

SHERIFF'S SALE - COSTS SHEET

FIRST EASTERN BANK, N.A. VS. D. JOSEPH FERRO and KATHLEEN T. FERRO
 NO. 26 of 1991 E.D. NO. 295 of 1991 J.D. DATE OF SALE May 23, 1991
 11:00 A.M.

DOCKET & LEVY	\$ 14.00
SERVICE	17.50
MAILING	20.00
ADVERTISING, SALE BILLS & NEWSPAPERS	9.00
POSTING HANDBILLS	14.00
MILEAGE	10.00
CRYING/ADJOURN OF SALE	2.00
SHERIFF'S DEED	
DISTRIBUTION	
OTHER <u>COPIES</u>	2.00

TOTAL \$ 279.44

PRESS-ENTERPRISE, INC.	\$ 357.08
JENRIE PRINTING	
SOLICITOR'S SERVICES	30.00

TOTAL \$ 357.08

PROTHONOTARY:	LIENS LIST	\$
	DEED NOTARIZATION	X
	OTHER	

TOTAL \$

RECORDER OF DEEDS:	COPYWORK	\$ 20.00
	DEED	
	OTHER	

TOTAL \$ 20.00

REAL ESTATE TAXES:		
BOROUGH/TWP. & COUNTY TAXES, 19	19	\$
SCHOOL TAXES, DISTRICT		
DELINQUENT TAXES, 19	19, 19, 19, 19	

TOTAL \$

MUNICIPAL RENTS:		
SEWER - MUNICIPALITY	19	\$
WATER - MUNICIPALITY	19	

TOTAL \$

SURCHARGE FEE: (STATE TREASURER) TOTAL \$ 36.00

MISCELLANEOUS: <u>TAX CLAIM</u>	\$ 5.00
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TOTAL \$

TOTAL COSTS \$ 680.22

SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 26 OF 1991 E.D. ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENDUE OR OUTCRY TO THE HIGHEST AND BEST BIDDERS, FOR CASH, IN THE SHERIFF'S OFFICE, COURT HOUSE, BLOOMSBURG PENNSYLVANIA, COLUMBIA COUNTY, ON

AUGUST 22, 1991 THURSDAY
11:00 A.M.

IN THE FORENOON OF THE SAID DAY, ALL THE RIGHT, TITLE AND INTEREST OF THE DESCRIBED LOTS, PIECES, OR PARCELS OF LAND:

ALL that certain piece and parcel of land situate in North Center Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a railroad spike corner located in the center line of Township Route 481, and thence running along the center line of said Township Route 481 the following courses and distances, namely;

SOUTH 86 degrees 43 minutes 40 seconds west, 50.80 feet to a railroad spike;

THENCE south 83 degrees 28 minutes 15 seconds west 107.08 feet to a railroad spike;

THENCE south 66 degrees 21 minutes 22 seconds west 52.48 feet to a railroad spike;

THENCE south 42 degrees 00 minutes 03 seconds west 59.42 feet to a railroad spike;

THENCE south 32 degrees 39 minutes 24 seconds west 314.29 feet to a railroad spike;

THENCE south 49 degrees 7 minutes 00 seconds west 43.53 feet to a railroad spike;

THENCE south 75 degrees 26 minutes 10 seconds west 101.22 feet to a railroad spike;

THENCE south 66 degrees 00 minutes 36 seconds west 151.60 feet to a railroad spike;

THENCE south 62 degrees 39 minutes 11 seconds west 122.68 feet to a railroad spike;

THENCE along other lands of Paul J. Thomas and Mary M. Thomas, his wife, north 3 degrees 42 minutes 22 seconds east 577.61 feet to an iron pin;

THENCE along other lands of Paul J. Thomas, et ux, and lands of Harvey B. Longenberger and Joan Longenberger, south 85 degrees 29 minutes 30 seconds east 757.90 feet to a railroad spike corner, the place of beginning.

CONTAINING 4.982 acres of land, according to survey and draft made by Frank Reishline, R.S., dated September 30, 1976.

BEING the same premises conveyed to D. Joseph Ferro and Kathleen T. Ferro, his wife, by deed dated December 30, 1981 and recorded December 30, 1981, in Columbia County Recorder of Deeds Office in Deed Book 305, Page 16.

CONTINUED TO PAGE 2

SHERIFF'S SALE PAGE 2 OF 2

SEIZED, TAKEN IN EXECUTION and to be sold as the property of D. Joseph Ferro and Kathleen T. Ferro, his wife, by virtue of judgement entered to Columbia County Court of Common Pleas No. 295 of 1991 on March 28, 1991.

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.

TERMS OF SALE: Ten (10%) percent cash or certified check TIME OF SALE, Balance cash or certified check within eight (8) days after Sale.

Said premises to be sold by the Sheriff of Columbia County.

GARRY A. ROADARMEL, Jr.
Sheriff of Columbia County

MYLES R. WREN, Esquire
for Plaintiff

from being returned. For additional fees the following services are available. Consult postmaster for fees and check boxes for additional service(s) requested.

1. ☐ Show to whom delivered, date, and addressee's address. (Extra charge)

2. ☐ Restricted Delivery (Extra charge)

3. Article Addressed to: Thomas C. Zerbe Jr.
Deputy Attorney General
Collections Unit
Fourth and Walnut Sts.
Harrisburg, Pa. 17120

4. Article Number: P 279 613 341

Type of Service: ☐ Registered ☐ Insured ☒ Certified ☐ COD ☐ Return Receipt for Merchandise ☐ Express Mail

5. Signature - Addressee: [Signature]

6. Signature - Agent: [Signature]

7. Date of Delivery: APR - 3 1991

8. Addressee's Address (ONLY if requested and fee paid): Always obtain signature of addressee or agent and DATE DELIVERED.

PS Form 3811, Apr. 1989 *U.S.G.P.O. 1989-238-815 DOMESTIC RETURN RECEIPT

the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check boxes for additional service(s) requested.

1. ☐ Show to whom delivered, date, and addressee's address. (Extra charge)

2. ☐ Restricted Delivery (Extra charge)

3. Article Addressed to: Sears & Roebuck Co.
P.O. Box 126
Catwasaqua, Pa. 18032

4. Article Number: P 279 613 338

Type of Service: ☐ Registered ☐ Insured ☒ Certified ☐ COD ☐ Return Receipt for Merchandise ☐ Express Mail

5. Signature - Addressee: [Signature]

6. Signature - Agent: [Signature]

7. Date of Delivery: 4-3-91

8. Addressee's Address (ONLY if requested and fee paid): Always obtain signature of addressee or agent and DATE DELIVERED.

PS Form 3811, Apr. 1989 *U.S.G.P.O. 1989-238-815 DOMESTIC RETURN RECEIPT

from being returned. For additional fees the following services are available. Consult postmaster for fees and check boxes for additional service(s) requested.

1. ☐ Show to whom delivered, date, and addressee's address. (Extra charge)

2. ☐ Restricted Delivery (Extra charge)

3. Article Addressed to: Commonwealth of Pa.
Department of Revenue
Bureau of Commerce
P.O. Box 8901
Harrisburg, Pa. 17105-8901

4. Article Number: P 821 579 999

Type of Service: ☐ Registered ☐ Insured ☒ Certified ☐ COD ☐ Return Receipt for Merchandise ☐ Express Mail

5. Signature - Addressee: [Signature]

6. Signature - Agent: [Signature]

7. Date of Delivery: APR 03 1991

8. Addressee's Address (ONLY if requested and fee paid): Always obtain signature of addressee or agent and DATE DELIVERED.

PS Form 3811, Apr. 1989 *U.S.G.P.O. 1989-238-815 DOMESTIC RETURN RECEIPT

from being returned. For additional fees the following services are available. Consult postmaster for fees and check boxes for additional service(s) requested.

1. ☐ Show to whom delivered, date, and addressee's address. (Extra charge)

2. ☐ Restricted Delivery (Extra charge)

3. Article Addressed to: IRS
P.O. Box 12050
Philadelphia, Pa. 19106
Attention: Special Procedures Function

4. Article Number: P 279 613 343

Type of Service: ☐ Registered ☐ Insured ☒ Certified ☐ COD ☐ Return Receipt for Merchandise ☐ Express Mail

5. Signature - Addressee: [Signature]

6. Signature - Agent: [Signature]

7. Date of Delivery: [Signature]

8. Addressee's Address (ONLY if requested and fee paid): Always obtain signature of addressee or agent and DATE DELIVERED.

PS Form 3811, Apr. 1989 *U.S.G.P.O. 1989-238-815 DOMESTIC RETURN RECEIPT

from being returned. For additional fees the following services are available. Consult postmaster for fees and check boxes for additional service(s) requested.

1. ☐ Show to whom delivered, date, and addressee's address. (Extra charge)

2. ☐ Restricted Delivery (Extra charge)

3. Article Addressed to: Small Business Administration
20 N. Pennsylvania Ave.,
Room 2327
Wilkes-Barre, Pa. 18701

4. Article Number: P 279 613 344

Type of Service: ☐ Registered ☐ Insured ☒ Certified ☐ COD ☐ Return Receipt for Merchandise ☐ Express Mail

5. Signature - Addressee: [Signature]

6. Signature - Agent: [Signature]

7. Date of Delivery: APR 2 - 1991

8. Addressee's Address (ONLY if requested and fee paid): Always obtain signature of addressee or agent and DATE DELIVERED.

PS Form 3811, Apr. 1989 *U.S.G.P.O. 1989-238-815 DOMESTIC RETURN RECEIPT

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1. ☐ Show to whom delivered, date, and addressee's address. (Extra charge)

2. ☐ Restricted Delivery (Extra charge)

3. Article Addressed to: [Signature]

4. Article Number: [Signature]

Type of Service: ☐ Registered ☐ Insured ☒ Certified ☐ COD ☐ Return Receipt for Merchandise ☐ Express Mail

5. Signature - Addressee: [Signature]

6. Signature - Agent: [Signature]

7. Date of Delivery: [Signature]

8. Addressee's Address (ONLY if requested and fee paid): Always obtain signature of addressee or agent and DATE DELIVERED.

