

COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE BUREAU OF INDIVIDUAL TAXES POST OFFICE BOX 8910 HARRISBURG, PA 17105-8910

REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

		RECORDER'S USE ONLY	7
State	Tax Poid		
Book	Number		•
Page	Number		
Date	Recorded		1

Complete each section and file in duplicate with Recorder of Deeds when (1) the full consideration is not set forth in the deed, (2) when the deed is

without consideration, or by gift, or (3) a tax based on: (1) family relationship or (2) public	exemption is claimed. A suffity easement. If more	Statement of Value is not space is needed, attach a	required if the transfer is additional sheet(s).	: whofly exempt from tax
A CORRESPONDENT - A	ll inquiries may k	oe directed to the	following person	1:
Harry A. Roadarmel Jr.	Sheriff		Area Code (717)	784-1991
Street Address	City		State	Zip Code
P.O. Box 380 Court Ho	use, Bloomsbu	Irg, Pa. 1/815 Date of Acceptance of Do		
B TRANSFER DATA Grantor(s)/Lessor(s)		Grantee(s)/Lessee(s)		
Melvin D. Hill and Lin	da Lou Hill	Liberty Sta	ate Bank	,
Street Address		Street Address	-1 - C+	
1301 New Berwick Highw	Zip Code	3rd at Map	Stofe	Zip Code
Bloomsburg, Pennsylvan		Mt. Carmel	l, Pennsylvan	ia 17851
C PROPERTY LOCATION Street Address		City, Township, Borough		
1301 New Berwick Highw	ay	Scott Tow	wnship	
County	School District		Tax Parcel Number	
Columbia	Central		31-3-21	
D VALUATION DATA 1. Actual Cash Consideration	2. Other Consideration		3. Total Consideration	
7. Actual cash consideration	+		=	
4. County Assessed Value	5. Common Level Ratio	Factor	6. Fair Market Value	
\$12130 E EXEMPTION DATA	x 16.39		= 198,810	.00
1a. Amount of Exemption Claimed 110%	1b. Percentage of Intere	st Canveyed		
2. Check Appropriate Box Below for Exer	nption Claimed			
Will or intestate succession Name of D	ecedenti			(Estate File Number)
Transfer to Industrial Development A	•			•
Transfer to Agent or Straw Party. (A	ttach copy of agency/stro	aw party agreement}.		
Transfer between principal and ager	nt. (Attach copy of agenc	cy/straw frust agreement).	. Tax paid prior deed \$	
Transfers to the Commonwealth, the U				
☑ Transfer from mortgagor to a holder	of a mortgage in default	t. Martgage Book Numbe	r 169, Page	Number 115
Corrective deed (Attach copy of the				
Statutory Corporate Consolidation, A	Merger or Division. (Attac	th copy of articles).		
Other (Please explain exemption clai	med, if other than listed (above.)		
				
Under penalties of law, I declare that I have		nt, including accompanyi	ing information, and to t	he best of my knowledge
and belief, it is true, correct and complete Signature of Correspondent or Responsible Par	V Z		Date	
Harry A. Roadarmel, Ji	SUMMEN ANT			Nov. 6, 1991

LIEN CERTIFICATE

DATE 9/5/91	deer later area ring that later have some time		
This is to	certify t	that according to o	ur records, the
tax liens	in the Tax	Claim Bureau agai	nst the property
listed bel	ow, as of	December 31, 19 <u>90</u>	,
in Scot	t Township	- and the Man and any specific and part their take had and part upon part	re as follows:
Owner or Repute	d Owner:	Hill, Melvin (8-8	8)
Former Owner:	<u>Balsch</u>	<u>i, Alvin J. & Eliza</u>	beth R.
Parcel No.	31-3-21	o sema mang mang akana dapis akani yawa sema manar aman aman anang gapaj palay baya dalah sema mana s	
		200	
	YEAR	<u>TOTAL</u>	
	1990	\$ 2598.78	Ĭ
	1989		ł
	1303	2798.22	ł
			Į
	TOTAL	\$ 5397.00	
	-		•
The above	figures re	present the amount	(s) due during the
month of	rrow with most first bloom down joiney supply supply	November !	<u> 991 </u>
Requested by:	Harry A.	Roadarmel, Jr., Sh	eriff
Fee: \$5.00 Pd 11-6-91			
·		COLUMBIA COUNTY TO	X CLAIM BUREAU
		Jennis Los) n o

5 hours



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 380

PHONE (717) 784-1991 COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA 17815

24 HOUR PHONE (717) 784-6300

November 6, 1991

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

Dear Sir:

Enclosed is CK#3413 in the amount of \$279.83, which represents payment for the advertising of the Sheriff's Sale No. 66 of 1991, Liberty State Bank Vs Melvin D. Hill.

If you have any questions, please contact us.

Sincerely,

Deputy Sheriff



SHERIFF OF COLUMBIA COUNTY

PHONE (717) 784-1991

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

24 HOUR PHONE (717) 784-6300

November 6, 1991

Mr. H. James Hock Tax Collector, Scott Township 2604 Tower Road Bloomsburg, Pa. 17815

Dear Sir:

Enclosed is CK#3416 in the amount of \$2,426.50, which represents payment of the outstanding Tax's for the Melvin D. Hill Company that was collected at the Sheriff's Sale No. 66 of 1991.

If you have any questions, please contact us.

Sincerely.

Deputy Sheriff



SHERIFF OF COLUMBIA COUNTY

PHONE (717) 784-1991

COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA 17815 24 HOUR PHONE (717) 784-6300

November 6, 1991

Mr. Michael Irey, Solicitor 38 W. 3rd St., Bloomsburg, Pa. 17815

Dear Sir:

Enclosed is CK#3414 in the amount of \$50.00, which represents payment for the legal service for Sheriff's Sale No. 66 of 1991 against Melvin D.Hill.

If you have any questions, please contact us.

Sincerely

Deputy Sheriff

P.S. What can I say that hasn't been said, BIG GUY, EXPERT AND ETC. ETC.

SHERIFF'S SALE

Distribution Sheet

Liberty State Bank	vs. <u>Melvin D. H</u>	ill and Lin	da Lou Hill
NO. 265 of 1991 JD	DATE OF SALE:	October 17	1991
NO. 66 of 1991 ED	DATE OF SALE:	occober 17	, 1001
highest and best bidder, and that the highest and best pri	und after having given due vspapers and by handbills 991and (time) 11: vania, expose said premise EE BANK Chree Hundred - S	e legal and timely set up in the more 00 A.M. es to sale at publications. Seven, Eight	notice of the time ost public places in, of said day evendue or outcry,
Total Needed to Purchase		\$.	13,307.82
Amount Paid Down		-	1,330,00
Balance Needed to Purchase			11,977.82
EXPENSES:			
Columbia County Sheriff - Costs \$	415.99		
Poundage	4,600.00	\$	5,015.99
Newspaper	***************************************		279.83
Printing			
Solicitor			<u>50.</u> 00
Columbia County Prothonotary			// 50
Columbia County Recorder of Deeds -	Deed copy work	_	44.50
	Realty transfer taxes		
Tax Collector (Scott Tormobic	State stamps		2 426 50
Tax Collector (Scott Township Columbia County Tax Assessment OfficeDelin	guent)		2,426.50 5,397.00
State Treasurer			89.00
Other: Tax Claim			5.00
Outeraa Gaaam			<u> </u>
			
	TOTAL EXPENSES:	\$	13,307.82
	* - 		12 207 22
T	otal Needed to Purchase	\$	13,307.82
	Less Expenses		
	Net to First Lien Holder		1 220 00
	Less Flux Deposit		1,330.00
To	otal to First Lien Holder	\$	11 077 99
Sheriff's Office, Bloomsburg, Pa. So answer	BALANCE DUE IN 8	DAIS	11,977.82
Columbia County	Many Or leaved	annel 1	Sheriff

SHERIFF'S SALE - COSTS SHETT

	LIBERTY STATE BANK	Vs <u>11</u>	elvin D.	Hill an	d Linda Lou	Hill
40	66 of 1991 E.D. NO. 265	of 1991	J.D.	DATE OF	SALE October	17,199
	DOCKET & LEVY SERVICE MAILING ADVERTISING, SALE BILLS & NEWSPA POSTING HANDBILLS MILEAGE CRYING/ADJOURN OF SALE SHERIFF'S DEED DISTRIBUTION OTHER			\$. A.M.
		TOTAL	.		· • \$ - 11 4 - 1	1 /
	Press-Enterprise, Inc. Henrie Printing Solicitor's Services			\$ <u> </u>		
		TOTAL			, ,\$ <u></u> /	
	PROTHONOTARY: LIENS LIST DEED NOTARIZATION OTHER	ON	·	\$ <u> </u>		
		TOTAL			\$	
	RECORDER OF DEEDS: COPYWORK DEED OTHER	3 .		\$ <u>31,00</u>		
		TOTAL			, ,\$ 900 g	Ç.
	REAL_ESTATE TAXES: BOROUGH/TWP. & COUNTY TAXES, SCHOOL TAXES, DISTRICT	19, 19,	19	\$ <u>50%;c</u> <u>1,919;</u> 5,32%		
	MUNICIPAL RENTS: SEWER - MUNICIPALITY WATER - MUNICIPALITY					
	•	TOTAL			, ,\$	
	SURCHARGE FEE: (STATE TREASURER)	TOTAL	1 1 1 1		\$ 890	<u>c </u>
	Miscellaneous: Tox Canada	· ·		\$ 5.00		
		TOTAL	1 1 1	1 1 1 1	. ,\$	
		TOTAL COST	rs		. ,\$ <u>8.7767</u>	220

SHERIFF'S SALE REAL ESTATE FINAL COST SHEET

Liberty State Bank	vs	Melvin D. Hill	and Linda Lou Hil
NO. 66 of 1991	E.D.	NO. 265 of 199	J.D.
DATE OF SALE: October 17. 1	<u>1991 11:</u> 00	A.M.	
BID PRICE (INCLUDES COSTS) POUNDAGE 2% BID PRICE		\$ 230,000,00	>
TRANSFER TAX 2% BID PRICE MISC. COSTS		\$ 7,707,62	
TOTAL NEEDED TO PURCHASE			\$ 12,707.8C
PURCHASER(S): Liber	3. STA	VE MANA	
ADDRESS: 3 RV	AN IM	TIE	
NAME(S) ON DEED:	Churry		
PURCHASER(S) SIGNATURE(S) :	The	6700	
			
AMOUNT RECEIVED BY SHERIFF FR	OM PURCHASER	(S) :	
,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		TOTAL DUE	\$ 13,500,504
•		LESS DEPOSIT	\$ <u>750,50</u>
		DOWN PAYMENT	\$580,00
•	•	AMOUNT DUE IN EIGHT DAYS	\$ 11,977,82

SHERIFF'S SALL

Distribution Sheet

Liberty State Bank	vs. Melvin D. Hi	<u>ll and Linda Lou Hill</u>
NO. 265 of 1991	JD DATE OF SALE:	October 17, 1991
NO. 66 of 1991	ED DATE OF SAEE.	
I HEREBY CERTIFY AND RETURN, and took into execution the within described and place of sale, by advertisements in dive my balliwick, I did on (date) Thursday at the Court House, in the Town of Bloomsburthen and where I sold the same to LIBE for the price or sum of Thirteen Tho \$13,307.82 highest and best bidder, and that the highest Bid Price	That in obedience to and by virtue of the real estate, and after having given duers public newspapers and by handbills Oct.17.1991and (time)11:0000000000000000000000000000000	legal and timely notice of the time set up in the most public places in 00 A.M., of said day s to sale at public vendue or outcry, even, Eighty-two Dollars. being the which I have applied as follows:
		\$ <u>13,307.82</u>
		$\begin{array}{r} -1,330.00 \\ 11,977.82 \end{array}$
		<u></u>
EXPENSES: Columbia County Sheriff - Costs Poundage Newspaper Printing Solicitor Columbia County Prothonotary Columbia County Recorder of Deeds	4,600,00	\$ 5.015.99 279.83 50.00 44.50
Tax Collector (Scott Towns)	hip)	2,426.50 5,397.00
Columbia County Tax Assessment Off State Treasurer Other: Tax Claim	DSTE	89.00 5.00
	TOTAL EXPENSES:	\$ 13,307.82
	Total Needed to Purchase Less Expenses Net to First Lien Holder Less Flux Deposit	1,330,00
ot (ret care - Pilamatana Ba	Total to First Lien Holder So answers So answers	\$
Sheriff's Office, Bloomsburg, Pa. Columbia County	James Many Advant	Sheriff

