date of Sheriff's Sale, 1988,
will be \$23,673.30, plus a per diem charge at the rate of \$4.56 from
April 8, 1988, through to the date of any Sheriff's Sale pursuant to
the judgment demanded herewith, together with all costs of suit and
any money hereinafter expended by the Plaintiff in payment of taxes,
sewer and water rents, claims or charges for insurance or repairs, and
any and all other expenses hereafter made by Plaintiff.

PARCEL NO.

04.4-2-36

Amount Due	\$16,553.20
Attorney's Commission	\$ 1,655.32
Interest to 4/8/88	\$ 5,464.78
TOTAL	\$23,673.30 Plus costs **

as endorsed.

TAMI B. KLINE,
Prothonotary, Court of
Common Pleas of Columbia
County, Pa.

Dated 28 April 1988.

(SEAL)

BY: Barbara N. Silvette, Deputy
Deputy
Barbara N. Silvette, Chief Deputy.

FRANKLIN FIRST FEDERAL SAVINGS AND :
 LOAN ASSOCIATION OF WILKES-BARRE, :
 OF COLUMBIA COUNTY :
 PLAINTIFF :
 VS. :
 EDWARD B. ASH and :
 ELIZABETH M. ASH, :
 DEFENDANTS :
 NO. 1373 OF 1987

AFRIDAUIT PURSUANT TO PA. R.C.P. RULE 3129

FRANKLIN FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF WILKES-BARRE, 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 1718 Spring Garden Avenue, Berwick Borough, Columbia County, Pennsylvania, the same being more particularly described in Exhibit "A", attached.

1. Name and address of Owner(s) or Reputed Owner(s):

Name: Edward B. Ash

Address: 1718 Spring Garden Avenue

Berwick, PA 18603

2. Name and address of Defendant(s) in the judgment:

Name: Edward B. Ash

Address: 1718 Spring Garden Avenue

Berwick, PA 18603

Name: Elizabeth M. Ash

Address: 368 Grant Street

Berwick, PA 18603

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

Name: Commonwealth of Pennsylvania

Department of Public Welfare
 Harrisburg, PA 17105

Name: Bureau of Claim Settlement

Address: 300 North Second Street, 5th Floor
 Harrisburg, PA 17105

DATE

GARY E. NORTON, ESQUIRE
Attorney for Plaintiff

DEER, PURSEL & LUSCHAS

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.

Name: _____ Address: _____ Columbia County Tax Claim Bureau 120 Rear East Third Street Berwick, PA 18603	Name: _____ Address: _____ Sewer Rental Office Berwick Borough of Berwick Pennsylvania American Water P.O. Box 313 Milton, PA 17847
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6. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale:

Name: _____ Address: _____ None	Name: _____ Address: _____ Beneficial Consumer Discount Company 44 West Broad Street Hazleton, PA 18201
---------------------------------------	---

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:

Name: _____ Address: _____ Franklin First Federal Savings and Loan Association of Wilkes-Barre 44 W. Market Street Wilkes-Barre, PA 18773	Name: _____ Address: _____ Beneficial Consumer Discount Company 44 West Broad Street Hazleton, PA 18201
--	---

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

EXHIBIT "A"

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described, as follows:

BEGINNING at a point on the southerly side of Spring Garden Avenue, said point being the northeasterly corner of Lot Number Seven (7); Thence in a southerly direction, along the easterly line of Lot Number Seven (7), a distance of One Hundred Seventy (170) feet, more or less, to an alley; Thence in an easterly direction, along said alley, a distance of Sixty-Seven and One-Half (67 1/2) feet, more or less, to a point Sixty-Seven and One-Half (67 1/2) feet, more or less, west of the westerly line of Lot Number Three (3), said point being an extension of the dividing line of a double dwelling; Thence in a northerly direction, on a straight line through the center of the said double dwelling, a distance of One Hundred Seventy (170) feet, more or less, to the southerly line of Spring Garden Avenue; Thence in a westerly direction, along the southerly line of Spring Garden Avenue, a distance of Sixty-Seven and One-Half (67 1/2) feet, more or less, to the point, the place of beginning.

BEING the westerly half of Lot Number Five (5) and all of Lot Number Six (6) of the Scanlon plot of lots to the Borough of West Berwick, now Berwick, upon which is erected the westerly half of a double dwelling.

BEING the same premises conveyed to Edward B. Ash by Deed of Lester A. Markle and Valerie J. Markle, his wife, dated the 5th day of September, 1979, and recorded in the Office of the Recorder of Deeds in and for Columbia County in Book Volume 294, page 446.

UNDER AND SUBJECT to the same reservations, conditions, restrictions, covenants, exceptions and easements as appear in prior chain of title.

PREMISES improved with a one unit, two story, half double dwelling, more commonly known as 1718 Spring Garden Avenue, Berwick Borough, Columbia County, Pennsylvania.

TOGETHER WITH all buildings and improvements thereon.