PS Form 3811, Apr. 1989 *U.S.G.P.O. 1989-238-815 DOMESTIC RETURN RECEIPT

the date of delivery. For additional fees, the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1. Show to whom delivered, date, and addressee's address. <i>(Extra charge)</i>	2. Restricted Delivery <i>(Extra charge)</i>
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3. Article Addressed to:	4. Article Number P 279 613 336
First National Bank of Berwick 111 West Front Street Berwick, Pa. 18603	Type of Service: <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Certified <input type="checkbox"/> Express Mail <input type="checkbox"/> Insured <input type="checkbox"/> COD <input type="checkbox"/> Return Receipt for Merchandise
5. Signature Addressee	Always obtain signature of addressee or agent and UATE DELIVERED.
X	8. Addressee's Address (ONLY if required and fee paid)
6. Signature - Agent	
X	
7. Date of Delivery	
APR 03 1991	

3. Article Addressed to:	4. Article Number
Mr. William L. Hixson RD#1 Berwick, Pa. 18603	P 821 580 000
5. Signature / Addressee's Address	Type of Service:
X X <i>W. L. Hixson</i>	<input type="checkbox"/> Registered <input type="checkbox"/> Insured
6. Signature Agent	<input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD
X	<input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise
7. Date of Delivery	Always obtain signature of addressee or agent and DATE DELIVERED.
APR 03 1991	8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Apr. 1989

* U.S.G.P.O. 1989-238-875

DOMESTIC RETURN RECEIPT

2011: Apr. 1909

0-0000000000

DOMESTIC NEIGHBOR RELATIONS

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4.		Put your address in the return receipt fee will provide you the name of the person delivered to and from being returned to, RETURN TO: Space on the reverse side. Failure to do this will prevent this card from being returned to and check box(es) for additional services are available. Consult postmaster for fees.	
1. Show to whom delivered, date, and addressee's address. 2. <input type="checkbox"/> Restricted Delivery <input type="checkbox"/> (Extra charge)		3. Article Addressed to:	
4. Article Number P 279 613 342		Commonwealth of Pennsylvania Department of Revenue Bureau of Accounts Settlement P.O. Box 2055 Harrisburg, Pa. 17105	
Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Certified <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> COD <input type="checkbox"/> Insured		Always obtain signature of addressee or agent and DATE DELIVERED	
8. Addressee's Address (ONLY if requested and fee paid)		5. Signature - Addressee 6. Signature - Agent 7. Date of Delivery	
DOMESTIC RETURN RECEIPT		* U.S.G.P.O. 1989-238-B15 PS Form 3811, Apr. 1989	

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in 1. from being returned to: u. The return receipt fee will provide you the name of the person delivered to and will prevent this card from being returned to additional service(s) requested. 1. <input type="checkbox"/> Show to whom delivered, date, and addressee's address. 2. <input type="checkbox"/> Restricted Delivery (Extra charge)		3. Article Addressed to:	
4. Article Number P 279 613 340		Type of Service: <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Certified <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise	
Always obtain signature of addressee or agent and DATE DELIVERED.		5. Signature - Addressee <i>Pauline M. Groshek</i> 6. Signature - Agent <i>James M. Groshek</i>	
8. Addressee's Address (ONLY if requested and fee paid)		7. Date of Delivery 4-3-91	
DOMESTIC RETURN RECEIPT		PS Form 3811, Apr. 1989 * U.S.G.P.O. 1989-238-815	

3. Article Addressed to: Office of F.A.I.R. Department of Public Welfare P.O. Box 8016 Harrisburg, Pa. 17105		5. Signature - Addressee _____ 6. Signature - Agent _____ 7. Date of Delivery APR 03 1991	
4. Article Number P 279 613 345		8. Addressee's Address (ONLY if requested and fee paid) _____ or agent and DATE DELIVERED. Always obtain signature of addressee	
Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input type="checkbox"/> COD <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Express Mail		9. Signature - Addressee _____ 10. Signature - Agent _____ 11. Date of Delivery APR 03 1991	

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in the "TURN 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 the following services are available. Consult postmaster for fees and check boxes for additional service(s) requested. 1. Show to whom delivered, date, and addressee's address. 2. Restricted Delivery (Extra charge)		PS Form 3811, Apr. 1989		*U.S.G.P.O. 1989-238-815		DOMESTIC RETURN RECEIPT	
3. Article Addressed to: Press Enterprise P.O. Box 745 Bloomsburg, Pa. 17815		4. Article Number P 279 613 339		Type of Service: <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Certified <input type="checkbox"/> Express Mail <input type="checkbox"/> Insured <input type="checkbox"/> COD <input type="checkbox"/> Return Receipt for Merchandise		Always obtain signature of addressee or agent and DATE DELIVERED.	
5. Signature - Addressee X <i>Henry L. Ross</i>		6. Signature - Agent X <i>Henry L. Ross</i>		7. Date of Delivery APR 2 1991		8. Addressee's Address (ONLY if requested and fee paid)	
PS Form 3811, Apr. 1989		*U.S.G.P.O. 1989-238-815		DOMESTIC RETURN RECEIPT			

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in the "TURN 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 the following services are available. Consult postmaster for fees and check boxes for additional service(s) requested. 1. Show to whom delivered, date, and addressee's address. 2. Restricted Delivery (Extra charge)		PS Form 3811, Apr. 1989		*U.S.G.P.O. 1989-238-815		DOMESTIC RETURN RECEIPT	
3. Article Addressed to: Fenstermaker & Sons RD#4 Box 4705 Berwick, Pa. 18603		4. Article Number P 279 613 337		Type of Service: <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Certified <input type="checkbox"/> Express Mail <input type="checkbox"/> Insured <input type="checkbox"/> COD <input type="checkbox"/> Return Receipt for Merchandise		Always obtain signature of addressee or agent and DATE DELIVERED.	
5. Signature - Addressee X <i>Paul Fenstermaker</i>		6. Signature - Agent X		7. Date of Delivery 4-2-91		8. Addressee's Address (ONLY if requested and fee paid)	
PS Form 3811, Apr. 1989		*U.S.G.P.O. 1989-238-815		DOMESTIC RETURN RECEIPT			

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

August 22, 1991

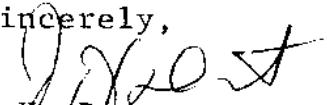
Mr. Myles R. Wren, Esquire
240 Penn Ave.,
Scranton, Pennsylvania 18503

Dear Sir:

Enclosed is CK#3143 in the amount of \$69.78, which represents a refund from the advance Sheriff's Cost for the Writ of Execution Mortgage Foreclosure No. 26 of 1991 against D. Joseph Ferro, and Kathleen T. Ferro, his wife. As you know, this Sheriff's Sale was continued to a date certain within 100 days until August 22, 1991 at 11:00 A.M. Also, according to the Rules, this Sheriff's Sale can only be continued once and after a phone conversation with Arlene, the Sheriff's Office is discontinuing any further action with this execution. Also enclosed is a copy of the Sheriff's cost sheet.

If you have any questions, please contact us.

Sincerely,


J.H. Dent
Deputy Sheriff

HARRY A. ROADARMEL, JR.



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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

August 22, 1991

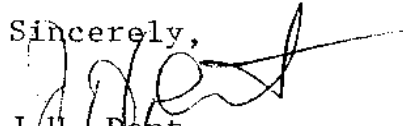
Mr. Michael Ireys, Esquire
38 W. 3rd St.,
Bloomsburg, Pa. 17815

Dear Sir:

Enclosed is CK#3145 in the amount of \$50.00, which represents payment for the, again wonderful treatment and expert leadership for the Sheriff's Sale No. 26 of 1991 against D. Joseph Ferro.

If you have any questions, please contact us.

Sincerely,


J.H. Dent
Deputy Sheriff

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380

BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

August 22, 1991

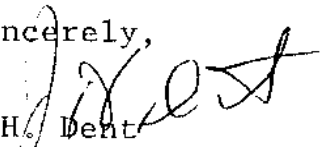
Press Enterprise
P.O. Box 745
Bloomsburg, Pa. 17815

Dear Sir:

Enclosed is CK#3144 in the amount of \$289.28, which represents payment for the Sheriff's Sale No. 26 of 1991 advertisement, First Eastern Bank ,N.A. Vs D. Joseph Ferro and Kathleen T. Ferro, his wife.

If you have any questions, please contact us.

Sincerely,


J.H. Dent
Deputy Sheriff

NOGI, APPLETON, WEINBERGER & WREN, P. C.

ATTORNEYS AT LAW

240 PENN AVENUE

SCRANTON, PENNSYLVANIA 18503

JACOB I. NOGI
JOHN H. APPLETON
JERRY J. WEINBERGER
MYLES R. WREN*

TELEPHONE 717-963-8880
TELECOPIER 717-963-9372

DONALD J. FENDRICK
COUNSEL TO THE FIRM

MORRIS I. RAUB**
BRIAN E. MANNING
JOHN J. CLARY, JR.
ANDREW J. KATSOCK, III**

CLARKS GREEN OFFICE:
112 N. ABINGTON ROAD
CLARKS GREEN, PA 18411

TELEPHONE 717-586-0358

*ALSO MEMBER OF NEW YORK BAR

**ALSO MEMBER OF NEW JERSEY BAR

August 15, 1991

Sheriff
Columbia County Courthouse
P.O. Box 380
Bloomsburg, Pennsylvania 17815

RE: First Eastern Bank
VS: Joseph and Kathleen Ferro
Our File No.: 20533

Dear Sir:

Please Stay the Sheriff's Sale scheduled for 9:30 a.m. ,
August 20, 1991, concerning the matter of First Eastern Bank, N.A.
vs. Joseph D. and Kathleen Ferro.

Sincerely,

NOGI, APPLETON, WEINBERGER & WREN, P.C.

Myles R. Wren
MYLES R. WREN, ESQUIRE

MRW/jz

Aug. 19, 1991 1020 DEP DENT CALLED ARLENE
IN WREN'S OFFICE AND ADVISED TO DISCONTINUE
THIS SALE.

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

July 31, 1991

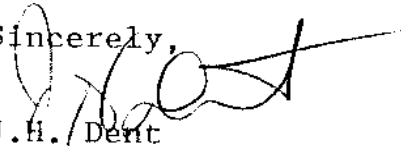
Mr. Myles R. Wren, Esquire
240 Penn Ave.,
Scranton, Pennsylvania 18503

Dear Sir:

It is respectfully requested that the Sheriff's Department be notified if there is any change in the Sheriff's Sale No. 26 of 1991 E.D., First Eastern Bank, N.A. Vs Joseph Ferro and Kathleen T. Ferro, scheduled for Aug. 22, 1991 at 1100.

If you have any questions, please contact us.

Sincerely,


J.H. Dent
Deputy Sheriff

FD-11 (Rev. 1-25-60)

Page 1 of 1

FILE NO. 13-91-000000

FILE NO. 13-91-000000

City

State

5-91-000000

(717) 825-6602

Telephone Number

UNITED STATES BANKRUPTCY COURT FOR THE MIDDLE DISTRICT OF PENNSYLVANIA

In re

JOSEPH D. FERRO

Debtor

Certified as to accuracy of tax information furnished
within the last six years

Social Security No. 234-34-4697

Director's Employment Tax

Identification No.

FILED
Wilkes-Barre
1971

Must
Clerk of Court

RELIEF
ORDERED

VOLUNTARY PETITION UNDER CHAPTER THIRTY-THREE

☒ Individual

☐ Married and Wife

☐ Partner and

Petitioner's name (do not include title) ROBERTA L. FERRO, Petitioner

18604

COLORED RITE

21a. (Check One)

☒ Petitioner has no other

JOHN J. THOMAS
ATTORNEY AT LAW
SUITE 1000
10 WEST NORTHAMPTON STREET
WILKES-BARRE, PENNSYLVANIA 18701
(717) 825-0002
FAX (717) 825-0031

FACSIMILE INFORMATION SHEET

DATE: May 22, 1991
TO: Columbia Co. Sheriff
RE: Joseph D. FERRO
TELEPHONE NUMBER: _____
TELECOPIER NUMBER: (717) 784-0257
NUMBER OF PAGES (INCLUDING COVER): 2
PAPER SIZE: 8 1/2 x 11
FROM: Betsy Powell, Paralegal
MESSAGE: Please be advised of Ch. 13 bankruptcy
filing of Joseph D. FERRO. Please cancel
Sheriff sale of property scheduled for
May 22, 1991. Call with any questions.

IF YOU DO NOT RECEIVE THIS DOCUMENT IN ITS ENTIRETY, PLEASE CALL
THE OPERATOR AT 717-825-0002.

ATTORNEY JOHN J. THOMAS FOR BILLS NUMBER 717-825-0002

JOHN A. THOMAS, ESQUIRE
Attorney for Debtor

SUITE 1500, 10 W. NORTHAMPTON, T.
Address

WILKES BARRE, PENNSYLVANIA 18701
City State

(717) 825-5602
Telephone Number

5-91-00822

UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF PENNSYLVANIA

In re

JOSEPH D. TESTA

Debtor

Set forth all debts payable to or for the benefit of the Debtor within the last six years.

Social Security No. 004-34-319

Debtor's Employer's Tax

Identification No.

Case No.