Liberty State Bank

An Alffeld of Companies the Bank of Companies

ACRO GRAPMICS ONC

1:0313031: 8700 m 437 m 6 11 0710	32 EL	CEVE B. BARTH CIRCLE VIEW DRIVE YSBURG, PA 17824 1. 717-672-2510		1/17.091	710 60-310 313
Mesma Star OTO	order at	erty State Ban			
		* ·	9m6m 0710	1070	 }

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REV-241 CM (3.90)



PRIORITY CLAIM FOR SHERIFFS SALE

Please Print or Type

E'	TION NUMBER
	Jo. 66 of 1991
DAT	E OF SALE
	10-17-91
AMC	\$ 15,945.95

MR HARRY ROADARMEL JR SHERIFF OF COLUMBIA COUNTY SHERIFFS OFFICE BLOOMSBURG PA 17815

EMPLOYER EIN	
SALES TAX LICENSE NUMBER	
19-07035-0	

DEFENDANT _	Melvin D. Hill and Linda Lou Hill/Balschis
This notice is costs as shown o	to advise you that the above owes the Commonwealth of Pennsylvania taxes, interest, penalty and lien on the Statement of Account below for the following taxes.
The PA Depa provisions of the	irtment of Revenue requests priority in the distribution of any judicial sales proceeds (in accordance with the Tax Reform Code of 1971, 72 P.S. §7101, et seq). Tax liens were filed with the Prothonotary of Columbia — County.
[½\$ales and	Use Tax or
_ Employer	Withholding Tax
□ Pennsylva	nia Personal Income Tax
provisions of Sec	artment of Revenue requests a preference in the distribution of sales proceeds (in accordance with the ction 1401 of the Fiscal Code, 72 P.S. §1401, as amended.) This shall serve as notice in accordance ons of Section 1402 of the Fiscal Code, 72 P.S. §1402, as amended.

□Corporation Taxes

STATEMENT OF ACCOUNT

· · •	
owed to the Commonwealth of Pennsylvania (based upon entity. (Corporate taxes are a first lien from the date of s	settlement, 72 P.3. 91401, as amended.
WITNESS my hand and the seal of the Department of	DIRECTOR, BUREAU OF COMPLIANCE
Revenue this $\frac{13\text{th}}{}$ day of $\frac{\text{September}}{}$ 19 $\frac{91}{}$.	SECRETARY OF REVENUE Eileen H. McNulty



MR HARRY A ROADARMEL JR SHERIFF OF COLUMBIA COUNTY SHERIFFS OFFICE BLOOMSBURG PA 17815

EMPLOYER EIN	
SALES TÄX LICENSE NUMBER	
19-07035-0	

DEFENDANT _	Melvin D. Hill
This notice is costs as shown o	to advise you that the above owes the Commonwealth of Pennsylvania taxes, interest, penalty and lier in the Statement of Account below for the following taxes.
The PA Depa provisions of the	rtment of Revenue requests priority in the distribution of any judicial sales proceeds (in accordance with the Tax Reform Code of 1971, 72 P.S. §7101, et seq). Tax liens were filed with the Prothonotary o Columbia County.
🗓 \$ales and	Use Tax or
_ Employer	Withholding Tax
Pennsylva	nia Personal Income Tax
provisions of Sec	artment of Revenue requests a preference in the distribution of sales proceeds (in accordance with the trion 1401 of the Fiscal Code, 72 P.S. §1401, as amended.) This shall serve as notice in accordance as of Section 1402 of the Fiscal Code, 72 P.S. §1402, as amended.

STATEMENT OF ACCOUNT

Corporation Taxes

TYPE OF TAX	SETTLEMENT OR LIEN DATE	LIEN NUMBER OR FILING PERIOD	AMOUNT OR BALANCE
S & U	02-08-90 03-23-90	164–90 389–90	\$8,684.58 7,261.37
	• •		

	1
I certify that the above Statement of Account is a true ar owed to the Commonwealth of Pennsylvania (based upon entity. (Corporate taxes are a first lien from the date of	nd correct statement of all liened taxes, penalties and interest the Department of Revenue records) by the above named settlement, 72 P.S. §1401, as amended.)
	DIRECTOR BUKEAU OF COMPLIANCE

Revenue this 23rd day of September, 19 91

Eileen H. McNulty

REV-241 CM (3-90)



COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE BUREAU OF COMPLIANCE DEPT. 280946 HARRISBURG. PA 37128-0946

PRIORITY CLAIM FOR SHERIFFS SALE

Please Print or Type

#265-1991	• •
10-17-91	
\$15,945.95	

MR HARRY A ROADARMEL JR SHERIFF OF COLUMBIA COUNTY SHERIFFS OFFICE BLOOMSBURG PA 17815

EMPLOYER FIN	
SALES TAX LICENSE NUMBER	
19-07035-0	
SOCIAL SECURITY NUMBER	

DEFENDANT Melvin D. and Linda Lou Hill	
This notice is to advise you that the above owes the Commonwealth o costs as shown on the Statement of Account below for the following tax	f Pennsylvania taxes, interest, penalty and lier kes.
The PA Department of Revenue requests priority in the distribution of ar provisions of the Tax Reform Code of 1971, 72 P.S. §7101, et seq). Columbia County.	ny judicial sales proceeds (in accordance with the Tax liens were filed with the Prothonotary o
☑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

YPE OF TAX	SETTLEMENT OR LIEN DATE	LIEN NUMBER OR FILING PERIOD	AMOUNT OR BALANCE
S & U	02 - 08-90 03 - 23-90	164–90 389–90	\$8,684.58 7,261.37

I certify that the above Statement of Account is a true an	d correct statement of all lies	ned 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.)
7)	DIRECTOR PUREAU OF COMPLIAN	4CF 2

WITNESS my hand and the seal of the Department of

Revenue this 23rd day of 8eptember, 19 91

DIRECTOR, JUREAU OF COMPLIANCE J JULIEURI H. Blackendoscer SECRETARY OF REVENUE

Eileen H. McNulty

STATE OF PENNSYLVANIA COUNTY OF COLUMBIA SS:

Larraine Kreischer, Publisher's Assistant, being duly sworn according to law deposes and says that Press-Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily (except Sundays and Legal Holidays) continuously in said Town, County and State since the date of its establishment; that hereto attached is a copy of the legal notice or advertisement in the above entitled proceeding which appeared in the issue of said newspaper on September 26, October 3, 10
exactly as printed and published; that the affiant is one of the owners and publishers of said
newspaper in which legal advertisement or notice was published; that neither the affiant nor Press-Enterprise are interested in the subject matter of said notice and advertisement, and
that all of the allegations in the for toing statement as to time, place, and character of
publication r true.
Lanaine Kreischer
Sworn and subscribed to before me this day of
(Notary Public)
My Commission Expires
Notarial Seal Denna L. Rehtslagh Notary Priblic Stoot Two. Cohercia County My Commission Expres Oct. 11, 1993
Member, Pennsylvania Association of Notaries
And now,

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

LIBERTY STATE BANK,

Plaintiff

CIVIL ACTION - LAW

VS.

No. 265-1991

:

MELVIN D. HILL and

LINDA LOU HILL.

MORTGAGE FORECLOSURE

Defendants

AMENDED AFFIDAVIT PURSUANT TO RULE 3129.1

WILLILM P. CARLUCCI, ESQ. of Fisher, Rice, Barlett, Elion & Wayne, P.C., attorneys for Plaintiff in the above action, sets forth, as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located in Scott Township, Columbia County, Pennsylvania, as more fully described on Exhibit "A" attached hereto:

Name and address of Owners or Reputed Owners:

Melvin D. Hill 1301 New Berwick Highway Bloomsburg, PA 17815

2. Name and address of Defendants in the judgment:

Melvin D. Hill 1301 New Berwick Highway Bloomsburg, PA 17815

Linda Lou Hill R.D. #3 Catawissa, PA 17820

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

> E.T. Kramer Garage 16 West Center Street Ashland, PA 17921

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

Fidelity National Bank of Pennsylvania 101 Mill Street Danville, PA 17821 Commonwealth Bank 101 West Third Street Williamsport, PA 17701

Liberty State Bank Third at Maple Streets Mt. Carmel, PA 17851

Alvin J. Balschi & Elizabeth R. Balschi 542 Mill Street Catawissa, PA 17820

Linda Lou Hill R.D. #3 Catawissa, PA 17820

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

Borg Warner Acceptance Corp. 2550 Kingston Road York, PA 17402

Bombardier Credit, Inc. East Main Street Road Malone. New York 12953

Woods Division of Hesston Corp. R.D. 2 Oregon, Illinois 61061

Bancamerica Private Brands, Inc. 3343 Harlem Road P.O. Box 146 Cheektowaga, NY 14225

Transamerica Commercial Finance Corp. 2550 Kingston Road York, PA 17402

Chrysler First Diversified Credit, Inc. One Imperial Way, Suite C-106 P.O. Box 99 Fogelsville, PA 18051

Arien Credit Corporation One Imperial Way, Suite C-106 P.O. Box 99 Fogelsville, PA 18051 Roaring Creek Valley Camps, Inc. R.D. #1 Catawissa, PA 17820

Commonwealth of Pennsylvania Department of Revenue Bureau of Accounts Settlement P.O. Box 8901 Harrisburg, PA 17105-8901

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

None.

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

Date: 9/13/91

FISHER, RICE, BARLETT, ELION & WAYNE, P.C.

1/

By: William P. Carlucci, Esquire

Follows and



COMMONWEALTH OF PENNSYLVANIA OFFICE OF ATTORNEY GENERAL

Septmber 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

Dear Sheriff Roadarmel:

A check of the records of the Financial Enforcement Section, Office of Attorney General reveals no claims in this office against Melvin D. Hill or Linda Lou Hill.

Very truly yours,

Thomas C. Zerbe, Jr.
Deputy Attorney General

Financial Enforcement Section

TCZ/kf

.



SHERIFF OF COLUMBIA COUNTY COURT HOUSE • #. O. BOX 380 BLOOMSBURG, FA 17815

FIIr3NE 15171 584-1991

HOUR FRONT 1717) 784 6 100

Harry A. Roadarmet, Jr. Sheriff of Columbia County

Date:	September 13, 1991
To:	Dennis and Donna Hughes
	1537-39 Chesterpike
	Crum-Lynne, Pa. 19022
Re: <u>I</u>	iberty State Bank VS. Melvin D. Hill and Linda Lou Hill
No :	66 of 1991 (D) No: 265 of 1991 (D)
Vear S	itr:
ŧ	inclosed 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,
•	



SHERIFF OF COLUMBIA COUNTY COURT HOUSE 4 P. O. BOX 300 BLOOMSBURG, PA 17815

#HONE 1717) 784-1991

21 HOUR THONE (212) 784 6 100

Date:	Sept. 13, 1991			
<u>*</u>	Commonwealth of Penns Department of Revenue Bureau of Accounts Se P.O. Box 8901 Harrisburg, Pa. 17105-	ttlement		
Re: Libe	erty State Bank	Vs. Melvin D.	Hill and Linda	Lou Hill
No:	56of 1991FD	No: 265	or1991	JD
Dear Sir Enc	: losed is a notice of an up	ocontua Shortfile		
	gainst this property, noti			ану
•	ease feel free to contact			
			Respectfully,	
			Harry A. Roadarme Sherlff of Columb	l, dr. ta County



STITETTE OF COLUMBIA COUNTY COURT HOUSE - P. O. NOY 380 RECONSTRUING, PA 17815

(1000) 12 (2) 28 (1991 ment entouter untailer (***)

September 10, 1991

Mr. William P. Carlucci, Attorney FISHER, RICE, BARLETT, ELTON & WAYNE 125 East Third St., Williamsport, Pa. 17701

THE COURT OF COMMON PLEAS
OF COLUMNIA COMMIN, COMMONWEALDS
OF PERMA.

VS. 66 of 1991 E.D.

WRIT OF EXTENTION (MOREGAGE FORECLOSURE)

POSTING OF PROPERTY

Tuesday September 10, 1991 POSIED A COPY OF THE SHERIFF'S SAFE RIFE

ON THE PROPERTY OF Melvin D. & Linda Lou Hill at 1301 New Berwick Highway Bloomsburg, Pa. COLUMBIA COUNTY, PERIORIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY

SHIRRIF L. J.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:

DEPUTY SHERELL

SHERTE, HARRY A. ROADARMEL, JR.

SWORN AND SUBSCRIBED REPORE M

IIIIS / Date

DAY OF _ Jupt.

19 T

TAME B. KETHE, PROTHOHOTARY OF / 4/10)

COLUMBIA COURTY

TROUBLE A CUR, OUT 1015 COMPAS TO COMMA DIS 18 / 2011 JAMES, 1993

LIEN CERTIFICATE

DATE 9/5/91	uil haf uni val hef hij fine dar		
This is to	certify th	at according to ou	r records. the
		Claim Bureau agair	
			,
		T. 品。 who calls the the the thirt that the class the thirt the call the cold the co	e as follows:
Owner or Reputed	Owner:	<u> Hill, Melvin (8-8</u>	8)
Former Owner:	Balschi	, Alvin J. & Eliza	beth R.
Parcel No.	31-3-21	iit med wild hen weld han som hijd ass mes aan aan aan ass oo oo sou sou soa so	n was was that He see slot not the full the —of Mile Mile 1988
Description	210.7 X	200	الله الذات الذات الدات طندة خدات الأنت خدياً عنامًا بأحدث وأورد الحديث والرود حياية وجود وا
	YEAR	TOTAL	
	1990	\$ 2598.78	
	1989	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	
	1989	2798,22	
	<u> </u>		
	TOTAL	\$ 5397.00	
		7 3377.00	
The above f	igures re	oresent the amount((s) due during the
month of	agus essen anus sena bana Jena (surl vasa bent)	November	991
Requested by:	Harry A	Roadarmel, Jr., Sh	eriff
Fee: \$5.00			
		COLUMBIA COUNTY TO	NX CLAIM BUREAU
		· Y	0
		Dennis Long Director	al fore-gardine 1966 660% (san 5002 502). Mena alon mur alon mu
		man on 1 minuted my other a	

This Indenture.

Made the 254 day of August, in the year of our Lord one thousand nine hundred and eighty-eight (1988).

Methican Melvin D. Hill and Linda L. Hill, formerly Linda L. EISENHAUER, husband and wife, of R. D. #3, Catawissa, Columbia County, Pennsylvania, MORTGAGORS,

AND

LIBERTY STATE BANK, a banking institution organized and existing under and by virtue of the laws of the Commonwealth of Pennsylvania, with its principal place of business at Third at Maple, Mount Carmel, Pennsylvania, 17851, MORTGAGEE.

payable as follows:

The sum of One thousand four hundred (\$1,400.00) dollars to be paid bi-weekly with the first payment to be made two (2) weeks from the date hereof and every two (2) weeks thereafter for a period of ten (10) years when a final balloon payment in the amount of the outstanding principal sum and any unpaid interest shall be due and payable; said bi-weekly payment of \$1,400.00 shall first be applied to interest payments and the balance to principal, provided, nevertheless, the Mortgagors retain the privilege of paying a larger amount on any of the principal payment dates, together with interest thereon at the rate of 12% per annum payable bi-weekly as aforesaid.

*CONTINUED ON PAGE THREE

Transfer of fitle 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 Alan, 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 Two Hundred Thirty Thousand (\$230,000.00)

Dollars and take no insurance not payable to the Mortgagee. 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 ficiein,

, 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

ЖX

TRACT NO. 1:

ALL THAT CERTAIN piece, parcel and lot of land situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway 873.19 feet east of the boundary line between the Town of Bloomsburg and Scott Township; thence North 11 degrees 30-1/2 minutes West, 200 feet to a proposed twenty-foot alley; thence North 78 degrees 29-1/2 minutes East, 210.70 feet to a point; thence South 11 degrees 30-1/2 minutes East, 200 feet to a point on the Northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway; thence South 78 degrees 29-1/2 minutes West, 210.70 feet to a point, the place of beginning.

IT BEING LOT NO. 57 in Section A of a map or draft of lots prepared for Emerson D. R. Creveling by Sturdevant-Dilley Engineering Company, Limited, Wilkes-Barre, Pennsylvania, and dated July, 1951.

BEING the same premises which Alvin J. Balschi and Elizabeth R. Balschi, husband and wife, by deed dated August $\frac{25}{5}$,1988 and to be recorded simultaneously with this mortgage, granted and conveyed unto Melvin D. Sill, mortgagor herein.

THIS CONVEYANCE is made under and subject to existing utility easements and all applicable zoning ordinances and regulations, and restrictions pertaining to building location and gas tanks as set forth in Deed Book 169, page 115.

TRACT NO. 2:

ALL THAT CERTAIN tract of land situate in Locust Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a stone and running by lands late of F. Helwigh and Company, and lands late of Potor Peterman, South 53 degrees East 16.4 perches along a road, thence along same, South 50 degrees East 6.2 perches to a stone; thence by lands late of Peter Helwigh, North 50-1/4 degrees East, 11 perches to Roaringcreek; thence along the same to land late of Jeremiah Berninger and Henry S. Yeager, North 27 degrees West 20 perches; thence North 24-1/4 degrees West, 11 perches; thence North 54 degrees West, 3.4 perches; thence North 50-3/4 degrees West 10.8 perches; thence North 65-1/4 degrees West, 6 perches in the middle of Roaring Creek, and thence by land late of John Yeager, South 51 degrees West, 31.3 perches to a place of beginning.

CONTAINING 8 acres and 146 perches, more or less. UPON which is erected a dwelling house and garage.

BEING the same premises which Lillian Robbins, Administratrix of the Estate of Zedd B. Robbins, by deed dated September 3, 1974 and recorded in Deed Book Volume 268, page 1057, granted and conveyed unto Linda L. Eisenhauer, now Linda L. Hill, mortgagor herein.

*Note - This is a first mortgage as to Tract No. 1 herein described and a third mortgage as to Tract No. 2 herein described.

*Repayment clause continued:

THIS LOAN IS PAYABLE IN FULL AT THE END OF TEN YEARS. YOU MUST PAY THE ENTIRE PRINCIPAL BALANCE OF THE LOAN AND UNPAID INTEREST THEN DUE. THE MORTGAGEE IS UNDER NO OBLIGATION TO REFINANCE THE LOAN AT THAT TIME. YOU WILL, THEREFORE, BE REQUIRED TO MAKE PAYMENTS OUT OF OTHER ASSETS YOU MAY OWN, OR YOU WILL HAVE TO FIND A LENDER WILLING TO LEND YOU THE MONEY AT PREVAILING MARKET RATES WHICH MAY BE CONSIDERABLY HIGHER THAN THE INTEREST RATE ON THIS LOAN.

Mortgagors shall pay to Mortgagee hereof a late charge of 5% of any bi-weekly installment not received by the Mortgagee within fifteen (15) days after the installment is due.

THIS IS A PURCHASE MONEY MORTGAGE.

with the appurtenances.

To Haur and to Hold to the said Mortgagee . its Successors and Assigns forever

Throubed that the said Mortgagee , its Successors or Assigns upon default for thirty (30) days in payment of any part of said principal sum or interest as agreed, or any premium of insurance, for thirty (30) days after written notice of its being due shall have been given to the Mortgagors or their Representatives, or mailed to their 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 Forcelosure hereon for the immediate recovery of said principal, with all interest, premiums of insurance, Attorney's commission of 10 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.

Bronided Also, However, that if the said Mortgagor's, 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 berefit granted, and the said Obligation shall become void.

Witness the hand s	and the same	of the said Mortgogor	5.
Signed, Scaled and Belivered) Malva Dilli	D.H.Q	Soul
in the presence of	High Con	Hill,	Sell
	Lipida L. Eise	Lienhauer	_ End
······································		4.4.4	Seal
	ł	41.5 i/mi 324	Seal

kfid용문기간역성은 (dr. 534)? instrument, and acknow	lvin D. till and 福州州 properties to be the vicinged that the proy oxecut, I becaunte set my I	pe persons hose name could the same for and official seal. DIAME M. KIS	The purposes the purpose the purposes the purpose the	d to the within	d d,
I Hereby Certify, on this Mortgage. is	that the precise residence Third at Maple, i	Mount Carmel,	PA 17851	stilled to intere	>
urtyaye Carporation	D. HILL & LINDA L. FORMERLY LINDA L. GORS, Ü G	GRE BANK, GRE Andusc 25, 1988	in Scott & 230,000.00 within	FFICES, L, JAMES & MIHALIK st Main St. sburg, PA 17815	
Munter Affin Ea 3 0	MELVIN HILL, EISENH MORTGA	MORITGE MORITGE	Upon – To secur Payable	LAW OF HUMME 29 East	TAX

X

KNOW ALE MEN BY THESE PRESENTS.

THAT WHEREAS, LINDA L. HILL, formerly LINDA L.

EISENHAUER, by Indenture of Mortgage bearing date the 25th day
of August. 1988, and recorded in the Office for Recording of
Deeds in and for the County of Columbia in Record Book 415, page
322, granted and conveyed unto LIBFRIY STATE BANK, its
successors and assigns, certain premises hereinafter described,
to secure the payment of a certain debt or principal sum of TWO
HUNDRED THIRTY THOUSAND (\$230,000.00) DOLLARS lawful money, with
interest as herein mentioned.

WHEREAS, pursuant to the parties' agreement, Linda L. Hill is entitled to have the said premises released from the operation and effect of the said Mortgage.

NOW THEREFORE KNOW YE that the said Liberty State
Bank, intending to be legally bound hereby, has remised,
released, quit-claimed, exonerated and discharged, and by these
Presents, does remise, release, quit-claim, exonerate and
discharge unto the said linda L. Hill, formerly Linda L.
Eisenhauer, her heirs and assigns.

ALL THAT CERTAIN tract of land situtate in Locust Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone and running by lands late of F. Helwigh and Company, and lands late of Peter Peterman, south 53 degrees east 16.4 perches along a road; thence along same, south 50 degrees

east 6.2 perches to a stone; thence by lands late of Peter Helwigh, north 50% degrees east, 11 perches to Roaringcreek; thence along the same to land late of Jeremiah Berninger and Henry S. Yeager, north 27 degrees west 20 perches; thence north 24% degrees west 11 perches; thence north 54 degrees west, 3.4 perches; thence north 50-3/4 degrees west 10.8 perches; thence north 65% degrees west, 6 perches in the middle of Roaring Creek; and thence by land late of John Yeager, south 51 degrees west, 31.3 perches to the place of beginning. CONTAINING 8 acres and 146 perches, more or less. Upon which is erected a dwelling house and garage.