FILE
Wilkes-Barre

MAY 21 1981

Martha J.
Clerk of the Court

Ordered
Entered

VOLUNTARY PETITION UNDER CHAPTER THIRTEEN

☒ Individual ☐ Partnership and Wife ☐ Partnership

1. Petitioner's mailing address is no longer, county of LUKE DE BOX 2425, BIRMINGHAM, AL 35203 COLUMBIA COUNTY

2(a) (Check One)

- ☒ Petitioner has been
☐ Petitioner has been
☐ Petitioner's spouse has been
☐ The principal debtor has been

(b) (Check One)

- ☒ Within thirty days of the filing of this petition
☐ Within the period for filing a petition for relief under Chapter 12, 13, or 14

3. Petitioner is qualified to receive relief under Chapter 13 of the Bankruptcy Code, as amended, 11 U.S.C.

LIEN CERTIFICATE

DATE 4/5/91

This is to certify that according to our records, the tax liens in the Tax Claim Bureau against the property listed below, as of December 31, 1990, in Centre North are as follows:

Owner or Reputed Owner: Ferro, Joseph D. & Kathleen T. (12-81)
Former Owner: _____
Parcel No. 11-07-35-2
Description 4.98 Ac.

	TOTAL
1990	2,084.41
1989	2,247.67
1988	2,303.79
1987	2,316.00
TOTAL	8,951.87

The above figures represent the amounts due during the month of June 1991

Requested by: Harry A. Roadarmel, Jr., Sheriff

Fee: \$5.00

COLUMBIA COUNTY TAX CLAIM BUREAU

D. Long
Director

Sale Date
5-23-91
11:00 A.M.

HARRY A. ROADARMET, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17815

FILED
APR 18 1991

RECORDED
APR 18 1991

April 18, 1991

Mr. Myles R. Wren, Esquire
240 Penn Avenue
Scranton, Pennsylvania 18503

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

VS. 26 of 1991 E.D.

WRT OF EXECUTION
(MORTGAGE FORECLOSURE)

POSTING OF PROPERTY

Thursday April 18, 1991 POSTED A COPY OF THE SHERIFF'S SALE BILL
ON THE PROPERTY OF D. Joseph Ferro and Kathleen T. Ferro
COLUMBIA COUNTY, PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY
SHERIFF J.H. Dent

Note: A copy of the Sale Bill was also
posted within the Sheriff's
Office and Lobby of the Court
House.

SO ANSWERS:

J.H. Dent
DEPUTY SHERIFF

SHERIFF, HARRY A. ROADARMET, JR.

SWORN AND SUBSCRIBED BEFORE ME
THIS 18th

DAY OF April 1991

Alorvery Long Deputy
TAMI B. KEENE, PROthonotary OF
COLUMBIA COUNTY

PROTH & CLERK OF THE COURTS
AND COUNTY OF COLUMBIA COUNTY PA 17815

Pauline Groshek
N. Centre Township Tax Collector
R. D. #2, Box 2463
Berwick, PA 18603

April 17th, 1991

Sheriff's Office
Col. Co. Court House
Bloomsburg, Pa. 17815

Re: Kathleen & Joseph Ferro - N. Centre Twp.

Dear Sir:

Attached is a copy of this year's
County and Township Taxes unpaid by
the above-named, per your request.

For unpaid previous years, you
are to see Dennis Long, Tax Claim Bureau,
Col. Co. Court House. He will certify
for County and School Real Estate Taxes.

For unpaid County (March) per capita
taxes, you will need to get from
Berkheimer Assoc., 18 Shermans Drive, Blooms. Ph. 784-7102.

For unpaid School Per Capita and
Occupation Taxes, you will need to get
from Central Tax Bureau, 128 W. Second St. Berwick.
Phone no. is 752-3600.

Sincerely,

Pauline M. Groshek

N. Centre Twp. Tax Collector

NOTICE NORTH CENTRE TWP

CHECKS PAYABLE TO:
 LINE GROSSCH
 #2 BOX 2463
 WICK, PA. 18603
 FROM 5:00 TO 4:00 PM
 PLEASE CALL FOR AN
 APPOINTMENT
 717-683-5037

ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

FOR COLUMBIA COUNTY			DATE	BILL NO.
DESCRIPTION	ASSESSMENT	MILLS	AMOUNT DUE	INCL. PENALTY
COUNTY R.E.	10260	25.00	251.37	282.19
SINKING FUND		2.00	20.11	22.57
TWP/BORO R.E.		5.00	50.27	56.43
FIRE		2.00	20.11	22.57
PAY THIS AMOUNT →			341.86 APR 30 IF PAID ON OR BEFORE	383.72 JULY 1 IF PAID AFTER

THE DISCOUNT & THE PENALTY HAVE BEEN COMPUTED FOR YOUR CONVENIENCE.

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

FROM JOSEPH P. & KATHLEEN T
 P.O.
 WICK, PA. 18603

PENALTY A PROPERTY DESCRIPTION
 COUNTY 10% TWP/BORO 10%
 ACCT NO. 52135
 PARCEL 11-07-35-2
 PARTIAL
 L-4.98AC 470
 BUILDINGS 9,790

THIS TAX RETURNED TO COURT HOUSE:
 JANUARY 24, 1992

TOTAL 10,260

NOTICE 1991 PER CAPITA AND OCCUPATION

CHECKS PAYABLE TO:
 LINE GROSSCH
 #2 BOX 2463
 WICK, PA. 18603
 FROM 5:00 TO 4:00 PM
 PLEASE CALL FOR AN
 APPOINTMENT
 717-683-5037

ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

FOR COLUMBIA COUNTY			DATE	BILL NO.
DESCRIPTION	ASSESSMENT	MILLS	AMOUNT DUE	INCL. PENALTY
CNTY-PER CAPITA			4.98	5.50
BORO/TWP P. C.			1.98	2.20
PAY THIS AMOUNT →			6.96 APR 30 IF PAID ON OR BEFORE	7.70 JULY 1 IF PAID AFTER

THE DISCOUNT & THE PENALTY HAVE BEEN COMPUTED FOR YOUR CONVENIENCE.

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

FROM JOSEPH P. & KATHLEEN T
 P.O.
 WICK, PA. 18603

PENALTY A PROPERTY DESCRIPTION
 COUNTY 10% TWP/BORO 10%
 ACCT NO. 12359
 PARCEL
 CCC. HW

TAXES BECOME DELINQUENT 120 DAYS AFTER BILLING

NOTICE 1991 PER CAPITA AND OCCUPATION

CHECKS PAYABLE TO:
 LINE GROSSCH
 #2 BOX 2463
 WICK, PA. 18603
 FROM 5:00 TO 4:00 PM
 PLEASE CALL FOR AN
 APPOINTMENT
 717-683-5037

ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

FOR COLUMBIA COUNTY			DATE	BILL NO.
DESCRIPTION	ASSESSMENT	MILLS	AMOUNT DUE	INCL. PENALTY
CNTY-PER CAPITA			4.98	5.50
BORO/TWP P. C.			1.98	2.20
PAY THIS AMOUNT →			6.96 APR 30 IF PAID ON OR BEFORE	7.70 JULY 1 IF PAID AFTER

THE DISCOUNT & THE PENALTY HAVE BEEN COMPUTED FOR YOUR CONVENIENCE.

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

FROM JOSEPH P. & KATHLEEN T
 P.O.
 WICK, PA. 18603

PENALTY A PROPERTY DESCRIPTION
 COUNTY 10% TWP/BORO 10%
 ACCT NO. 12347
 PARCEL
 CCC. SM BUS 150

TAXES BECOME DELINQUENT 120 DAYS AFTER BILLING

DESIRE A RECEIPT, ENCLOSE A STAMPED ADDRESSED ENVELOPE WITH YOUR PAYMENT

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

NOGI, APPLETON, WEINBERGER & WREN, P. C.

ATTORNEYS AT LAW

240 PENN AVENUE

SCRANTON, PENNSYLVANIA 18503

JACOB I. NOGI
JOHN H. APPLETON
JERRY I. WEINBERGER
MYLES R. WREN*

TELEPHONE 717-963-8880
TELECOPIER 717-963-9372

DONALD J. FENDRICK
COUNSEL TO THE FIRM

MORRIS I. RAUB**
BRIAN E. MANNING
JOHN T. CLARY, JR.
ANDREW J. KATSOCK, III**

CLARKS GREEN OFFICE:
112 N. ABINGTON ROAD
CLARKS GREEN, PA 18411

TELEPHONE 717-586-0358

April 10, 1991

*ALSO MEMBER OF NEW YORK BAR
**ALSO MEMBER OF NEW JERSEY BAR

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

RE: Merchants Bank North
VS: D. Joseph Ferro and
Kathleen T. Ferro, his wife
Our File No: 20533

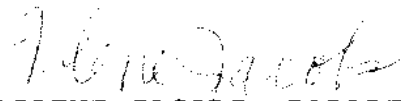
Dear Sir or Madam:

Enclosed please find an Affidavit in regards to the above captioned matter.

If you should have any questions, please do not hesitate to contact the undersigned.

Sincerely,

NOGI, APPLETON, WEINBERGER & WREN, P.C.


ARLENE JACOBS, PARALEGAL

AJ/tas

Enclosure

MERCHANTS BANK NORTH, : IN THE COURT OF COMMON PLEAS
 Plaintiff : OF COLUMBIA COUNTY
 VS. : CIVIL ACTION - LAW
 D. JOSEPH FERRO and :
 KATHLEEN T. FERRO, his wife, :
 Defendants : NO. 295 - CIVIL - 1991
 ::

AFFIDAVIT

COMMONWEALTH OF PENNSYLVANIA :
 : SS
 COUNTY OF LACKAWANNA :

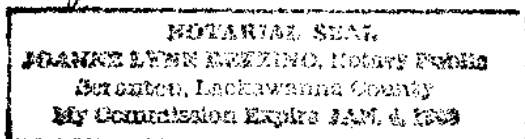
THIS IS TO CERTIFY that I mailed to the Creditors the attached letter, notifying them of the time and place of the mortgage foreclosure sale, by placing same in the United States Mail, postage prepaid, on the 9th day of April, 1991. United States Postal Service, Certificate of Mailing are attached as proof of mailing to each of the creditors.

NOGI, APPLETON, WEINBERGER & WREN, P.C.

Arlene Jacobs
 ARLENE JACOBS, PARALEGAL

Sworn to and subscribed
 before me this 9th day
 of April, 1991.

Joanne Lynn Bezzina
 NOTARY PUBLIC



NOGI, APPLETON, WEINBERGER & WREN, P.C.

ATTORNEYS AT LAW

240 PENN AVENUE

SCRANTON, PENNSYLVANIA 18503

JACOB I. NOGI
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DONALD J. FENDRICK
COUNSEL TO THE FIRM

MORRIS I. RAUB**
BRIAN E. MANNING
JOHN T. CLARY, JR.
ANDREW J. KATSOCK

April 9, 1991

CLARKS GREEN OFFICE:
112 N. ABINGTON ROAD
CLARKS GREEN, PA 18411

TELEPHONE 717-586-0358

*ALSO MEMBER OF NEW YORK BAR

**ALSO MEMBER OF NEW JERSEY BAR

COMMONWEALTH OF PENNSYLVANIA

Department of Revenue

Bureau of Compliance

P.O. Box 8901

Harrisburg, Pennsylvania 17105-8901

RE: FIRST EASTERN BANK, N.A.
VS: D. JOSEPH FERRO and
KATHLEEN T. FERRO, his wife
NO. 295 - CIVIL - 1991
Our File No. 21986

Dear Sir or Madam:

Please be advised that FIRST EASTERN BANK, N.A., filed a Mortgage against D. Joseph Ferro and Kathleen T. Ferro. That Mortgage is in default and has been reduced to a Mortgage Foreclosure. We are in the process of foreclosing on that Mortgage and the property, subject to that Mortgage, which is located at R.D. #2, Box 431 C, Berwick, North Center Township, Columbia County and State of Pennsylvania, is now listed for Judicial Sheriff's Sale. The sale is scheduled for the 23rd day of May, 1991. The sale date may be continued for an approximate thirty (30) day period without additional notice to Creditors.