TO HOLD, the same with the appurtenances unto the said Linda L. Hill, formerly Linda L. Eisenhauer, her heirs and assigns forever freed, exonerated and discharged of and from the lien of said Mortgage, and every part thereof.

PROVIDED ALWAYS, NEVERTHELESS, that nothing herein contained shall anywise affect, alter or diminish the lien or encumbrance of the aforesaid Mortgage on the remainder part of the Mortgaged premises, or the remedies at law for recovering thereout or against the said Melvin D. Hill, his heirs or assigns, the principal sum with interest, secured by said Mortgage.

and appoint Store 13. Base to be its attorney for it, and in its name and as for its Corporate act and deed to acknowledge this Release before any person having authority by the laws of the Commonwealth of Pennsylvania to take such acknowledgment, to the intent that the same may be duly recorded.

IN WITNESS WHEREOF, the said Liberty State Bank has

caused this Indenture to be signed in its Corporate name by its President, and has caused to be affixed hereunto the common and Corporate seal of the said Corporation, attested by its Secretary, this 2 day of Taxe, 1991.

LIBERTY STATE BANK

By: San Pr

President

ATTEST:

Hobel & Dempsy Chat Secretary

STATE OF PENNSYLVANIA)

Northumberland) SS:
COUNTY OF COECUREA)

On this, the 7th day of June , 1991, before me, a Notary Public, the undersigned officer, personally appeared steven B. Barth who acknowledged himself to be the Chief Executive Officerof Liberty State Bank, a Corporation, and that he as such Chief Executive Officer being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by himself as

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

(CO-OCA) K. (V/BER

Title of Officer

Notarial Snal Debora K, Owens, Notary Public Mt, Cannel Boro, Northuniberland Cocyrty My Commission Expires Frib. 1, 1993

Member, Pennsylvania Association of Notaries

800r 475 FAUL 727

Tims Indenture, Made the

in the year nineteen bundred and eighty-eight (1988) Between MELVIN D. HILL of R. D. #3, Catawissa, Pennsylvania;---

and ALVIN J. BALSCHI and ELIZABETH R. BALSCHI, his wife, both of 542 Mill Street, Catawissa, Pennsylvania;----

WHEREAS, the said Melvin D. Hill-----Obligatory, under--his--- hand -- and scal--, duly executed, bearing even date herewith stand bound into the said Mortgagees in the sum of Ninety-Six Thousand----------- (\$96,000.00) ------ lawful money of the United States of America; conditioned that the said Mortgagor -, ----his-----heirs, executors or administrators, shall and do well and truly pay, or cause to be paid, unto the said Mortgagee s , -----their---certain attorneys, executors, administrators or assigns, the sum of Forty-Eight Thousand------

In accordance with the specific terms of two bonds and warrants executed by the Mortgagor dated August 25, 1988, in the amounts of \$18,000.00 and \$30,000.00, the terms of repayment of which are incorporated herein by reference.

And Also, from time to time, and at all times, until payment of said principal sum be made as aforesaid, keep the building , erected and to be creeted upon the land herein described, insured for the benefit of the Mortgagues, in some good reliable Stock Insurance Company or Companies to the amount of at least Two Hundred Forty Thousand-----buildings, not marked for the benefit of the Mortgagee S; with the further condition of the said Obligation is such, that if at any time default shall be made in the payment of \$48,000.00 plus------ interest or insurance premium as aforesaid, for the space of fifteen---- days after any payment thereof shall fall due, or if a breach of any other of the foregoing conditions be made by the said Mortgagor -- , his heirs, executors, administrators or assigns, then and in such case, the said principal sum shall at the option of the said Mortgagee s, -----their----executors, administrators or assigns, become due; and payment of the same, with the interest and costs of insurance due thereon, as aforesaid, together with an attorney's commission of fifteen per cent, on the said principal sum, besides costs of suit, may be enforced and recovered at once, anything therein contained to the contrary thereof in anywise notwithstanding, as in and by the said recited Obligation and the condition thereof (relation being thereunto had) may more fully and at large oppear.

WITNESSETH that the said Mortgagor -; as well for and in consideration of the said debt or sum of Forty-Right Thousand------(\$48,000,00)-Dollars, and for the better securing the payment of the same with interest, as aforesaid, unto the said Mortgagee s, -----cheir----executors, administrators or assigns in the discharge of the said recited Obligation's , as for and in consideration of the further sum of one dollar, lawful money, aforesaid, unto the said Mortgagor -- in hand well and truly paid by said Mortgagees , at or before sealing and delivery hereof, the receipt whereof is hereby acknowledged, granted, bargained and sold, released, and confirmed, and by these presents, he does---- grant

bargain and sell, release and confirm unto the said Mortgagee s . ---their--heirs and assigns B09F 415 1556

ALL THAT CERTAIN piece, parcel and lot of land, situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northerly edge of the right-

of-way of the # Bloomsburg-Berwick Highway 873.19 et east of the boundary line between the Town of Bloomsburg and Scott Township;

THENCE north 11 degrees 30% minutes west, 200 feet to a proposed twenty foot alley;

THENCE north 78 degrees 29½ minutes east, 210.70 feet to a point;

THENCE south 11 degrees 30 minutes east, 200 feet to a point on the northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway;

THENCE south 78 degrees $29\frac{1}{2}$ minutes west, 210.70 feet to a point, the place of BEGINNING.

IT BEING LOT NO. 57 in Section A of a map or draft of lots prepared for Emerson D. R. Creveling by Sturdevant-Dilley Engineering Company, Limited, Wilkes-Barre, Pennsylvania, and dated July, 1951.

BEING THE SAME premises which H. B. Low and Son, Inc., from their deed dated May 13, 1986, and recorded in the Office of the Recorder of Deeds in and for Columbia County, Pennsylvania, in Record Book 366, at page 268, granted and conveyed unto Alvin J. Balschi and Elizabeth R. Balschi, his wife.

Tocernen with all and singular the buildings, fixtures, waters, watercourses, rights, liberties, privileges, hereditaments and appurtenances whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents issues and profits thereof; To HAVE AND TO HOLD the said hereditaments and premises granted, or mentioned and intended so to be with the appurtenances, unto the said Mortgagee s , ------their---- heirs and assigns, to and for the only proper use and behoof of the said Mortgagee S , -- their heirs and assigns, forever: And the said Mortgager , for ------his----- heirs and assigns do hereby covenant, promise and agree to and with the said Mortgagee 5 , ----their---- heirs, executors, administrators and assigns, that if the said Mortgagor ,-----his----- heirs or assigns, shall neglect or refuse to keep up the aforesaid insurance, it shall be lawful for the said Mortgagees , in a sum sufficient to secure payment of the said principal debt, in case of fire, and shall recover the costs and expenses of such insurance in a suit upon this Mortgage. Paovided always, nevertheless, that if the said Mortgagor-, -----his-----heirs, executors, administrators or assigns, do and shall well and truly pay, or cause to be paid, unto the said principal sum of Forty-Eight Thousand---- (\$48,000.00) ----- Dollars. lawful money, aforesaid, on the day and time hereinbefore mentioned and appointed for payment of the same, together with interest and costs and charges of insurance, as aforesaid, and without any deduction, defideation or abatement to be made of anything for or in respect of any taxes, charges or assessments whatsoever, then and from thenceforth, as well this present Indenture and the estate hereby granted, as the said recited Obligation s , shall cease, determine and become void, anything hereinbefore contained to the contrary thereof in anywise notwithstanding. And Province, also, that it shall and may be lawful for the said Mortgagees , _____their___executors, administrators or assigns, when and as soon as the said principal sum shall, in any event, become due and payable, as aforesaid, an Action of Mortgage foreclosure may be properly commenced upon this Indenture of Morigage, and proceed thereon to judgment and execution for the recovery of said principal sum and all interest due thereon, and the costs and expenses of insurance, as aforesaid, together with an attorney's commission of fifteen ---- per cent. on said principal sum, besides cost of suit, without stay of or exemption from execution or other process, with a full release of errors; any law, rule of court, or usage to the contrary notwithstanding. IN WITNESS WHEREOF, the said part y-- of the first part has to these presents set his hand ""and seal ", the day and year first above written. CERTIFICATE OF RESIDENCE

800 **41**5 ⊮u 590

or Agent - for Mortgange 🗨

I hereby certify, that the precise address of the mortgages

R: D: #3, Box 480 Catawissa, PA 17820

Commonwealth of P. gloun Columbia On this, the 25th day of	ist ss. August, 1988 before me a Notary	, Public
the undersigned officer, personally known to me (or satisfactorily pre- instrument, and acknowledged that contained.	y appeared Melvin D. Hill	bscribed to the within for the purpose therein
Communically of Penasylvan	> ss.	
County of day of		
instrument, and acknowledged that contained.	ven) to be the person—whose name—sul executed the sam have hereunto set my hand and	bscribed to the within c for the purpose therein seal.
MELVIN D, MILL.———————————————————————————————————	Vife,MORTGAGEES; Dated 19 Upon 19 To secure - \$.	RETURN TO: BUMMEL, JAMES & MIHALIK ON YOU SU
Commonwealth of Pennsylvania County of Columbia. 3:03pm Recommon	in the office for Recording of Deeds, &c., in a	50 30 7H 88
Month Mark		oge 588 Aug. 1988

Printed and Sold by The Plankenham Co., Williamsport, Pa. 17701

MORTGAGE - INDIVIDUAL

secretion Horidale recen



Time Indexture, Made the 25th day of August, in the year nincteen hundred and eighty-eight (1988).

Between MELVIN D. HILL, of R. D. #3, Catawisaa, Pennsylvania,

Mortgagor ,

and LINDA L. HILL, of R. D. #3, Catawissa, Columbia County, Pennsylvania,

Mortgagee :

Melvin D. Hill, Whereas, the said hiscortain Obligation Mortgagor , in and by hand and seal , duly executed, hearing even date herewith stands Obligatory, under his bound unto the said Mortgagee in the sum of ONE HUNDRED MINE THOUSAND TWO HUNDRED DOLLARS (\$109,200.00 ------ lawful money of the United States of heirs, executors or administrators, America; conditioned that the said Mortgagor , his shall and do well and truly pay, or cause to be paid, into the said Mortgagee - , her heirs, certain attorneys, executors, administrators or assigns, the sum of FIFTY-FOUR THOUSAND SIX NUNDRED (\$54,600.00) ----payable as follows: The sum of Fifty-four thousand six hundred (\$54,600.00) Dollars with interest at the rate of 10% per annum to be paid by the Mortgagor. The principal and all accumulated interest shall be payable at the end of ten (10) years from the date of this Mortgage. THIS LOAN IS PAYABLE IN FULL AT THE END OF TEN (10) YEARS. YOU MUST PAY THE ENTIRE PRINCIPAL BALANCE OF THE LOAN & UNPAID INTEREST THEN THE MORTGAGEE IS UNDER NO OBLIGATION TO REFUNANCE THE LOAN AT THAT TIME. YOU WILL, THEREFORE, BE REQUIRED TO MAKE PAYMENTS OUT OF OTHER ASSETS YOU MAY OWN, OR YOU WILL HAVE TO FIND A LENDER WILLING TO LEND YOU THE MONEY AT PREVAILING MARKET RATES WHICH MAY BE CON-SIDERABLY HIGHER THAN THE INTEREST RATE ON THIS LOAN. (*Continued on page three)
And Also, from time to time, and at all times, until payment of said principal sum he made as aforesaid, keep the building , erected and to be creeted upon the land herein described, insured for the benefit of the Mortgagee , in some good reliable Stock Insurance Company or Companies to the amount of alleast Fifty-four thousand six hundred (\$54,600.00) ---------- Dollars, and take no insurance out on said the further condition of the said Oblibuildings, not marked for the benefit of the Mortgagee ; gation is such, that if at any time default shall be made in the payment of principal and/or interest or insurance premium as aforesaid, for the space of thirty after any payment thereof shall fall thie, or if a breach of any other of the foregoing conditions he made by the said Mortgagor s, theirheirs, executors, administrators or assigns, then and in such case, the said principal sum shall at the option of the said Mortgagee , her heirs, administrators or assigns, become due; and payment of the same, with the interest and costs of insurance per cent, on the said due thereon, as aforesaid, together with an attorney's commission of t.en principal sum, besides costs of suit, may be enforced and recovered at once, anything therein contained to the contrary thereof in anywise notwithstanding, as in and by the said recited Obligation and the condition thereof (relation being thereunto had) may more fully and at large appear. WITNESSETH that the said Mortgagor , as well for and in consideration of the said debt or sum of Fifty-four thousand six hundred (\$54,600.00) ----Dollars, and for the better seeming the payment of the same with interest, as aforesaid, unto the said executors, administrators or assigns in tho-Mortgagee , her heirs, discharge of the said recited Obligation -, as for and in consideration of the further sum of one dollar, lawful money, aforesaid, unto the said Mortgagor — in hand well and truly paid by said Mortgagoe —, at or before scaling and delivery hereof, the receipt whereof is hereby acknowledged, has

granted, bargained and sold, released, and confirmed, and by these presents,

bargain and sell, release and confirm unto the said Mortgagee . her

does

heirs and assigns

grant

ALL THAT CERTAIN riece, parcel and lot of land situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway 873.19 feet east of the boundary line between the Town of Bloomsburg and Scott Township; thence North 11 degrees 30-1/2 minutes West, 200 feet to a proposed twenty-foot alley; thence North 78 degrees 29-1/2 minutes East, 210.70 feet to a point; thence South 11 degrees 30-1/2 minutes East, 200 feet to a point on the Northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway; thence South 78 degrees 29-1/2 minutes West, 210.70 feet to a point, the place of beginning.

IT BEING LOT NO. 57 in Section A of a map or draft of lots prepared for Emerson D. R. Creveling by Sturdevant-Dilley Engineering Company, Limited, Wilkes-Barre, Pennsylvania, and dated July, 1951.

BEING the same premises which Alvin J. Balschi and Elizabeth R. Balschi, husband and wife, by deed dated August <u>25</u>,1988 and to be recorded simultaneously with this mortgage, granted and conveyed unto Melvin D. Hill, mortgagor herein.

THIS CONVEYANCE is made under and subject to existing utility casements and all applicable zoning ordinances and regulations, and restrictions pertaining to building location and gas tanks as set forth in Deed Book 169, page 115.

* Repayment clause continued from page one:

Mortgagor shall have the right to make prepayments on said mortgage without any prepayment penalty. $\,$

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.

Tocernen with all and singular the

improvements, ways, waters, watercourses, rights, liberties, privileges, hereditaments and appurtenances whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, reats issues and profits thereof;

To Have And To Hold the said
hereditaments and premises granted, or mentioned and intended so to be with the appurtenances,
unto the said Mortgagee , her heirs and assigns, to and for the only proper use
and behoof of the said Mortgagee , her heirs and assigns, forever:

And the said Mortgagor , for himself, his heirs and assigns do hereby covenant, promise and agree to and with the said Mortgagee , heirs, executors, administrators and assigns, that if the said Mortgagor , her heirs or assigns, shall neglect or refuse to keep up the aforesaid insurance, it shall be lawful for the said Mortgagee . . her heirs, executors, administrators or assigns, to insure the said building in a sum sufficient to secure payment of the said principal debt, in case of fire, and shall recover the costs and expenses of such insurance in a suit upon this Mortgage. Province always, nevertheless, that if the said Mortgagor , executors, administrators or assigns, do and shall well and truly pay, or cause to be paid, unto the said Mortgagee , her heirs, executors, administrators or assigns, the said principal sum of Fifty-four thousand six hundred (\$54,600.00) lawful money, aforesaid, on the day and time hereinbefore mentioned and appointed for payment of the same, together with interest and costs and charges of insurance, as aforesaid, and without any deduction, defalcation or abatement to be made of anything for or in respect of any taxes, charges or assessments whatsoeyer, then and from thenceforth, as well this present Indenture and the estate hereby granted, as the recited Obligation -, shall cease, determine and become void, anything heresaid inbefore contained to the contrary thereof in anywise notwithstanding. Ann Province, also, that it shall and may be lawful for the said Mortgagee , her heirs, executors. administrators or assigns, when and as soon as the said principal sum shall, in any event, become due and payable, as aforesaid, an Action of Mortgage forcelosure may be proporly commenced upon this Indenture of Mortgage, and proceed thereon to judgment and execution for the recovery of said principal sum and all interest due thereon, and the costs and expenses of insurance, as aforesaid, together with an attorney's per cent, on said principal sum, besides cost of suit, without stay of or commission of ten exemption from execution or other process, with a full release of errors; any law, rule of court, or usage to the contrary notwithstanding.

CERTIFICATE OF RESIDENCE

I hereby certify, that the precise address of the mortgaged

hand and seal , the day and year first above written.

R. D. #3 Catawissa, PA 17820

IN WITNESS WHEREOF, the said party

herein is as follows:

his

Attorney or Agent for Mortgageo

of the first part has to these presents set

Melvko_D. Hill

Communiversity of Pennsylvania	} 25.
Gounty ofCOLUMBIA)
On this, the $\mathcal{RS}^{\mathcal{O}}$ day of August	1988, before me, a Notary Public,
the undersigned officer, personally appeared known to me (or satisfactorily proven) to be instrument, and acknowledged that contained.	Melvin D. Hill the person whose name is subscribed to the within he executed the same for the purpose therein
IN WITNESS WHEREOF, I have herem	to set my hand and Constitute Constitut
Communically of Pennsylvania	} ##
County of	
On this, the day of	19 , before me
the undersigned officer, personally appeared known to me (or satisfactorily proven) to be instrument, and acknowledged that contained.	the person whose name subscribed to the within executed the same for the purpose therein
IN WITNESS WHEREOF, I have here	runto set my hand and scal. [4]
	90 m 30 m 2 m 2 m 2 m 2 m 2 m 2 m 2 m 2 m 2 m
	My Commission Expites
	A P T P T P T P T P T P T P T P T P T P
) a [w]
Å	M 1388
1	15. 25. 18 Lin Scott Tw Columbia Columbia \$54,600.00 within ES & MITALIK ST. PA 17815
Horinan - Revised 1968 - AILL, R, TO HILL,	op. in Scort Columb \$54,600.0 See within CES, JAMES & MIRA IN ST. RG, PA 17815
NEVISED REVISED TO TO LILE,	25.7.
THE STATE OF THE S	DP.
WAL L. L. AGEI	
MELVIN D. MORTGAGGE MORTGAGGE MORTGAGGE	Upon pr. To secure Payable LAW OFFI HUMMEL, 29 E. MA BLOCKSBU
II RE RE ILO	д ц ц ц ц ц ц ц ц ц ц ц ц ц ц ц ц ц ц ц
Մատուանանեի օք ≱շտուջինսոնո 	} ss.
County of Columbia 3:04pm	1
record	ce for Recording of Deeds, &c., in and for said County, in
Maxigaga Rook No. Witness my hand ar	415 Vol. , 1'ago 592 Id Official Seal this 30 day of Aug. , 1988
•	Bund a michael

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, THAT WHEREAS, MELVIN D. HILL, of R. D. #3, Catawissa, Pennsylvania, by Indenture of Mortgage bearing date the 25th day of August, 1988, recorded in the Office for Recording of Deeds in and for the County of Columbia in Record Book 415, page 592, granted and conveyed unto LINDA L. HILL, of R. D. #3, Catawissa, Pennsylvania, her heirs and assigns, the premises therein particularly described, to secure the payment of a certain debt or principal sum of F11fy-FOUR THOUSAND SIX HUNDRED (\$54,600.00) DOLLARS lawful money, with interest as therein mentioned.

AND WHEREAS, the said Melvin D. Hill requested the said Linda L. Hill to release the premises hereinafter described, being said Mortgaged Premises, from the lien and operation of the said Mortgage:

well as in consideration of the premises as of the sum of ONE (\$1.00) DOLLAR lawful money to her in hand paid by the said Melvin D. Will at the time of the execution hereof, the receipt whereof is hereby acknowledged, has remised, released, quit-claimed, experated and discharged, and by these Presents,

890r 470 PAGE 461.

does remise, release, quit-claim, exonerate and discharge unto the said Melvin D. Hill, his heirs and assigns,

All THAT CERIAIN piece, parcel or tract of land situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly edge of the right of way of the new Bloomsburg-Berwick Highway 873.19 feet east of the boundary line between the lown of Bloomsburg and Scott Township; thence north 11 degrees 30% minutes west, 200 feet to a proposed 20 foot alley; thence north 78 degrees 29% minutes east, 210.70 feet to a point; thence south 11 degrees 30% minutes east, 200 feet to a point on the northerly edge of the right of way of the new Bloomsburg-Berwick Highway; thence south 78 degrees 29% minutes west, 210.70 feet to a point, the place of beginning.

IT BEING LOT NO. 57 IN SECTION A of a map or draft of lots prepared for Emerson D. R. Creveling by Sturdevant-Dilley Engineering Company, Limited, Milkes-Barre, Pennsylvania, and dated July, 1951.

UNDER AND SUBJECT to existing utility easements and all applicable zoning ordinances and regulations, and restrictions pertaining to building location and has tanks as set forth in Deed Book 169, page 115.

TO HAVE AND TO HOLD the same with the appurlemances, unto the said Melvin D. Hill, his heirs and assigns forever freed, exenerated, and discharged of and from the lien of said Mortgage, and every part thereof.

PROVIDED ALWAYS, NEVERTHELESS, that nothing herein contained shall in anywise affect, alter or diminish the lien or encumbrance of the aforesaid Mortgage on the remaining part of said Mortgaged premises, or the remedies at law for recovering against the said Melvin D. Hill, his heirs or assigns, the principal sum with interest, secured by said Mortgage.

IN WITNESS WHEREOF, Linda L. Hill has hereunto set her

800r 470 MSt 462

hand and seal this QSP day of Max.L.

1991,

WIINESS;

(Afaishing

Vinda L. HIII

STATE OF PENNSYLVANIA

COUNTY OF COLUMBIA

55:

On the 25th day of 7/Laca, 1991, before me, a Notary Public, the undersigned officer, personally appeared Linda L. Hill, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that she executed the same for the purposes therein contained.

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

g F

PONMONWEALTH OF PENNSYLVANIA

COUNTY OF COLUMBIA 9:49 a.m.

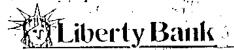
NOTARIA, SEAL
TRUDI W. NORCE, NOTARY PUBLIC
Papulish Columbia County, Penna.

Berwick, Columbia County, Penna. My Commission Expired Hovember 8, 1894

Recorded on this 27th day of March 1991, in the Recorder's Office of the said County in Book 470 , page 461 Given under my hand and the seal of the said Office, the date above written.