Please be advised that in reviewing the records we have found that a Mortgage/Judgment/Lien exist in favor of yourself. If you wish to protect your position and not have your Mortgage/Judgment/Lien extinguished, you should be in attendance Court House before 11:00 A.M., on the date your position will be Mortgage Foreclosure.

BERGER & WREN P.C.

RE

U.S. POSTAL SERVICE
CERTIFICATE OF MAILING

Received From:
Nogi, Appleton, Weinberger & Wren, P.C.
240 Penn Avenue
Scranton, Pennsylvania 18503

One piece of ordinary mail addressed to:
Commonwealth of Pennsylvania
Department of Revenue/Bureau of Compliance/P.O. Box 8901
Harrisburg, Pennsylvania 17105-8901

MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE
FOR INSURANCE - POSTMASTER

PS FORM 3817
MAY 1976

U.S.G.P.O.: 1988 - 202-395/78114

NOGI, APPLETON, WEINBERGER & WREN, P. C.

ATTORNEYS AT LAW

240 PENN AVENUE

SCRANTON, PENNSYLVANIA 18503

JACOB I. NOGI
JOHN H. APPLETON
JERRY J. WEINBERGER
MYLES R. WREN*

TELEPHONE 717-963-8880

TELECOPIER 717-963-9372

DONALD J. FENDRICK
COUNSEL TO THE FIRM

CLARKS GREEN OFFICE:
112 N. ABINGTON ROAD
CLARKS GREEN, PA 18411

TELEPHONE 717-586-0358

MORRIS I. RAUB**
BRIAN E. MANNING
JOHN T. CLARY, JR.
ANDREW J. KATSOCK

April 9, 1991

*ALSO MEMBER OF NEW YORK BAR
**ALSO MEMBER OF NEW JERSEY BAR

SEARS & ROEBUCK CO.
P.O. Box 126
Catwsaugua, Pennsylvania 18032

RE: FIRST EASTERN BANK, N.A.
VS: D. JOSEPH FERRO and
KATHLEEN T. FERRO, his wife
NO. 295 - CIVIL - 1991
Our File No. 21986

Dear Sir or Madam:

Please be advised that FIRST EASTERN BANK, N.A., filed a Mortgage against D. Joseph Ferro and Kathleen T. Ferro. That Mortgage is in default and has been reduced to a Mortgage Foreclosure. We are in the process of foreclosing on that Mortgage and the property, subject to that Mortgage, which is located at R.D. #2, Box 431 C, Berwick, North Center Township, Columbia County and State of Pennsylvania, is now listed for Judicial Sheriff's Sale. The sale is scheduled for the 23rd day of May, 1991. The sale date may be continued for an approximate thirty (30) day period without additional notice to Creditors.

Please be advised that in reviewing the records we have found that a Mortgage/Judgment/Lien exist in favor of yourself. If you wish to protect your position and not have your Mortgage/Judgment/Lien extinguished, you should be in attendance at the Columbia County Courthouse, before 11:00 A.M., on the date of your position will be Mortgage Foreclosure.

WEINBERGER & WREN P.C.

IRE

U.S. POSTAL SERVICE CERTIFICATE OF MAILING	
Received From:	NOGI, APPLETON, WEINBERGER & WREN 240 Penn Avenue Scranton, Pennsylvania 18503
One piece of ordinary mail addressed to:	Sears and Roebuck Co. P.O. Box 126 Catwsaugua, Pennsylvania 18032
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE - POSTMASTER	

NOGI, APPLETON, WEINBERGER & WREN, P. C.

ATTORNEYS AT LAW

240 PENN AVENUE

SCRANTON, PENNSYLVANIA 18503

JACOB I. NOGI
JOHN H. APPLETON
JERRY J. WEINBERGER
MYLES R. WREN*

TELEPHONE 717-963-8880

TELECOPIER 717-963-9372

DONALD J. FENDRICK
COUNSEL TO THE FIRM

MORRIS I. RAUB**
BRIAN E. MANNING
JOHN T. CLARY, JR.
ANDREW J. KATSOCK

April 9, 1991

CLARKS GREEN OFFICE:
112 N. ABINGTON ROAD
CLARKS GREEN, PA 18411

TELEPHONE 717-586-0358

*ALSO MEMBER OF NEW YORK BAR

**ALSO MEMBER OF NEW JERSEY BAR

WILLIAM L. HIXSON
R.D. #1
Berwick, Pennsylvania 18603

RE: FIRST EASTERN BANK, N.A.
VS: D. JOSEPH FERRO and
KATHLEEN T. FERRO, his wife
NO. 295 - CIVIL - 1991
Our File No. 21986

Dear Sir or Madam:

Please be advised that FIRST EASTERN BANK, N.A., filed a Mortgage against D. Joseph Ferro and Kathleen T. Ferro. That Mortgage is in default and has been reduced to a Mortgage Foreclosure. We are in the process of foreclosing on that Mortgage and the property, subject to that Mortgage, which is located at R.D. #2, Box 431 C, Berwick, North Center Township, Columbia County and State of Pennsylvania, is now listed for Judicial Sheriff's Sale. The sale is scheduled for the 23rd day of May, 1991. The sale date may be continued for an approximate thirty (30) day period without additional notice to Creditors.

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BERGER & WREN P.C.

RE

U.S. POSTAL SERVICE	
CERTIFICATE OF MAILING	
Received From:	
NOGI, APPLETON, WEINBERGER & WREN, P.C.	
240 Penn Avenue	
Scranton, Pennsylvania 18503	
One piece of ordinary mail addressed to:	
William L. Hixson	
R.D. #1	
Berwick, Pennsylvania 18603	
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL. DOES NOT PROVIDE FOR INSURANCE - POSTMASTER	

1601
6
HAY
USPO

NOGI, APPLETON, WEINBERGER & WREN, P. C.

ATTORNEYS AT LAW

240 PENN AVENUE

SCRANTON, PENNSYLVANIA 18503

JACOB I. NOGI
JOHN H. APPLETON
JERRY J. WEINBERGER
MYLES R. WREN*

TELEPHONE 717-963-8880

TELECOPIER 717-963-9372

DONALD J. FENDRICK
COUNSEL TO THE FIRM

CLARKS GREEN OFFICE:
112 N. ABINGTON ROAD
CLARKS GREEN, PA 18411

TELEPHONE 717-586-0358

MORRIS I. RAUB**
BRIAN E. MANNING
JOHN T. CLARY, JR.
ANDREW J. KATSOCK

April 9, 1991

*ALSO MEMBER OF NEW YORK BAR

**ALSO MEMBER OF NEW JERSEY BAR

FIRST NATIONAL BANK OF BERWICK
111 West Front Street
Berwick, Pennsylvania 18603

RE: FIRST EASTERN BANK, N.A.
VS: D. JOSEPH FERRO and
KATHLEEN T. FERRO, his wife
NO. 295 - CIVIL - 1991
Our File No. 21986

Dear Sir or Madam:

Please be advised that FIRST EASTERN BANK, N.A., filed a Mortgage against D. Joseph Ferro and Kathleen T. Ferro. That Mortgage is in default and has been reduced to a Mortgage Foreclosure. We are in the process of foreclosing on that Mortgage and the property, subject to that Mortgage, which is located at R.D. #2, Box 431 C, Berwick, North Center Township, Columbia County and State of Pennsylvania, is now listed for Judicial Sheriff's Sale. The sale is scheduled for the 23rd day of May, 1991. The sale date may be continued for an approximate thirty (30) day period without additional notice to Creditors.

Please be advised that in reviewing the records we have found that a Mortgage/Judgment/Lien exist in favor of yourself. If you wish to protect your position and not have your Mortgage/Judgment/Lien extinguished, you should be in attendance at the Columbia County Courthouse, before 11:00 A.M., on the date your position will be Mortgage Foreclosure.

ERGER & WREN P.C.

E

U.S. POSTAL SERVICE
CERTIFICATE OF MAILING

Received From:
Nogi, Appleton, Weinberger & Wren, P.C.
240 Penn Avenue
Scranton, Pennsylvania 18503

One piece of ordinary mail addressed to:
First National Bank of Berwick
111 West Front Street
Berwick, Pennsylvania 18603

MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE - POSTMASTER

PS FORM MAY 1976 3817

☆ U.S.G.P.O.: 1986 -202-395/78114

NOGI, APPLETON, WEINBERGER & WREN, P. C.

ATTORNEYS AT LAW

240 PENN AVENUE

SCRANTON, PENNSYLVANIA 18503

JACOB I. NOGI
JOHN H. APPLETON
JERRY J. WEINBERGER
MYLES R. WREN*

TELEPHONE 717-963-8880

TELECOPIER 717-963-9372

DONALD J. FENDRICK
COUNSEL TO THE FIRM

MORRIS I. RAUB**
BRIAN E. MANNING
JOHN T. CLARY, JR.
ANDREW J. KATSOCK

April 9, 1991

CLARKS GREEN OFFICE:
112 N. ABINGTON ROAD
CLARKS GREEN, PA 18411

TELEPHONE 717-586-0358

*ALSO MEMBER OF NEW YORK BAR

**ALSO MEMBER OF NEW JERSEY BAR

FENSTEMAKER & SONS
R.D. #4, Box 4705
Berwick, Pennsylvania 18603

RE: FIRST EASTERN BANK, N.A.
VS: D. JOSEPH FERRO and
KATHLEEN T. FERRO, his wife
NO. 295 - CIVIL - 1991
Our File No. 21986

Dear Sir or Madam:

Please be advised that FIRST EASTERN BANK, N.A., filed a Mortgage against D. Joseph Ferro and Kathleen T. Ferro. That Mortgage is in default and has been reduced to a Mortgage Foreclosure. We are in the process of foreclosing on that Mortgage and the property, subject to that Mortgage, which is located at R.D. #2, Box 431 C, Berwick, North Center Township, Columbia County and State of Pennsylvania, is now listed for Judicial Sheriff's Sale. The sale is scheduled for the 23rd day of May, 1991. The sale date may be continued for an approximate thirty (30) day period without additional notice to Creditors.

Please be advised that in reviewing the records we have found that a Mortgage/Judgment/Lien exist in favor of yourself. If you wish to protect your position and not have your Mortgage/Judgment/Lien extinguished, you should be in attendance at the Columbia County Courthouse, before 11:00 A.M., on the date of May 23, 1991. If you do not attend your position will be lost by Mortgage Foreclosure.

NOGI, APPLETON, WEINBERGER & WREN P.C.

IRE

U.S. POSTAL SERVICE	
CERTIFICATE OF MAILING	
Received From:	Postage and
Nogi, Appleton, Weinberger & Wren, P.C.	Postmark. Inquire of
240 Penn Avenue	Postmaster for postage
Scranton, Pennsylvania 18503	
One piece of ordinary mail addressed to:	
Fenstermaker & Sons	
R.D. #4, Box 4705	
Berwick, Pennsylvania 18603	
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE - POSTMASTER	
PS FORM 3817 MAY 1976	☆ U.S.G.P.O.: 1988 - 202-395/78114



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF COMPLIANCE
DEPT 280946
HARRISBURG, PA 17128-0946

**PRIORITY CLAIM
FOR
SHERIFFS SALE**

Please Print or Type

EXECUTION NUMBER	#295 of 1991 J.D.
DATE OF SALE	05-23-91
AMOUNT	\$21,023.72

Mr. Harry A. Roadarmel, Jr.
Sheriff of Columbia County
Courthouse
P. O. Box 380
Bloomsburg, PA 17815

CORPORATION TAX FILE (BOX) NUMBER
EMPLOYER EIN
SALES TAX LICENSE NUMBER 19-056305
SOCIAL SECURITY NUMBER

DEFENDANT D. Joseph Ferro and Kathleen T. Ferro

This notice is to advise you that the above owes the Commonwealth of Pennsylvania taxes, interest, penalty and lien costs as shown on the Statement of Account below for the following taxes.