Brusly J. Michell
Recorded Hecorde of Doeds

800* 470 PASE 463

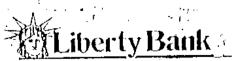


MONTGAGE

THIS MORTGAGE, made tals 30th day of November	19 Ro te between mortgager, Molvin D. HtII,
trading as Balschi's a Hill Co.of 1301 New Berwl (Mongagor), and mongages, LIBERTY STATE BANK, Nr. Cormel	Parish banking association with an office at 50 West Tirted
as consideration for and to secure payment and performance to Bank by	Melvin D. HIII, t/a BALSCHI'S a HIII Company
if more than one person, jointly or severally obligated to Bank and called "Born	
Two Hundred Forty-Three and Seventeen Cents	Donars
(\$ <u>16 , 243 . 17</u>) evidenced by a note of even date, plus interest a extension or renewal of the Note, Mortgagor grants and mortgages unto Bank, i	is bioxessors and estimated an estimated to be an experience to be a second and a s
buildings and improvements thereon erected, situate in the Towns hip	olScott,County al
Collumbia Commonwealth of Pennsylvania, know	mand designated as Lot #57, Section A of map prepared
for Emerson D.R. Creveling by Sturdevant-Dilley	Pannsylvania, which was conveyed to Medgagor by been eated
August 25, 19 88 , duly recorded in the effice for the	Recording of Deeds in Inst County, in 1988 in the 1981 1981
Premises are therein described or. Littchecked, as the Premises are more par-	eute Marson, all doble privilegge, bareditamonis and apprelimances, and all
	B. Repelr: Mortgagor will maintain the Cromises in good repair, order
THIS MORTGAGE IS MADE subject to the following representations,	and condition and will not commit not potentially ship, waste, bulsance,
coverants and conditions: 1. Payments: All payments on the Note will be made by Borrower when	and contribute and the President
1 Paymants: All payments on the facts will be made by exactor of a real	Impeliment of righterioration of the treatment.
the state of the s	Impeliment or deterioration of the Framisha. 8. Transfers: Morigages will not sell, assign or transfer the Framises.
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THE PROVISIONS ON THE REVERSE SIDE ARE PART OF THIS MORTGAGE

1800x 442 ME 307 0F 2



MORTGAGE

	MONTGAGE
THIS MORTGAGE made file 30th day of November	19 Rg., is between moderagor, Medivio II, 11111,
(Modeagor), and mortgages, LIBERTY STATE BANK, Mt. Carmel	, Pa. Banking association with an interest of the contract of
E., Mc. Coumell, Pa. (Bank).	
ra consideration for and to secure payment and performance to Bank by	Melvin D. Rill, t/a BALSCHI'S a RILL Company
(il more than one person, jointly or severally obligated to Bank and called "Bond	wer') of a lean in the amount of Sevent.y-Seven Thousand
Eight Rundred Eighty-Six and ten cents	
(\$ 77,886.10) evidenced by a note of even date, plus interest extension or renewal of the Note, Mortgagor grades and mortgages unto Bank, it	
buildings and improvements thereon erected, situate in the Towns hip	ofScott,County of
- in the section de brone	mand designated as Jose #57. Section A of many prepared
for Emerson D.R.Creveling by Sturdevant-Dilley	Percusylvania, which was conveyed to Mortgagor by deed dated
for Emerson D. R. Creveling by Scotlog van County	
August 25, 13 88 duly recorded in the office for the	Recording of Deeds in that County, in Dent Flood, No 15
August 25,	· · · · · · · · · · · · · · · · · · ·
at Page 323 and bears Tax Parcel Number (or other Uniform Pe Premises are discretified of LLU disched, as the Premises are more part	incel Mantifier, II enty) 11-3-41 [incel leaning of the following part of the Mortgage of the
FIGURE WAS A STATE OF THE PARTY	and access of statute estatement boundings out our appreciations, and all
TOGETHER with all present and tolure buildings, fixtures and improvement	anta thereon, all rights, privängos, horeditaments are Legarinostross, and all olem atteched to be in any way pertaking to the Dremises.
TOGETHER with all present and future buildings, flatures and improvement reversions, remaindens, rents, issues and profits shareof, now or hereafter acc	tom M. atmostop to a control of the
THIS MORTGAGE IS MADE subject to the following representations.	m manufa, Madagaga will maintain it a Profitting it 0000 15037, 0007
	and condition and will not commit not provid any ship, waste, traisance,
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povernmental charges with the second of other security interest in the which, it impald, would result in a lien or other security interest in the Premises superior to that of Bank, and will deliver to Bank upon request all	
Premises superior to that of trains, and will be liver to be an operating of the receipts evidencing payment therefor.	 may do any or an or use conservery (11). due and payable all amounts due saxler (Fit kiele) (2) inclifule an action of
	NOW ARE DARK OF THE MINH HOAGE

THE PROVISIONS ON THE REVERSE SIDE ARE PART OF THIS MORE PAGE

BCOF 442 PAGE 309

Page 1 21 Z



SHERIFF OF COLUMBIA COUNTY COURT HOUSE = P. O. BOX 300 8100MSBURG, PA 17868

September 4, 1991

IN THE COURT OF COMMON PLEAS

24 Hour thore

Pa.

Mr. William P. Carlucci, Atty. FISHER, RICE, BARLETT, ELTON & WAYNE 125 East Third St., Williamsport, Pa. 17701

OF COLUMBIA COUNTY, COMMONWEALTH OF PENNA.

NO.66 of 1991 E.D.

WRIT OF EXECUTION -MORTGAGE FORECLOSURE

SERVICE ON Melvin D. Hill

UN Wednesday Sept. 4,1991 At 1:05 F	M A TRUE AND ATTESTED COPY
OF THE WITHIN WRIT OF EXECUTION, A TRUE COL	
REAL ESTATE AND A COPY OF THE THE DESCRIPTION	
Melvin D. Hill	, AT Sheriff's Office, Bloomsburg,
BY DEPUTY SHERIFF	J.H. Dent
SERVICE WAS MADE BY HANDING THE SAID WRIT (
SALE IN REAL ESTATE AND A COPY OF THE DESCRI	RIPTION TO
Melvin D. Hill .	
	SO ANSWERS:
	(1X/20-t
	J/H. Dent
	DEPUTY SHERIFF
SHORN AND SUBSCRIBED BEFORE ME	
THIS Yet,	SHERIFF
	JACKET
DAY UF September 19 91	
TAME B. KLINE, PROTHONOMARY EACS	

PROTEL WICLK OF SIV. CODETS
AND COMMANDE TO THE MONE DANS TO THE

OF COLUMBIA COUNTY



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

†HIDN‡ 17**†7**9 784-**†**99† 24 Hintin Ellerer (277) 284 6300

September 4, 1991

Mr. William P. Carlucci, Atty. FISHER, RICE, BARLETT, ELTON & WAYNE 125 East Third St., Williamsport, Pa. 17701

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

NO. 66 of 1991 E.D.

WRIT OF EXECUTION - MORTGAGE FORECLOSURE

SERVICE ON Linda Lou Hill ON Wednesday Sept. 4, 1991 At 1:05 P.M. , A TRUE AND ATTESTED COPY OF THE WITHIN WRIT OF EXECUTION, A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN REAL ESTATE AND A COPY OF THE THE DESCRIPTION OF PROPERTY WAS SERVED ON Linda Lou Hill , AT Sheriff's Office, Bloomsburg, Pa. BY DEPUTY SHERIFF J.H. Dent SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S SALE IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO Linda Lou Hill SO ANSWERS DEPUTY SHERTER SWORN AND SUBSCRIBED BEFORE ME tills SHERIFF

PROTH. & CLK. OF SEV. COURTS

MY COMM. EX. 1st MON. JAN. 1, 1993

OF COLUMBIA COUNTY

TAMI B. KLINE, PROTHONOTARY

PRAECIPE FOR WRIT OF EXECUTION (MORTGAGE FORECLOSURE) P.R.C.P. 3180-3183

LIBERTY STATE BANK,

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PA

Plaintiff

Exec. No. _______ Term 19 ?

VS.

Term 1991 265 Orig. No.

MELVIN D. HILL and LINDA LOU HILL

DefendantS

PRAECIPE FOR WRIT OF EXECUTION

(MORTGAGE FORECLOSURE)

TO THE PROTHONOTARY:

Issue writ of execution in the above matter: (Description of real estate attached)

Amount Due

\$211,866.30

Interest thru Feb. 11, 1991

\$ 24,580.61

Attorney's Fees

\$ 21,186.63

Total

\$257,633.54

together with interest from February 11, 1991, costs of suit and for foreclosure and sale of the subject real property.

> FISHER. RICE & WAYNÉ.

BY:

Attorneys for Plaintiff

NOTE: Please attach description and furnish two copies of same to Prothonotary.

FXHIBIT "A"

ALL THAT CERTAIN piece, parcel and lot of land situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway 873.19 feet east of the boundary line between the Town of Bloomsburg and Scott Township; thence North 11 degrees 30-1/2 minutes West, 200 feet to a proposed twenty-foot alley; thence North 78 degrees 29-1/2 minutes East, 210.70 feet to a point; thence South 11 degrees 30-1/2 minutes East, 200 feet to a point on the Northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway; thence South 78 degrees 29-1/2 minutes West, 210.70 feet to a point, the place of beginning.

IT BEING LOT NO. 57 in Section A of a map or draft of lots prepared for Emerson D. R. Creveling by Sturdevant-Dilley Engineering Company, Limited, Wilkes-Barre, Pennsylvania and dated July, 1951.

BEING the same premises which Alvin J. Balschi and Elizabeth R. Balschi, husband and wife, by deed dated August 25, 1988, and to be recorded simultaneously with this mortgage, granted and conveyed unto Melvin D. Hill, mortgagor herein.

THIS CONVEYANCE is made under and subject to existing utility easements and all applicable zoning ordinances and regulations and restrictions pertaining to building location and gas tanks as set forth in Deed Book 169, page 115.

FOR IDENTIFICATION PURPOSES ONLY, the above referenced parcel of land is known as Tax Parcel Number 31-3-21 in the Tax Assessment Office of Columbia County and is also referred to as 1301 New Berwick Highway, Bloomsburg, Columbia County, Pennsylvania 17815. Erected upon the above referenced parcel of land is a one story cement block building used as a store.

SEIZED, TAKEN IN EXECUTION AND TO BE SOLD as the property of Melvin D. Hill by virtue of judgment entered by the Honorable Gailey C. Keller to Columbia County docket number 265-1991 and dated the 17th day of April 1991.

WRIT OF EXECUTION (MORTGAGE FORECLOSURE) P.R.C.P. 3180 to 3183 and Rule 3257

LIBERTY STATE BANK.

Plaintiff

IN THE COURT OF COMMON PLEAS OF

COLUMBIA COUNTY, PA

vs.

: Exec. No. (1) Term 1991

: Orig. No. 265 Term 1991

MELVIN D. HILL and LINDA LOU HILL.

Defendants :

: WKII UF EXECUTION
: (MORTGAGE FORECLOSURE) WRIT OF EXECUTION

Commonwealth of Pennsylvania:

County of Columbia

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

See Exhibit "A" attached hereto.

Amount Due

\$211,866.30

Interest thru Feb. 11, 1991

\$ 24,580.61

Attorney's Fees

\$ 21,186.63

Total

\$257,633.54

together with interest from February 11, 1991, costs of suit and for foreclosure and sale of the subject real property.

> Then I Deine Prothonotary, Common Pleas Court of Columbia County, Pennsylvania

BY: County Lauren

Path. \$50,50 Pd. Sheriff 42,50 Pd. Judg. 4,00 Pd.

EXHIBIT "A"

ALL THAT CERTAIN piece, parcel and lot of land situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway 873.19 feet east of the boundary line between the Town of Bloomsburg and Scott Township; thence North 11 degrees 30-1/2 minutes West, 200 feet to a proposed twenty-foot alley; thence North 78 degrees 29-1/2 minutes East, 210.70 feet to a point; thence South 11 degrees 30-1/2 minutes East, 200 feet to a point on the Northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway; thence South 78 degrees 29-1/2 minutes West, 210.70 feet to a point, the place of beginning.

IT BEING LOT NO. 57 in Section A of a map or draft of lots prepared for Emerson D. R. Creveling by Sturdevant-Dilley Engineering Company, Limited, Wilkes-Barre, Pennsylvania and dated July, 1951.

BEING the same premises which Alvin J. Balschi and Elizabeth R. Balschi, husband and wife, by deed dated August 25, 1988, and to be recorded simultaneously with this mortgage, granted and conveyed unto Melvin D. Hill, mortgagor herein.

THIS CONVEYANCE is made under and subject to existing utility easements and all applicable zoning ordinances and regulations and restrictions pertaining to building location and gas tanks as set forth in Deed Book 169, page 115.

FOR IDENTIFICATION PURPOSES ONLY, the above referenced parcel of land is known as Tax Parcel Number 31-3-21 in the Tax Assessment Office of Columbia County and is also referred to as 1301 New Berwick Highway, Bloomsburg, Columbia County, Pennsylvania 17815. Erected upon the above referenced parcel of land is a one story cement block building used as a store.

SEIZED, TAKEN IN EXECUTION AND TO BE SOLD as the property of Melvin D. Hill by virtue of judgment entered by the Honorable Gailey C. Keller to Columbia County docket number 265-1991 and dated the 17th day of April 1991.

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

LIBERTY STATE BANK,

Plaintiff

Defendants

CIVIL ACTION - LAW

VS.

No. 265-1991

MELVIN D. HILL and LINDA LOU HILL.

•

MORTGAGE FORECLOSURE

NOTICE PURSUANT TO P.R.C.P. 3129.2

TO: Melvin D. Hill and Linda Lou Hill, Defendants in the abovecaptioned case and owners or reputed owners of the real estate hereinafter described:

See Exhibit "A" Attached.

Execution issued out of the Court of Common Pleas of Columbia

County upon the above-stated judgment, and directed to the

Sheriff of Columbia County, the Sheriff of Columbia County will

expose to public sale at the Columbia County Court House,

Bloomsburg, Pennsylvania, on Columbia County Court House,

m., the real estate and improvements erected thereon, described in Exhibit "A", attached hereto and made a part of this Notice.

You are further notified that a schedule of proposed distribution of the proceeds of the above sale will be filed by the Sheriff of Columbia County, Pennsylvania, on Columbia County,

EXHIBIT "A"

ALL THAT CERTAIN piece, parcel and lot of land situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway 873.19 feet east of the boundary line between the Town of Bloomsburg and Scott Township; thence North 11 degrees 30-1/2 minutes West, 200 feet to a proposed twenty-foot alley; thence North 78 degrees 29-1/2 minutes East, 210.70 feet to a point; thence South 11 degrees 30-1/2 minutes East, 200 feet to a point on the Northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway; thence South 78 degrees 29-1/2 minutes West, 210.70 feet to a point, the place of beginning.

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IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

LIBERTY STATE BANK,

Plaintiff CIVIL ACTION - LAW

VS.

No. 265-1991

MELVIN D. HILL and LINDA LOU HILL.

MORTGAGE FORECLOSURE

Defendants

AFFIDAVIT PURSUANT TO RULE 3129.1

WILLILM P. CARLUCCI, ESQ. of Fisher, Rice, Barlett, Elion & Wayne, P.C., attorneys for Plaintiff in the above action, sets forth, as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located in Scott Township, Columbia County, Pennsylvania, as more fully described on Exhibit "A" attached hereto:

1. Name and address of Owners or Reputed Owners:

Melvin D. Hill 1301 New Berwick Highway Bloomsburg, PA 17815

2. Name and address of Defendants in the judgment:

Melvin D. Hill 1301 New Berwick Highway Bloomsburg, PA 17815

Linda Lou Hill R.D. #3 Catawissa, PA 17820

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

> E.T. Kramer Garage 16 West Center Street Ashland, PA 17921

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

> Fidelity National Bank of Pennsylvania 101 Mill Street Danville, PA 17821

Commonwealth Bank 101 West Third Street Williamsport, PA 17701

Liberty State Bank Third at Maple Streets Mt. Carmel, PA 17851

Alvin J. Balschi & Elizabeth R. Balschi 542 Mill Street Catawissa, PA 17820

Linda Lou Hill R.D. #3 Catawissa, PA 17820

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

Borg Warner Acceptance Corp. 2550 Kingston Road York, PA 17402

Bombardier Credit, Inc. East Main Street Road Malone. New York 12953

Woods Division of Hesston Corp. R.D. 2 Oregon, Illinois 61061

Bancamerica Private Brands, Inc. 3343 Harlem Road P.O. Box 146 Cheektowaga, NY 14225

Transamerica Commercial Finance Corp. 2550 Kingston Road York, PA 17402

Chrysler First Diversified Credit, Inc. One Imperial Way, Suite C-106 P.O. Box 99 Fogelsville, PA 18051

Arien Credit Corporation One Imperial Way, Suite C-106 P.O. Box 99 Fogelsville, PA 18051 Roaring Creek Valley Camps, Inc. R.D. #1 Catawissa, PA 17820

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

None.

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

FISHER, RICE, BARLETT, EXION & WAYNE, P.C.

By:

William P. Carlucci, Esquire

EXHIBIT "A"

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SEIZED, TAKEN IN EXECUTION AND TO BE SOLD as the property of Melvin D. Hill by virtue of judgment entered by the Honorable Gailey C. Keller to Columbia County docket number 265-1991 and dated the 17th day of April 1991.



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 380

PHONE (717) 784-1991 BLOOMSBURG, PA 17815

24 HOUR PHONE (717) 784-6300

Lackaw	ranna	ikrkist ¥ Avenu	6								
Blooms	burç	, ΡΛ	17815								
Date:		Sep	t. 4,	1991	4						
Re:	Sher	dff's	Sale Ad	vertisi	ng Da	tes					
	Li	berty	State	Bank	Vs.	Melvin	D. Hill	and	Linda	Lou	Hi11
	No	_66	of	1991	ED	No	265	of_	1991	· v. · . 140 -	_JD
		1st wed 2nd wed 3nd wed	ek <u>s</u> ek <u>o</u> ek <u>o</u>	eptemb ctober ctober	er 2 3, 10,	6, 1991 1991 1991 '	SALE on the		lowing	dates	;:
					. 14.2			ectfu	lly,		
							Harr Sher		Roadarm	el, J	lr.



SHERIFF OF COLUMBIA COUNTY COURT HOUSE & P. G. BOX 300 BLOOMSBURG, PA 17018

#HriME 1717) 784-1991

24 Hestin eiseser (7 | 23 | 784-6 inn

bate:	Sept_ 4, 1991	
to!	F. T. Karmer Garage 16 West Center Street Ashland, Pa. 17921	
lle :	Liberty State Bank vs. Melvin D. Hill and Linda Lou Hi	11
Ho : <u>. </u>	66 of 1991 to No: 265 of 1991 on	

Dear Sirt

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

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

Respectfully,

Harry A. Roadarmet, dr. Sheriff of Culumbia County

11



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

Minist 17171 784-1941

ffeifift frieier 1717) 784-6300

vate:	Sept. 4, 1991			
tos	Fidelity National Bank of Pennsylvania 101 Mill Street' Danville, Pa. 17821			
lte:	Liberty State Bank VS. Melvin D. Hill	and Linda	Lou	Hill
No :	66 of 1991 (i) Not 265 of	1991	JD	

Vear Stri

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

Respectfully.

Harry A. Roadarmel, Jr. Sheriff of Columbia County



SHERIFE OF COLUMBIA COUNTY COURT HOUSE - F. U. BOX 300 BLOOMSBURD, PA. 17819

Minkt 1717) 784-1991

11 10010 triener 1787) 784 6 top

bale	Sept. 4, 1991
to	Commonwealth Bank 101 West Third Street Williamsport, Pa. 17701
lte:	Liberty State Bank VS. Melvin D. Hill and Linda Lou Hill'
Ho !	66 or 1991 to Not 265 or 1991 on
Vear	Sir: Enclosed is a notice of an upcoming Sheriff's Sale, if you have any
clain	s against this property, notify this office <u>immediately</u> .
. •	Please feel free to contact me with any questions you may have.
	Respectfully,

Harry A. Roadarmel, dr. Sheriff of Columbia County

; ;



SHERIFE OF COLUMBIA COUNTY COURT HOUSE - P. C. BOX 380 BLOOMSBURG, PA 17815

httrifië 1717) 784-1991

21 HOUR PHOUR (712) 784-6300

Vate:	Sept. 4, 1991
10:	Alvin J. Balschi & Elizabeth R. Balschi 542 Mill Street
Re :	Liberty State Bank VS. Melvin D. Hill and Linda Lou Hill
flo :	66 of 1991 to No: 265 of 1991 Ju
Dear	Sir: Enclosed is a notice of an upcoming Sheriff's Sale. If you have any
elsin	-
CIOIN	s against this property, notify this office IMMEDIATELY.
	Please feel free to contact me with any questions you may have.
	Respectfully.

Harry A. Roadarmet, Jr. Sheriff of Columbia County



SHERIFF OF COLUMBIA COUNTY COURT HOUSE * P. O. BOX 388 BLOOMSBURG, FA 17815

MIMME 17173 784-1991

21 HOUR PHONE (712) 784-6 the

Date:	Sept. 4, 1991
to:	Melvin D. Hill 1301 New Berwick Highway Bloomsburg, Pa. 17815
Re :	Liberty State Bank vs. Melvin D. Hill and Linda Lou Hill
No :	66 of 1991 ID No: 265 of 1991 JD
Dear	Sir:
	Enclosed is a notice of an opcoming Sheriff's Sale, If you have any
claim	is 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



SHERIFF OF COLUMBIA COUNTY COURT HOUSE • F. O. BOX 380 BLOOMSBURG, PA 17815

hinne 1717) 784-1941

71 HOUR PHONE (717) 784-6100

Date: _	Sept. 4, 1991	-				
	Linda Lou Hill RD#3 Catawissa, Pa. 17820					
	Liberty State Bank 66 of 1991 H)					L11
Dear Si	r:					
En	closed is a motice of an upo	omlng Sher	riff's Sa	ile. If you hav	re any	
claims	agalist this property, notif	y this of	fice <u>IMM</u> I	DIATELY.		
þ	lease feet free to contact m	e with an	y questic	ons you may have	· .	
				Respectfully,		
				darry A. Roadaru Gheriff of Cotum		Ιv



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 300 BLOOMSBURG, PA 17615

Minnle 1717) 784-1991

21 HOUR THOME (717) 284-6 100

Date:	Sept. 4, 1991	
fø:	Borg Warner Acceptance 2550 Kingston Road York, Pa. 17402	Corp.
Re:	Liberty State Bank	VS. Melvin D. Hill and Linda Lou Hill
	<u></u>	No: 265 of 1991 Jp
Dear !	Sir:	
ı	Enclosed is a notice of an upco	mlng Sheriff's Sale. If you have any
	s against this property, notify	
	Please feel free to contact me	with any questions you may have.
		Respectfully,

Harry A. Roadarmot. Jr. Sheriff of Columbia County



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

PHONE 1717) 784-1991

21 HOUR THOMF (7 | 27 | 27 | 4 | 6 100

Date	Sept. 4	1991						
†o	-Malone,	in Street	Road 12953	_				
	Liberty							
Vear	Sir:							•
	Enclosed 1s	a notice	of an up	contrig She	riff's S	Sale, If	you have	any
clah	ms agalnst l	fils proper	rty, noti	fy this of	fice <u>IM</u>	<u>IEDIATELY</u>	<u>'</u> •	
•	.							