The PA Department of Revenue requests priority in the distribution of any judicial sales proceeds (in accordance with the provisions of the Tax Reform Code of 1971, 72 P.S. §7101, **et seq**). Tax liens were filed with the Prothonotary of Columbia County.

- ☒ Sales and Use Tax or
☐ Employer Withholding Tax
☐ Pennsylvania Personal Income Tax

The PA Department of Revenue requests a preference in the distribution of sales proceeds (in accordance with the provisions of Section 1401 of the Fiscal Code, 72 P.S. §1401, as amended.) This shall serve as notice in accordance with the provisions of Section 1402 of the Fiscal Code, 72 P.S. §1402, as amended.

☐ Corporation Taxes

STATEMENT OF ACCOUNT

TYPE OF TAX	SETTLEMENT OR LIEN DATE	LIEN NUMBER OR FILING PERIOD	AMOUNT OR BALANCE
S & U	04-21-89	396-89	\$3,539.63
	04-27-88	008800457	235.56
	07-28-87	008700794	27.37
	12-03-87	008701342	2,431.43
	12-03-87	008701342	9,772.12
	04-04-88	008800372	4,754.45
	02-03-88	008800137	263.16

I certify that the above Statement of Account is a true and correct statement of all liened taxes, penalties and interest owed to the Commonwealth of Pennsylvania (based upon the Department of Revenue records) by the above named entity. (Corporate taxes are a first lien from the date of settlement, 72 P.S. §1401, as amended.)

WITNESS my hand and the seal of the Department of

Revenue this 12 day of April, 19 91

DIRECTOR, BUREAU OF COMPLIANCE

SECRETARY OF REVENUE, Acting

Eileen H. McNulty



COMMONWEALTH OF PENNSYLVANIA
OFFICE OF ATTORNEY GENERAL

April 9, 1991

ERNEST D. PREATE, Jr.
ATTORNEY GENERAL

Reply To:
15th Floor
Strawberry Square
4th & Walnut Streets
Harrisburg, PA 17120
(717) 787-3646

Harry A. Roadarmel, Jr., Sheriff
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

In re: D. Joseph Ferro and Kathleen T. Ferro

Dear Sheriff Roadarmel:

I neglected to mention in my letter of April 4, 1991 that
D. Joseph Ferro is in bankruptcy.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Thomas C. Zerbe, Jr.", with a long, sweeping horizontal stroke extending to the right.

Thomas C. Zerbe, Jr.
Deputy Attorney General
Financial Enforcement Section

TCZ/kf



COMMONWEALTH OF PENNSYLVANIA
OFFICE OF ATTORNEY GENERAL

April 4, 1991

ERNEST D. PREATE, Jr.
ATTORNEY GENERAL

Reply To:
15th Floor
Strawberry Square
4th & Walnut Streets
Harrisburg, PA 17120
(717) 787-3646

Harry A. Roadarmel, Jr., Sheriff
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

In re: D. Joseph Ferro and Kathleen T. Ferro

Dear Sheriff Roadarmel:

D. Joseph Ferro has a liability to the Commonwealth for sales tax of \$22,662.16, as of 4/3/91. I enclose copies of liens. There is also a liability to the Bureau of Lottery last reported to me 9/20/89 as \$1,889.93. My file indicates this claim includes Kathleen Ferro, though I do not have liens in my file.

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
Financial Enforcement Section

TCZ/kf

Encl.

APR 19 1988



DOCKET # 459 1988

DATE _____

FEES _____

COURT OF COMMON PLEAS OF **COLUMBIA** COUNTY, PENNSYLVANIA
 REV 159.1 M * (2.86) **19-05430-5** **JC 8816-0103**

COMMONWEALTH OF PENNSYLVANIA
 DEPARTMENT OF REVENUE

VS.

FERRIO, JOSEPH

**T/A BREWERS OUTLET
 1647 N FRONT ST
 BERNICK**

PA 18603

TO THE PROthonary OF SAID COURT
 Pursuant to the laws of the Commonwealth of Pennsylvania
 there is hereby transmitted a Certified Copy of a Lien
 to be entered of record in your County.

CERTIFIED COPY OF LIEN

- BY BUREAU OF COMPLIANCE
 POST OFFICE BOX 8901
 HARRISBURG, PA 17105 8901

CLASS OF TAX	TAX PERIOD (OR DUE DATE)	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT	IDENTIFYING NUMBER	TAX	TOTAL
S & U	11/01/87 11/30/87	01/22/88	LU-51246	34.80	221.86
				34.80	221.86
				FILING FEES:	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TOTAL	

INTEREST COMPUTATION DATE **09/03/88**

TOTALS

FILING FEES:

ADDITIONAL INTEREST

SETTLEMENT TOTAL

The undersigned, the Secretary of Revenue, is a duly sworn, designated agent of the Commonwealth of Pennsylvania and has this to be a true and correct copy of a lien against the above named taxpayer for unpaid tax, interest, additions, penalties, and which, after demand for payment, remains unpaid. The amount of such lien is in favor of the Commonwealth of Pennsylvania and is a lien on the taxpayer's property.

APR 20 1988

ISSUED TO THE DEPARTMENT OF REVENUE

DOCKET # 1342-1987
DATE 12-3-87
FEES _____

COURT OF COMMON PLEAS OF COLUMBIA
19-65610-5

COUNTY, PENNSYLVANIA
JC 8708-6159

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE

VS

FERRO, C JOSEPH

1/A BREWERS OUTLET
1647 N FRONT ST
JERWICK

PA 10003

The undersigned, Secretary of the Board of Directors
 of the City of Philadelphia, County of Philadelphia,
 State of Pennsylvania, do hereby certify that the
 foregoing is a true and correct copy of the
 original as the same appears in the files of the
 City of Philadelphia, County of Philadelphia,
 State of Pennsylvania.

CERTIFIED COPY OF LIEN

BY BUREAU OF COMPLIANCE
POST OFFICE BOX 8901
HARRISBURG, PA 17105 8901

ANNUAL TAX	TAX PERIOD OR DUE DATE	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT	IDENTIFYING NUMBER	TAX	TOTAL
S & U	11/01/86 11/30/86	05/13/87	LU-73120	4,435.75	6,528.00
S & U	02/01/87 02/28/87	05/13/87	LU-73121	3,080.70	4,002.30
S & U	01/01/87 01/31/87	05/13/87	LU-73122	3,269.22	4,433.29
S & U	12/01/86 12/31/86	05/13/87	LU-73123	5,135.00	7,259.60
TOTALS				15,920.70	22,223.19
				FLING FEE	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TAX	

18. - 12. 1. 1930

3/11/87 MAY 21 1987



DOCKET # 794-1987

DATE _____

FEES _____

COURT OF COMMON PLEAS OF **COLUMBIA** COUNTY, PENNSYLVANIA
 REV. 15-1-86 (C-80) **15-05630-5** **JC 8705-0255**

COMMONWEALTH OF PENNSYLVANIA
 DEPARTMENT OF REVENUE

VS

FERRARO, JOSEPH

**T/A BREWERS CUTLET
 1647 W FRONT ST
 BERNICK**

PA 18603

CERTIFIED COPY OF LIEN

TO THE PROthonotary OF SAID COURT
 Pursuant to the laws of the Commonwealth of Pennsylvania,
 there is herewith transmitted a Certified Copy of a Lien
 as entered of record in your County.

BY BUREAU OF COMPLIANCE
 POST OFFICE BOX 8901
 HARRISBURG, PA 17105 8901

LAND OR TAX	TAX PERIOD OR DUE DATE	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT	IDENTIFYING NUMBER	TAX	TOTAL
S & J	08/01/86	02/12/87	LU-50452	4,493.38	4,844.00
S & U	08/31/86	02/20/87	LU-54322	3,210.20	4,886.09
	09/01/86				
	09/30/86				
TOTALS				7,703.58	9,730.09
INTEREST AND PENALTY 07/06/87					
				FILING FEE \$	9.00
				ADDITIONAL INTEREST	
				EXTENDED TOTAL	

FILED
 JUN 20 10 23 AM '87
 HARRISBURG, PA

The undersigned, the Secretary of Revenue, or his authorized delegate, of the Commonwealth of Pennsylvania, do hereby certify that the foregoing is a true and correct copy of the original as the same is on file in the Department of Revenue, Harrisburg, Pennsylvania, and which, when delivered to the proper authorities, shall be given the same effect as the original.

22 1987

SEP 23 1967



DOCKET # 372-1988
DATE 4-4-88
FEES 9.00

REV-157 CM - (2-86)

COURT OF COMMON PLEAS OF COLUMBIA
19-05610-5

COUNTY, PENNSYLVANIA
JC 8709-0227

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE

VS.

FERRO, U JOSEPH

T/A BREWERS OUTLET
1647 N FRONT ST
BERNICK

PA 10003

TO THE PROTHONOTARY OF SAID COURT
Pursuant to the laws of the Commonwealth of Pennsylvania
there is herewith transmitted a Certified Copy of a Lien
to be entered of record in your County

CERTIFIED COPY OF LIEN

BY BUREAU OF COMPLIANCE
POST OFFICE BOX 8901
HARRISBURG, PA 17105 8901

<small>CLASS OF TAX</small>	<small>TAX PERIOD (OR DUE DATE)</small>	<small>DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT</small>	<small>IDENTIFYING NUMBER</small>	<small>TAX</small>	<small>TOTAL</small>
<small>1</small>	<small>2</small>	<small>3</small>	<small>4</small>	<small>5</small>	<small>6</small>
S & U	03/01/87 03/31/87	06/05/87	U-77267	3,401.74	4,161.30
					APR 9 10 29 AM '88
TOTALS				3,401.74	4,161.30
INTEREST COMPUTATION DATE <u>11/05/87</u>				FILING FEES:	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TOTAL	

The undersigned, the Secretary of the Bureau of Taxation of the Commonwealth of Pennsylvania, certifies that he is a true and correct copy of a lien against the above named taxpayer for unpaid tax interest additions or penalties thereon due from such taxpayer and which, after demand for payment thereof, remain unpaid, the amount of such unpaid tax interest additions or penalties is a lien in favor of the Commonwealth of Pennsylvania and upon the taxpayer's property.

MAR 28 1988

MAR 28 1988

PART 2 - TO BE RETURNED TO THE DEPARTMENT OF REVENUE

OCT 21 1987



DOCKET # #137-1988
 DATE 2-3-88
 FEES _____

REV-150 CM - (7-86) COURT OF COMMON PLEAS OF **COLUMBIA** COUNTY, PENNSYLVANIA
19-05630-5 JC 8710-0191
 COMMONWEALTH OF PENNSYLVANIA **FERRI, R JOSEPH**
 DEPARTMENT OF REVENUE VS
T/A BREWERS OUTLET
1647 N FRONT ST
BERWICK PA 18603

TO THE PROTHONOTARY OF SAID COURT
 Pursuant to the laws of the Commonwealth of Pennsylvania
 there is hereby transmitted a Certified Copy of a Lien
 to be entered of record in your County.

CERTIFIED COPY OF LIEN

BY BUREAU OF COMPLIANCE
 POST OFFICE BOX 8901
 HARRISBURG, PA 17105-8901

CLASS OF TAX	TAX PERIOD (OR DUE DATE)	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT	IDENTIFYING NUMBER	TAX	TOTAL
S C U	04/01/87 04/30/87	07/06/87	LU-84215	31.58	249.17
TOTALS				31.58	249.17
FILING FEES:					9.00
ADDITIONAL INTEREST					
SETTLEMENT TOTAL					

INTEREST COMPUTATION DATE 12/07/87

The undersigned, the Secretary of Revenue or his authorized delegate of the Commonwealth of Pennsylvania, do hereby certify that this is a true and correct copy of a lien against the above named taxpayer for unpaid tax, interest, additions or penalties thereon, due from such taxpayer and which, after demand for payment thereof, remains unpaid. The amount of such tax, interest, additions or penalties is a valid claim of the Commonwealth of Pennsylvania upon the taxpayer's property and shall be a lien in favor of the Commonwealth of Pennsylvania.

JAN 28 1988

FEB 21 1989



396.89

 DOCKET # 396-1989
 DATE 4-21-89
 FEES 9.00

REV-158 CM - (9-87)

 COURT OF COMMON PLEAS OF COLUMBIA
 19-05630-5

 COUNTY, PENNSYLVANIA
 JC 8902-0280

 COMMONWEALTH OF PENNSYLVANIA
 DEPARTMENT OF REVENUE

VS:

FERRO, JOSEPH

 T/A BREWERS OUTLET
 1647 W FRONT ST
 BERNICK

PA 19603

TO THE PROTHONOTARY OF SAID COURT.

 Pursuant to the laws of the Commonwealth of Pennsylvania,
 there is herewith transmitted a Certified Copy of a Lien
 to be entered of record in your County.

CERTIFIED COPY OF LIEN

 BY BUREAU OF COMPLIANCE
 POST OFFICE BOX 8901
 HARRISBURG, PA 17105-8901

CLASS OF TAX 1	TAX PERIOD (OR DUE DATE) 2	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT 3	IDENTIFYING NUMBER 4	TAX 5	TOTAL 6
S & U	01/02/88 09/20/88	11/14/88	2-44190	2,659.10	3,417.23
TOTALS				2,659.10	3,417.23
INTEREST COMPUTATION DATE <u>04/07/89</u>				FILING FEE(S)	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TOTAL	

The undersigned (Secretary of Revenue or authorized delegate) of the Commonwealth of Pennsylvania, certifies this to be a true and correct copy of a lien against the above named taxpayer for unpaid tax, interest, additions or penalties thereon due from such taxpayer, and which, after demand for payment thereof, remains unpaid. The amount of such unpaid tax, interest, additions or penalties is a lien in favor of the Commonwealth of Pennsylvania upon the taxpayer's property, real, personal, or both, as the case may be.

 SECRETARY OF REVENUE
 OR AUTHORIZED DELEGATE

APR 12 1989

DATE

5/19/87
MAY 21 1987



DOCKET # 794-1987
DATE 7-28-87
FEES _____

REV-159 CM + (2-86) COURT OF COMMON PLEAS OF **COLUMBIA** COUNTY, PENNSYLVANIA
19-05630-5 **JC 8705-0255**

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE VS: **FERRIC D JOSEPH**
T/A BREWERS OUTLET
1647 W FRONT ST
BERWICK PA 18603

TO THE PROTHONOTARY OF SAID COURT: **CERTIFIED COPY OF LIEN** BY: BUREAU OF COMPLIANCE
Pursuant to the laws of the Commonwealth of Pennsylvania POST OFFICE BOX 8901
there is herewith transmitted a Certified Copy of a Lien HARRISBURG, PA 17105-8901
to be entered of record in your County.

CLASS OF TAX 1	TAX PERIOD (OR DUE DATE) 2	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT 3	IDENTIFYING NUMBER 4	TAX 5	TOTAL 6
S & U	08/01/86	02/12/87	LU-50452	4,493.38	4,844.00
S & U	08/31/86				
S & U	09/01/86	02/20/87	LU-54322	3,210.20	4,886.09
	09/30/86				
TOTALS				7,703.58	9,730.09
INTEREST COMPUTATION DATE <u>07/06/87</u>				FILING FEES	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TOTAL	

FILED
NOTARIAL PUBLICS OF PENNSYLVANIA
JUL 28 10 23 AM '87

The undersigned, the Secretary of Revenue (or his authorized delegate) of the Commonwealth of Pennsylvania, certifies this to be a true and correct copy of a lien against the above-named taxpayer for unpaid tax, interest, additions or penalties thereon due from such taxpayer and which, after demand for payment thereof remains unpaid. The amount of such unpaid tax, interest, additions or penalties is a lien in favor of the Commonwealth of Pennsylvania upon the taxpayer's property real, personal, or both, as the case may be.

SEP 23 1987



200166372

DOCKET # 372 1988
 DATE 4-4-88
 FEES 9.00

COURT OF COMMON PLEAS OF

COLUMBIA
19-05630-5

COUNTY, PENNSYLVANIA

JC 8709-0227

REV 159 CM + (2-00)

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE

VS:

FERRO, U JOSEPH

T/A BREWERS OUTLET
1647 W FRONT ST
BERWICK

PA 18603

TO THE PROTHONOTARY OF SAID COURT,
 Pursuant to the laws of the Commonwealth of Pennsylvania,
 there is herewith transmitted a Certified Copy of a Lien
 to be entered of record in your County.

CERTIFIED COPY OF LIEN

BY: BUREAU OF COMPLIANCE
 POST OFFICE BOX 8901
 HARRISBURG, PA 17105-8901

CLASS OF TAX 1	TAX PERIOD (OR DUE DATE) 2	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT 3	IDENTIFYING NUMBER 4	TAX 5	TOTAL 6
S & U	03/01/87 03/31/87	06/05/87	U-77267	3,401.78	4,181.30
TOTALS				3,401.78	4,181.30
INTEREST COMPUTATION DATE <u>11/05/87</u>				FILING FEE(S)	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TOTAL	

The undersigned, the Secretary of Revenue (or his authorized delegate) of the Commonwealth of Pennsylvania, certifies this to be a true and correct copy of a lien against the above-named taxpayer for unpaid tax, interest, additions or penalties thereon due from such taxpayer and which, after demand for payment thereof remains unpaid. The amount of such unpaid tax, interest, additions or penalties is a lien in favor of the Commonwealth of Pennsylvania upon the taxpayer's property, real, personal or both, as the case may be.

MAR 28 1988

GCT 21 1987



DOCKET # #137-1988
 DATE 2-3-88
 FEES _____

COURT OF COMMON PLEAS OF **COLUMBIA** COUNTY, PENNSYLVANIA
19-05630-5 **JC 8710-0151**

REV-159 CM + (2-86)

COMMONWEALTH OF PENNSYLVANIA
 DEPARTMENT OF REVENUE

VS:

FERRARO, JOSEPH

T/A BREWERS OUTLET
1647 N FRONT ST
BERWICK

PA 18603

TO THE PROTHONOTARY OF SAID COURT.
 Pursuant to the laws of the Commonwealth of Pennsylvania,
 there is herewith transmitted a Certified Copy of a Lien
 to be entered of record in your County.

CERTIFIED COPY OF LIEN

BY: BUREAU OF COMPLIANCE
 POST OFFICE BOX 8901
 HARRISBURG, PA 17105 8901

CLASS OF TAX 1	TAX PERIOD (OR DUE DATE) 2	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT 3	IDENTIFYING NUMBER 4	TAX 5	TOTAL 6
S E U	04/01/87 04/30/87	07/06/87	LU-84215	31.58	249.17
				31.58	249.17
INTEREST COMPUTATION DATE 12/07/87				31.58	249.17
				FILING FEE(S)	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TOTAL	

The undersigned, the Secretary of Revenue (or his authorized delegate) of the Commonwealth of Pennsylvania,
 certifies this to be a true and correct copy of a lien against the above-named taxpayer for unpaid tax, interest, additions or
 penalties thereon due from such taxpayer and which, after demand for payment thereof remains unpaid. The amount of such
 unpaid tax, interest, additions or penalties is a lien in favor of the Commonwealth of Pennsylvania upon the taxpayer's property,
 real, personal, or both, as the case may be.

JAN 28 1988

SECRETARY OF REVENUE
 OR AUTHORIZED DELEGATE

DATE

APR 19 1989

DOCKET # 451-1988DATE 4-27-88

FEES _____

COURT OF COMMON PLEAS OF **COLUMBIA**
19-C5630-5COUNTY, PENNSYLVANIA
JC 8816-0103

REV-150 CM + (2-86)

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE

VS:

FERRI, D JOSEPH**T/A BREWERS OUTLET
1647 N FRONT ST
BERWICK****PA 18803**

TO THE PROTHONOTARY OF SAID COURT:

Pursuant to the laws of the Commonwealth of Pennsylvania,
there is herewith transmitted a Certified Copy of a Lien
to be entered of record in your County.**CERTIFIED COPY OF LIEN**BY: BUREAU OF COMPLIANCE
POST OFFICE BOX 8901
HARRISBURG, PA 17105-8901

CLASS OF TAX 1	TAX PERIOD (OR DUE DATE) 2	DATE OF ASSESSMENT DETERMINATION OR SETTLEMENT 3	IDENTIFYING NUMBER 4	TAX 5	TOTAL 6
S & U	11/01/87 11/30/87	01/22/88	LU-S1246	34.80	221.86
INTEREST COMPUTATION DATE <u>06/03/88</u>				TOTALS	34.80 221.86
				FILING FEES:	9.00
				ADDITIONAL INTEREST	
				SETTLEMENT TOTAL	

The undersigned, the Secretary of Revenue or his authorized delegate of the Commonwealth of Pennsylvania,
hereby certifies this to be a true and correct copy of a lien against the above-named taxpayer for unpaid tax, interest, additions or
penalties thereon due from such taxpayer and which, after demand for payment thereof, remains unpaid. The amount of such
unpaid tax, interest, additions or penalties is a lien in favor of the Commonwealth of Pennsylvania upon the taxpayer's property
real, personal, or both, as the case may be.

SECRETARY OF REVENUE
OR AUTHORIZED DELEGATE

DATE

MORTGAGE

THIS MORTGAGE is made this 30th day of December 1981, between the Mortgagor, Joseph Ferro and Kathleen J. Ferro, his wife (herein "Borrower"), and the Mortgagee, First Eastern Bank, NA, a corporation organized and existing under the laws of United States of America, whose address is 101 East Front Street, Berwick, Pennsylvania 18603 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of One hundred thousand dollars and no cents (\$100,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated December 30, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on or before October 1, 2002, this is a construction mortgage with interest only payable on funds advanced during construction for a period of nine months beginning with the month of February 1, 1982, and to be paid after the completion of the improvements contemplated by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender the following described property located in the County of Columbia, State of Pennsylvania:

PARCEL A, North Center Township: ALL THAT CERTAIN piece and parcel of land situate in North Center Township, Columbia County, Pennsylvania, bounded and described as follows: BEGINNING at a railroad spike corner located in the center line of Township Route 481, and thence running along the center line of said Township Route 481 the following courses and distances, namely: SOUTH 86 degrees 43 minutes 40 seconds west, 50.80 feet to a railroad spike; THENCE south 83 degrees 28 minutes 15 seconds west 107.08 feet to a railroad spike; THENCE south 66 degrees 21 minutes 22 seconds west 52.48 feet to a railroad spike; THENCE south 42 degrees 00 minutes 03 seconds west 59.42 feet to a railroad spike; THENCE south 32 degrees 39 minutes 24 seconds west 314.29 feet to a railroad spike; THENCE south 49 degrees 7 minutes 00 seconds west 43.53 feet to a railroad spike; THENCE south 75 degrees 26 minutes 10 seconds west 101.22 feet to a railroad spike; THENCE south 66 degrees 00 minutes 36 seconds west 151.60 feet to a railroad spike; THENCE south 62 degrees 39 minutes 11 seconds west 122.68 feet to a railroad spike; THENCE along other lands of Paul J. Thomas and Mary M. Thomas, his wife, north 3 degrees 42 minutes 22 seconds east 577.61 feet to an iron pin; THENCE along other lands of Paul J. Thomas, et ux, and lands of Harvey B. Longenberger and Joan Longenberger, south 85 degrees 29 minutes 30 seconds east 757.90 feet to a railroad spike corner, the place of beginning. CONTAINING 4.982 acres of land, according to survey and draft made by Frank Beishline, R. S., dated September 30, 1976.