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

Respectfully,

Harry A. Roadarmel, Jr. Sheriff of Columbia County



SHERITE OF COLUMBIA COUNTY COURT HOUSE & F. C. BOX 380 BLOOMSBURD, PA 17015

Minnt 1717) 784-1991

21 HOUR MIONE (212) 284-6100

Vate	Sept. 4, 1991
te	Woods Division of Hesston Corp. RD#2 - Oregon, Illinois 61061
	Liberty State Bank Vs. Melvin D. Hill and Linda Lou Hill 66 of 1991 ID No: 265 of 1991
Dear	Sir:
	Enclosed is a notice of an incoming Sheriff's Sale. If you have any
clai	ms against this property, notify this office IMMEDIATELY.
•	Please feel free to contact me with any questions you may have.
	Respectfully,

Harry A. Roadarmet, Jr. Sheriff of Columbia County



SHERIFF OF COLUMBIA COUNTY

hiichte 17171 784-1991 COURT HOUSE . P. O. BOX 500 BLOOMSBURG, PA 17815

24 HOUR FHONE (247) 284-6100

bate:	Sept.	4, 19	91	-					
†o:	3343 Hat	rlem R x 146	-	-					
Re:	Liberty	State	Bank	v _S .Melvin	D.	H i 11	and	Linda	Lou Hill
No:	66	of	1991 FD	No:	_26	5	of	1991	JU
Dear	Sir:								
	Enclosed (is a not	Lice of an upo	coming Sherli	ff's	Sale,	If	you hav	е ану
			roperty, nolf						
·	Please fo	el fre	e to contact r	me with any o	lnes	tions	you m	ay have	•
						Resp	ect.fu	11y,	

Harry A. Roadarmel, dr. Sheriff of Columbia County



SHERITE OF COLUMBIA COUNTY COURT HOUSE . F. O. BOX 380 BLOOMSBURG, FA 12818

HOUR FRONT 4717) 784-6100

No :	66 of 1991 ED	No: 265	of_1991	
Re:	Liberty State Bank	vs. Melvin D.	Hill and Linda	Lou Hill
	2550 Kingston Road York, Pa. 17402			
to:	Transamerica Commerica	al Finance Corp	٠	
vate:	Sept. 4, 1991			

Dear Sir:

MIDNE

17171 784-1991

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. Roadarmot, Jr. Sheriff of Columbia County



SHERRE OF COLUMBIA COUNTY COURT HOUSE * P. O. BOX 300 BLOOMSBURG, PA 17815

Minsé 1717) 784-1991

Date	Sept. 4, 1991
Ťσ	Chrysler First Diversified Credit, Inc. One Imperial Way, Suite C-106 P.O. Box 99 Fogelsville, Pa. 18051
Re:	Liberty State Bank VS. Melvin D. Hill and Linda Lou Hill
Ho :	66 of 1991 (i) No: 265 of 1991 do
Dear	Sir: Enclosed is a notice of an upcoming Sheriff's Sale, If you have any
clain	is against this property, notify this office <u>IMMEDIATELY</u> .
	Please feel free to contact me with any questions you may have.
	Respectfully,

Harry A. Roadarmel, dr. Sheriff of Columbia County



SHERITE OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA 17615

hildrit 17171 784-1491

24 Hour Pross (742) 284-6 100

	One Im	Credit Corporati perial Way, Suit	ē C-106		
_	Fogels	ville, Pa. 18051			
	T - 2 12	O	36 7 1		
		y State Bank of ¹⁹⁹¹ ID	VS. Melvin	D. Hill and Linda L	ou

claims against this property, notify this office <u>IMMEDIATELY</u>.

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

Respectfully,

Harry A. Roadarmel, dr. Sheriff of Columbia County



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

hittinë 1717) 784-1991

34 HOUR FRONE (717) 784-6300

Date:	Sept. 4, 1991
to:	Roaring Creek Valley Camps, Inc. RD#1 Catawissa, Pa. 17820
	Liberty State Bank VS. Melvin D. Hill and Linda Lou Hill 66 of 1991 ID No: 265 of 1991 JD
Vear S	Ar:
Ė	nclosed is a notice of an upcoming Sheriff's Sale, If you have any
	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

.



SHERIFF OF COLUMBIA COUNTY COURT HOUSE * P. O. BOX 380 BLOOMSBURG, PA 17615

friont 1717) 784-1991

21 HOUR PHONE (717) 784-6100

Date: _	Sept. 4, 1991	<u> </u>		
to:	H. James Hock, Tax (2604 Tower Road Bloomsburg, Pa. 17815			
Re:	Liberty State Bank	VS. Melvin D.	Hill and Linda	Lou Hill
Hσ:	66 of 1991 to	No: 265	of 1991	

Dear Sir:

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

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

Respectfully.

Harry A. Roadarmet, Jr. Sheriff of Columbia County



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

Filtokie 1797) 284-1991

21 11000 FHONE 1717) 284 6 100

	Thoma: Deput:	s C. Ze	erbe J	eneral						
		n and V								
Re:	Liber	ty Stat	te Bani	k	vs. Mel	lvin D.	Hill a	nd Lind	a Lou	Hill
flo!	66	of	1991	l:D	No:	265	nf	1991	JD	
Vear	SIr: Enclosed									

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

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

Respectfully,

Harry A. Roadarmol, Jr. Sheriff of Columbia County



SHERIFE OF COLUMBIA COUNTY COURT HOUSE & P. O. BOX 380 BLOOMSBURG, PA 17815

HIMNE 17171 284-1991

21 HOUR THORIC (712) 284-6 100

Please feel free to contact me with any questions you may have.	vate:	Sept.	4, 1	991				
No: 66 of 1991 to No: 265 of 1991 do bear Sir: Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIALELY. Please feel free to contact me with any questions you may have.	to:	Departm Bureau P.O. Bo	ent of Acox 205	f Revenue counts Sett 5 a. 17105	lement			
Dear Sfr: 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.	Re:	Liberty	State	e Bank	vs. Melvin	D. Hill	and Linda	Lou Hill
Dear Sfr: 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.	No:	66	of	1991 ID	No: 265	0	_r 1991	JD
Respectfully,		Enclosed f	this pr	operty, not1	fy this office	IMMEDIAL estions y	E <mark>LY.</mark> ou may have.	

Harry A. Roadarmel, Jr. Sheriff of Columbia County



HIONE 17171 784-1941

SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA 17818

21 HOUR THOSE (712) 784-6 100

Date:	Sept. 4, 1991	
	IRS P.O. Box 12050 Philadelphia, Pa. 19106 Attention: Special Procedures Funct	ion
Ne: <u>Lil</u>	berty State Bank vs. Melvin	D. Hill and Linda Lou Hill
No:	66 of 1991 (I) No: 265	of_1991
Dear Si	lr:	
En	iclosed is a notice of an upcoming Sheriff'	s Sale, If you have any
claims	against this property, notify this office	IMMEDIATELY.
	lease feel free to contact me with any que	
. N	Note: Also enclosed is a copy of the Writ of Execution and copy of the Sale bill and list of	Respectfully,
	recorded lien holders.	Harry A. Roadarmol, dr. Shertff of Columbia County



SHERIFE OF COLUMBIA COUNTY COURT HOUSE & P. O. BOX 380 BLOOMSBURG, PA 17615

#1165NE 17171 784-1951

21 HOUR FRONT 1712) 284-6300

Date	: <u>Sept.</u>	4, 1991						
Ťø	20 N. I Room 2:	Business Adr Pennsylvania 327 -Barre, Pa.	a Ave.,	ation				
Re:	Liberty	State Bank		_{VS.} Melvin I	D. Hill	and Line	la Lou	Hill
Ho !	66	of 1991	.1b	No: 26	5 0	r1991	JD	

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, dr. Sheriff of Columbia County



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

MIDNE 17171 784-1991

21 HOUR PHONE (717) 204-6 HO

Harry A. Roadarmel, Jr. Sheriff of Columbia €ounty

Date:	Sept. 4, 1991			
	Office of F.A.I.R. Department of Public Well P.O. Box 8016 Harrisburg, Pa. 17105	fare		
Re: <u>L</u>	IBERTY STATE BANK	VS. MELVIN D.	HILL and LINDA	LOU HILL
No:	66 nr 1991 FD	No: 265	nf 1991	. JO
Dear S En claims		oming Sherlff's S this office <u>im</u> with any questi	Sale, If you have MEDIATELY.	

4868 Liberty State Bank An Affdiate of Commonwealth Baneshares Corporation MOUNT CARMEL, PA 17851 ELYSBURG, PA 17824 July 3 19 91 PAY TO THE Columbia County Sheriff ORDER OF_ \$ 750.00 SECTION OF SECURITY (NC 750 ms 00 0 m THE SUM DOLLARS CASHIER'S CHECK MELVIN HILL/BALSCHI'S A HILL RE: REAL ESTATE

ross. 2. T Restricted Delivery (Exm. charer)	Article Nur 373	Type of Service: Registerd Insured Si Certified COD Express Mail for Merchaldse	Always obtain signature of addresses or agent and DATE DELIVERED.	8. Addrossee's Address (ONLY) (frequested and fee paid)		DOMESTIC RETURN RECEI	3 and 4. Put your address in the 'h in N 10' South on the reverse from being returned to you. I a return mount les will provide the date of delivery. For additional fees the following service and check boxies for additional servicets: requested. 3. Show to whom delivered, date, and addressee's at their charge. 3. Article Addressed to: Press Enterprise P.O. Box 745 Bloomsburg, Pa. 17815	description of the person delivered frames are available. Consult postmaster for fees ddress. 2. Restricted Delivery 66 (Eutra charge) 4. Article Number P 373 530 877 Type of Service: Registered Insured Certified COD Return Receipt for Merchandise Always obtain signature of addressee
Show to whom delivered date, and addressee's address. (fixere charge)	h of Pennsylvania	of Revenue ccounts Se 55 Pa. 17105		Soe		9 + U.S.G.P.O. 1989-238-815	5. Signature — Addressee X 6. Signature — Agent X 7. Date of Delivery PS Form 3811, Apr. 1989 *u.s.g.po. 1989-238-81 SENDER: Complete items 1 and 2 when additional 3 and 4.	services are desired, and complete items
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BY VIRTUE OF A WRIT OF EXECUTION NO. 66 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

THURSDAY OCTOBER 17, 1991 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, parcel and lot of land situate in Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway 873.19 feet east of the boundary line between the Town of Bloomsburg and Scott Township; thence North 11 degrees 30-½ minutes West, 200 feet to a proposed twenty-foot alley; thence North 78 degrees 29-½ minutes East, 210.70 feet to a point; thence South 11 degrees 30-½ minutes East, 200 feet to a point on the Northerly edge of the right-of-way of the new Bloomsburg-Berwick Highway; thence South 78 degrees 29½ minutes West, 210.70 feet to a point, the place of beginning.

IT BEING LOT NO. 57 in Section A of a map or draft of lots prepared for Emerson D.R. Creveling by Sturdevant-Dilley Engineering Company, Limited, Wilkes-Barre, Pennsylvania and dated July, 1951.

BEING the same premises which Alvin J. Balschi and Elizabeth R. Balschi, husband and wife, by deed dated August 25,1988, and to be recorded simultaneously with this mortgage, granted and conveyed unto Melvin D. Hill, mortgagor herein.

THIS CONVEYANCE is made under and subject to existing utility easements and all applicable zoning ordinances and regulations and restrictions pertaining to building location and gas tanks as set forth in Deed Book 169, page 115.

FOR IDENTIFICATION PURPOSES ONLY, the above referenced parcel of land is known as Tax Parcel Number 31-3-21 in the Tax Assessment Office of Columbia County and is also referred to as 1301 New Berwick Highway, Bloomsburg, Columbia County, Pennsylvania 17815. Erected upon the above referenced parcel of land is a one story cement block building used as a store.

SEIZED, TAKEN IN EXECUTION AND TO BE SOLD as the property of Melvin D. Hill by virtue of judgement entered by the Hororable Gailey C. Keller to Columbia County docket number 265-1991 and dated the 17th day of April, 1991.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will, not later than thirty (30) days after the sale, file a Schedule of Distribution in his office, where the same will be available for inspection and that distribution will be made in accordance with 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.

HARRY A. ROADARMEL, Jr. Sheriff of Columbia County

William P. Carlucci, Attorney of Plaintiff