BEING a part of the premises conveyed to grantors herein by deed of Arthur Getling, Almedia Getling, and Ella Getling, all unmarried, and of the Township of North Center, Columbia County, Pennsylvania, dated March 26, 1951, recorded March 29, 1951, Deed Book 152 Page 220.

PARCEL B, Briar Creek Borough Property: ALL THAT CERTAIN described tract or lot of land situate in the Borough of Briar Creek, County of Columbia, State of Pennsylvania, bounded and described as follows: BEGINNING at an iron pin corner on the south side of Orchard Way said point being north 88 degrees 00 minutes east a distance of 75 feet from the northeast corner of lands now or formerly owned by David McElrath and formerly James R. McElrath, Jr., et ux; THENCE along other lands formerly of the said James R. McElrath, Jr., et ux, south 13 degrees 10 minutes west a distance of 135 feet, more or less, to the north side of Sunset Drive; THENCE along the north side of Sunset Drive 75 degrees 22 minutes east a distance of 130 feet to a point on a curve to the left at the intersection of Sunset Drive and a right of way having a width of 50 feet (25 feet within the Borough of Berwick and 25 feet within the Borough of Briar Creek and known sometimes as Borough Line Road); THENCE continuing on a curve to the left along the intersection of Sunset Drive and said right of way referred to above to a point on the west side of said right of way; THENCE along the west side of said right of way (sometimes referred to as Borough Line Road) north 13 degrees 10 minutes east a distance of 160 feet, more or less, to a point on a curve to the left at the intersection of Orchard Way, and said right of way referred to above; which has the address of a. R. D. #2 Berwick, N. Center Twp. Columbia County (City) (State and Zip Code)

...Penna... 18603... (herein "Property Address");

TOGETHER with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

See Deed Book 320 Page 193 rec'd 11-18-83

158 207 107

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal of and interest on the indebtedness evidenced by the Note, prepayment and late charges as provided in the Note, and the principal of and interest on any Future Advances secured by this Mortgage.

2. **Funds for Taxes and Insurance.** Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly installments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments which may attain priority over this Mortgage, and ground rents on the Property, if any, plus one-twelfth of yearly premium installments for hazard insurance, plus one-twelfth of yearly premium installments for mortgage insurance, if any, all as reasonably estimated initially and from time to time by Lender on the basis of assessments and bills and reasonable estimates thereof.

The Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a Federal or state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay said taxes, assessments, insurance premiums and ground rents. Lender may not charge for so holding and applying the Funds, analyzing said account, or verifying and compiling said assessments and bills, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing at the time of execution of this Mortgage that interest on the Funds shall be paid to Borrower, and unless such agreement is made or applicable law requires such interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for the sums secured by this Mortgage.

If the amount of the Funds held by Lender, together with the future monthly installments of Funds payable prior to the due dates of taxes, assessments, insurance premiums and ground rents, shall exceed the amount required to pay said taxes, assessments, insurance premiums and ground rents as they fall due, such excess shall be, at Borrower's option, either promptly repaid to Borrower or credited to Borrower on monthly installments of Funds. If the amount of the Funds held by Lender shall not be sufficient to pay taxes, assessments, insurance premiums and ground rents as they fall due, Borrower shall pay to Lender any amount necessary to make up the deficiency within 30 days from the date notice is mailed by Lender to Borrower requesting payment thereof.

Upon payment in full of all sums secured by this Mortgage, Lender shall promptly refund to Borrower any Funds held by Lender. If under paragraph 18 hereof the Property is sold or the Property is otherwise acquired by Lender, Lender shall apply, no later than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Lender at the time of application as a credit against the sums secured by this Mortgage.

3. **Application of Payments.** Unless applicable law provides otherwise, all payments received by Lender under the Note and paragraphs 1 and 2 hereof shall be applied by Lender first in payment of amounts payable to Lender by Borrower under paragraph 2 hereof, then to interest payable on the Note, then to the principal of the Note, and then to interest and principal on any Future Advances.

4. **Charges; Liens.** Borrower shall pay all taxes, assessments and other charges, fines and impositions attributable to the Property which may attain a priority over this Mortgage, and leasehold payments or ground rents, if any, in the manner provided under paragraph 2 hereof or, if not paid in such manner, by Borrower making payment, when due, directly to the payee thereof. Borrower shall promptly furnish to Lender all notices of amounts due under this paragraph, and in the event Borrower shall make payment directly, Borrower shall promptly furnish to Lender receipts evidencing such payments. Borrower shall promptly discharge any lien which has priority over this Mortgage; provided, that Borrower shall not be required to discharge any such lien so long as Borrower shall agree in writing to the payment of the obligation secured by such lien in a manner acceptable to Lender, or shall in good faith contest such lien by, or defend enforcement of such lien in, legal proceedings which operate to prevent the enforcement of the lien or forfeiture of the Property or any part thereof.

5. **Hazard Insurance.** Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage", and such other hazards as Lender may require and in such amounts and for such periods as Lender may require; provided, that Lender shall not require that the amount of such coverage exceed that amount of coverage required to pay the sums secured by this Mortgage.

The insurance carrier providing the insurance shall be chosen by Borrower subject to approval by Lender; provided, that such approval shall not be unreasonably withheld. All premiums on insurance policies shall be paid in the manner provided under paragraph 2 hereof or, if not paid in such manner, by Borrower making payment, when due, directly to the insurance carrier.

All insurance policies and renewals thereof shall be in form acceptable to Lender and shall include a standard mortgage clause in favor of and in form acceptable to Lender. Lender shall have the right to hold the policies and renewals thereof, and Borrower shall promptly furnish to Lender all renewal notices and all receipts of paid premiums. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, provided such restoration or repair is economically feasible and the security of this Mortgage is not thereby impaired. If such restoration or repair is not economically feasible or if the security of this Mortgage would be impaired, the insurance proceeds shall be applied to the sums secured by this Mortgage, with the excess, if any, paid to Borrower. If the Property is abandoned by Borrower, or if Borrower fails to respond to Lender within 30 days from the date notice is mailed by Lender to Borrower that the insurance carrier offers to settle a claim for insurance benefits, Lender is authorized to collect and apply the insurance proceeds at Lender's option either to restoration or repair of the Property or to the sums secured by this Mortgage.

Unless Lender and Borrower otherwise agree in writing, any such application of proceeds to principal shall not extend or postpone the due date of the monthly installments referred to in paragraphs 1 and 2 hereof or change the amount of such installments. If under paragraph 18 hereof the Property is acquired by Lender, all right, title and interest of Borrower in and to any insurance policies and in and to the proceeds thereof resulting from damage to the Property prior to the sale or acquisition shall pass to Lender to the extent of the sums secured by this Mortgage immediately prior to such sale or acquisition.

6. **Preservation and Maintenance of Property; Leaseholds; Condominiums; Planned Unit Developments.** Borrower shall keep the Property in good repair and shall not commit waste or permit impairment or deterioration of the Property and shall comply with the provisions of any lease if this Mortgage is on a leasehold. If this Mortgage is on a unit in a condominium or a planned unit development, Borrower shall perform all of Borrower's obligations under the declaration or covenants creating or governing the condominium or planned unit development, the by-laws and regulations of the condominium or planned unit development, and constituent documents. If a condominium or planned unit development rider is executed by Borrower and recorded together with this Mortgage, the covenants and agreements of such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Mortgage as if the rider were a part hereof.

7. **Protection of Lender's Security.** If Borrower fails to perform the covenants and agreements contained in this Mortgage, or if any action or proceeding is commenced which materially affects Lender's interest in the Property, including, but not limited to, eminent domain, insolvency, code enforcement, or arrangements or proceedings involving a bankrupt or decedent, then Lender at Lender's option, upon notice to Borrower, may make such appearances, disburse such sums and take such action as is necessary to protect Lender's interest, including, but not limited to, disbursement of reasonable attorney's fees and entry upon the Property to make repairs. If Lender required mortgage insurance as a condition of making the loan secured by this Mortgage, Borrower shall pay the premiums required to maintain such insurance in effect until such time as the requirement for such insurance terminates in accordance with Borrower's and

prior to at least one hour prior to the commencement of bidding at a sheriff's sale or other sale pursuant to this Mortgage if: (a) Borrower pays Lender all sums which would be then due under this Mortgage, the Note and notes securing Future Advances, if any, had no acceleration occurred; (b) Borrower cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage; (c) Borrower pays all reasonable expenses incurred by Lender in enforcing the covenants and agreements of Borrower contained in this Mortgage and in enforcing Lender's remedies as provided in paragraph 18 hereof, including, but not limited to, reasonable attorney's fees; and (d) Borrower takes such action as Lender may reasonably require to assure that the lien of this Mortgage, Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and cure by Borrower, this Mortgage and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

20. Assignment of Rents; Appointment of Receiver; Lender in Possession. As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 18 hereof or abandonment of the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration under paragraph 18 hereof or abandonment of the Property, Lender, in person, by agent or by judicially appointed receiver, shall be entitled to enter upon, take possession of and manage the Property and to collect the rents of the Property including those past due. All rents collected by Lender or the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Mortgage. Lender and the receiver shall be liable to account only for those rents actually received.

21. Future Advances. Upon request of Borrower, Lender, at Lender's option prior to release of this Mortgage, may make Future Advances to Borrower. Such Future Advances, with interest thereon, shall be secured by this Mortgage when evidenced by promissory notes stating that said notes are secured hereby. At no time shall the principal amount of the indebtedness secured by this Mortgage, not including sums advanced in accordance herewith to protect the security of this Mortgage, exceed the original amount of the Note.

22. Release. Upon payment of all sums secured by this Mortgage, Lender shall discharge this Mortgage, without charge to Borrower. Borrower shall pay all costs of recordation, if any.

23. Purchase Money Mortgage. If all or part of the sums secured by this Mortgage are lent to Borrower to acquire title to the Property, this Mortgage is hereby declared to be a purchase money mortgage.

IN WITNESS WHEREOF, Borrower has executed this Mortgage.

Witnesses:

Joseph F. Ferro
Kathleen T. Ferro, his wife
—Borrower

COMMONWEALTH OF PENNSYLVANIA, Columbia County ss:

On this, the 30th day of December, 1981, before me, a Notary Public, the undersigned officer, personally appeared P. Joseph Ferro and Kathleen T. Ferro, his wife, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes herein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My Commission expires: 2/28/85.

Notary Public
Title of Officer



It is hereby certified that the precise residence address of the Mortgagee herein named is:
101 East Front Street

Berwick, Penna. 18603

W. L. L. L. L.

(Space Below This Line Reserved For Lender and Recorder)

Paragraph 2 hereof entitled "Funds for Taxes and Insurance" is hereby waived and no such Funds shall be established or required.

Commonwealth of Pennsylvania
ss.

FIRST EASTERN BANK, N.A.
By W. L. L. L. L.

County of Columbia 11:51 a.m.

Recorded on this 31st

day of December

A.D. 1981

, in the

Recorder's Office of said County, in Mortgage Book

Volume 207

Page 810

Given under my hand and the seal of the said Office, the date above written.

Beverly J. Michael, Acting Recorder

DEC 31 11 51 AM '81
TAX-52.75
REC'D BY RECORDER
COLUMBIA CO. PA.
#273

BOOK 207 PAGE 814

This Indenture,

Made the 19th day of April in the year of our Lord one thousand nine hundred and eighty five (1985)

Between D. JOSEPH FERRO, AND KATHLEEN T. FERRO, His wife, of Berwick, Columbia County, Pennsylvania,

MORTGAGORS

AND

FIRST EASTERN BANK, N.A., A CORPORATION existing and incorporated under the laws of the United States of America,

MORTGAGEE

Whereas, the Mortgagors by a Bond bearing even date herewith, stand bound unto the Mortgagee, First Eastern Bank, N.A. its Successors or Assigns in the sum of Ninety Thousand (\$90,000.00)-----Dollars, conditioned for the payment of a debt of Forty Five Thousand (\$45,000.00)-----

-----Dollars with interest at the rate of one percent (1%) per annum above the base of First Eastern Bank, N.A. in effect from time to time hereafter, and as such rate is changed, the interest shall accrue at the new rate effective on the day of such change; provided, however, under no circumstances shall the interest charged exceed the maximum rate allowed by Pennsylvania law. Interest is to be calculated on the unpaid monthly balances until paid, payable as follows:

During the term of this obligation interest shall be paid on the 17th day of each month computed per diem on the principal advances then outstanding.

All payments received are to be applied first to payment of interest and balance to principal, with the principal payable on demand.

The mortgagors have the privilege to repay at any time without premium or fee the entire balance of principal or any part thereof.

Transfer of title to the premises hereby mortgaged shall make all sums due hereon, including principal and interest and all amounts agreed to be treated as such, payable on demand, irrespective of anything herein contained to the contrary.

And Also, to pay all taxes, and keep the building on said premises insured for the benefit of the Mortgagee, in some good reliable Stock Insurance Company or Companies acceptable to the Mortgagee in the sum not less than Forty Five Thousand (\$45,000.00)-----

Dollars and take no insurance not payable to the Mortgagee First Eastern Bank, N.A. This Mortgage and accompanying Bond are given as additional or collateral security for the payment of any note or notes, writing or writings, contract or contracts, now or hereafter made, endorsed, assigned, delivered or guaranteed by the Mortgagors herein, D. Joseph Ferro and Kathleen T. Ferro-----

, and now due and to become due and for any note or notes, writing or writings, contract or contracts, given in exchange, substitution, extension or renewal thereof, and now or hereafter purchased accepted, taken or used by the Mortgagee for the Mortgagors herein.

Now, in consideration of one Dollar, and better to secure payment of said debt, the Mortgagors do grant, bargain and sell to the Mortgagee its Attorney Successors and Assigns

All that certain piece and parcel of land situate in North Center Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a railroad spike corner located in the center line of Township Route 481, and thence running along the center line of said Township Route 481 the following courses and distances, namely:

with the appurtenances.

To Have and to Hold to the said Mortgagee , its Successors and Assigns forever

Provided that the said Mortgagee , its Successors or Assigns upon default for days in payment of any part of said principal sum or interest as agreed, or any premium of insurance, for days after written notice of its being due shall have been given to the Mortgagor or Representatives, or mailed to proper address, or upon default in the payment of any tax assessed against the said premises for one year after the first day of January next succeeding its assessment, may forthwith, without prejudice to any other remedy, sue out Mortgage Foreclosure hereon for the immediate recovery of said principal, with all interest, premiums of insurance, Attorney's commission of per centum and all costs, including the costs of recording this Mortgage, without further stay, nor shall any waiver of this provision be held effectual, unless in writing for a valuable consideration.

Provided Also, However, that if the said Mortgagors , or their Representatives shall without default pay to the said Mortgagee , its Successors or Assigns, the said principal sum, with interest, and premiums, or in case of default and of legal process shall before actual sale, pay the same together with commissions and costs aforesaid, then this Mortgage, the estate hereby granted, and the said Obligation shall become void.

Witness the hand

and seal

of the said Mortgagor

Signed, Sealed and Delivered
in the presence of

E. W. Weber

JOSEPH FERRO

KATHLEEN T. FERRO

Seal

Seal

Seal

Seal

Seal

FIRST EASTERN BANK, N.A., : IN THE COURT OF COMMON PLEAS
Plaintiff : OF COLUMBIA COUNTY

VS. : CIVIL ACTION - LAW

D. JOSEPH FERRO and :
KATHLEEN T. FERRO, his wife, : W. 26-91 E.D.

Defendants : NO. 295 - CIVIL - 1991

.....

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: D. JOSEPH FERRO and KATHLEEN T. FERRO, his wife:

Your property located at R.D. #2, Box 431 C, Berwick,
North Center Township, Columbia County and State of Pennsylvania,
is scheduled to be sold at Sheriff's Sale on Thursday,
MAY 23, 1991, at 10:00 A.M., in the Office of the
Sheriff of Columbia County, Columbia County Courthouse, P.O. Box
380, Bloomsburg, PA., to enforce the Court Judgment of
\$55,010.53, together with costs, and interest from February 6,
1991, at the per diem rate of \$11.667, obtained by the judgment
creditor against you.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's sale, you must take immediate
action:

1. The sale will be cancelled if you pay to the
Sheriff's office the amount of the judgment plus interest, late

4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE LISTED BELOW TO FIND OUT WHERE YOU CAN GET HELP.

COLUMBIA COUNTY COURTHOUSE
COURT ADMINISTRATOR
BLOOMSBURG, PENNSYLVANIA 17815
TELEPHONE: (717) 784-1991 EXT. 40

R.D. #2, Box 431 C
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	Address (if address cannot be reasonably ascertained, please so indicate)
FIRST EASTERN BANK, N.A. First Eastern Plaza COMMONWEALTH OF PA Department of Revenue Bureau of Compliance	Public Square Wilkes-Barre, PA P.O. Box 8901 Harrisburg, PA 17105-8901 R.D. #1
WILLIAM L. HIXSON FIRST NATIONAL BANK OF BERWICK	Berwick, PA 18603 111 West Front Street Berwick, PA 18603 R.D. #4, Box 4705
FENSTEMAKER & SONS	Berwick, PA 18603 P.O. Box 126
SEARS & ROEBUCK CO.	Catwsaugua, PA 18032

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

Name	Address (if address cannot be reasonably ascertained, please so indicate)
FIRST EASTERN BANK, N.A. First Eastern Plaza	Public Square Wilkes-Barre, PA 18768

5. Name and address of every person who has any record lien on the property:

Name	Address (if address cannot be reasonably ascertained, please so indicate)
NONE	

6. 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 (if address cannot be reasonably ascertained, please so indicate)

NONE

7. 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

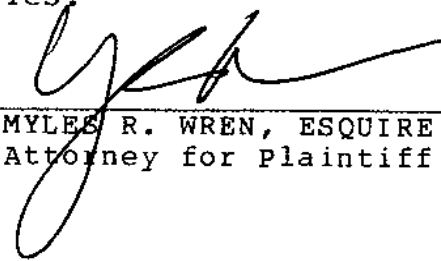
Address (if address cannot be reasonably ascertained, please so indicate)

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. Section 4904 relating to unsworn falsification to authorities.

3-7-91

DATE



MYLES R. WREN, ESQUIRE
Attorney for Plaintiff

DESCRIPTION OF PROPERTY

ALL that certain piece and parcel of land situate in North Center Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a railroad spike corner located in the center line of Township Route 481, and thence running along the center line of said Township Route 481 the following courses and distances, namely:

SOUTH 86 degrees 43 minutes 40 seconds west, 50.80 feet to a railroad spike;

THENCE south 83 degrees 28 minutes 15 seconds west 107.08 feet to a railroad spike;

THENCE south 66 degrees 21 minutes 22 seconds west 52.48 feet to a railroad spike;

THENCE south 42 degrees 00 minutes 03 seconds west 59.42 feet to a railroad spike;

THENCE south 32 degrees 39 minutes 24 seconds west 314.29 feet to a railroad spike;

THENCE south 49 degrees 7 minutes 00 seconds west 43.53 feet to a railroad spike;

THENCE south 75 degrees 26 minutes 10 seconds west 101.22 feet to a railroad spike;

THENCE south 66 degrees 00 minutes 36 seconds west 151.60 feet to a railroad spike;

THENCE south 62 degrees 39 minutes 11 seconds west 122.68 feet to a railroad spike;

THENCE along other lands of Paul J. Thomas and Mary M. Thomas, his wife, north 3 degrees 42 minutes 22 seconds east 577.61 feet to an iron pin;

THENCE along other lands of Paul J. Thomas, et ux, and

lands of Harvey B. Longenberger and Joan Longenberger, south 85 degrees 29 minutes 30 seconds east 757.90 feet to a railroad spike corner, the place of beginning.

CONTAINING 4.982 acres of land, according to survey and draft made by Frank Beishline, R. S., dated September 30, 1976.

BEING the same premises conveyed to D. Joseph Ferro and Kathleen T. Ferro, his wife, by deed dated December 30, 1981 and recorded December 30, 1981, in Columbia County Recorder of Deeds Office in Deed Book 305, Page 16.

DESCRIPTION OF PROPERTY

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BEING the same premises conveyed to D. Joseph Ferro and Kathleen T. Ferro, his wife, by deed dated December 30, 1981 and recorded December 30, 1981, in Columbia County Recorder of Deeds Office in Deed Book 305, Page 16.

VS. : CIVIL ACTION - LAW

Defendants : NO. 295 - CIVIL - 1991
 ::::::::::::::::::::

TO: COLUMBIA COUNTY SHERIFF

You are hereby released from all responsibility in not placing watchman or insurance on real property levied on by virtue of this writ.

MYLES R. WREN, ESQUIRE
Attorney for Plaintiff

240 Penn Avenue
Scranton, PA 18503
PHONE: (717) 963-8880

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Office of F.A.I.R.
Department of Public Welfare
P.O. Box 8016
Harrisburg, Pa. 17105

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Small Business Administration
20 N. Pennsylvania Ave.,
Room 2327
Wilkes-Barre, Pa. 18701

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

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Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: IRS
P.O. Box 12050
Philadelphia, Pa. 19106
Attention: Special Procedures Function

Re: First Eastern Bank, N.A. vs. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale, If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Note: also enclosed is a copy of the Writ of Execution, copy of the Sale Bill, and a list of recorded lien holders.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Commonwealth of Pennsylvania
Department of Revenue
~~Bureau of Accounts Settlement~~
P.O. Box 2055
Harrisburg, Pa. 17105

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale, If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Thomas C. Zerbe Jr.
Deputy Attorney General
Collections Unit
Fourth and Walnut Sts.
Harrisburg, Pa. 17120

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale, If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Pauline M. Groshek
Tax Collector
RR#2 Box 2463
Berwick, Pa. 18603

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale, If you have any claims against this property, notify this office **IMMEDIATELY**.

Please feel free to contact me with any questions you may have.

Note: Please send to the Sheriff's Office
a copy of all un-paid Tax's. Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Sears & Roebuck Co.
P.O. Box 126
Catwsaugua, Pa. 18032

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Fenstermaker & Sons
RD#4 Box 4705
Berwick, Pa. 18603

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: First National Bank of Berwick
111 West Front Street
Berwick, Pa. 18603

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEI, JR.



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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 781-6400

Date: April 1, 1991

To: Mr. William L. Hixson
RD#1
Berwick, Pa. 18603

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro
No: 26 of 1991 FD No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: April 1, 1991

To: Commonwealth of Pennsylvania
Department of Revenue
Bureau of Compliance
P.O. Box 8901
Harrisburg, Pa. 17105-8901

Re: First Eastern Bank, N.A. VS. D. Joseph Ferro and Kathleen T. Ferro

No: 26 of 1991 ED No: 295 of 1991 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

Please feel free to contact me with any questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

PRESS/ENTERPRISE
Lackawanna Avenue
Bloomsburg, PA 17815

Date: April 1, 1991

Re: Sheriff's Sale Advertising Dates

First Eastern Bank, N.A. vs. D. Joseph Ferro and Kathleen T. Ferro

No. 26 of 1991 ED No. 295 of 1991 JD

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st week May 2, 1991
2nd week May 9, 1991
3rd week May 16, 1991

Feel free to contact me if you have any questions.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff



80-56
313

CHECK NO.

00246748

246748

246748 0313005624 4056-0166665 17