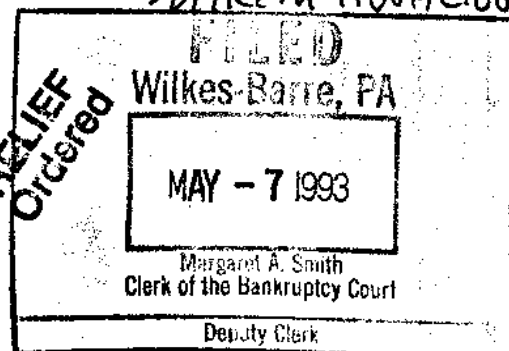


----- United States Bankruptcy Court ----- VOLUNTARY PETITION -----
 1 MIDDLE DISTRICT OF PENNSYLVANIA
 1 WILKES-BARRE, PENNSYLVANIA
 1 IN RE ----- 1 NAME OF JOINT DEBTOR ----- 1
 1 WILLIAM OSWALD 1 JOANNE L. OSWALD 1
 1 ALL OTHER NAMES ----- 1 ALL OTHER NAMES ----- 1
 1
 1 SOC. SEC./TAX I.D. NO. ----- 1 SOC. SEC./TAX I.D. NO. ----- 1
 1 151-44-0051 1 143-58-7292 1
 1 STREET ADDRESS OF DEBTOR ----- 1 STREET ADDRESS OF JOINT DEBTOR ----- 1
 1 R R #2 BOX 27 1 R R #2 BOX 27 1
 1 MILLVILLE PA 17846 1 MILLVILLE PA 17846 1
 1 COUNTY OF RESIDENCE ----- 1 COUNTY OF RESIDENCE ----- 1
 1 COLUMBIA 1 COLUMBIA 1
 1 MAILING ADDRESS OF DEBTOR ----- 1 MAILING ADDRESS OF JOINT DEBTOR ----- 1
 1 R R #2 BOX 27 1 R R #2 BOX 27 1
 1 MILLVILLE PA 17846 1 MILLVILLE PA 17846 1
 1 VENUE ----- 1
 1 Debtors have had a residence in this District for 180 days immediately
 1 preceding the date of this petition. 1
 1 ----- INFORMATION REGARDING DEBTOR ----- 1
 1 TYPE OF DEBTOR 1 CHAPTER OF BANKRUPTCY CODE 1
 1 Joint (Husband and Wife) 1 UNDER WHICH THE PETITION 1
 1 NATURE OF DEBT 1 IS FILED 1
 1 Non-Business/Consumer 1 13 1
 1 A. TYPE OF BUSINESS 1 FILING FEE 1
 1 N/A 1 Attached 1
 1 B. BRIEFLY DESCRIBE NATURE OF BUSINESS ----- 1
 1 N/A 1
 1 STATISTICAL/ADMINISTRATIVE INFORMATION----- 1 ATTORNEY NAME AND ADDRESS----- 1
 1 Debtors estimate that, after any exempt 1 ROBERT W. BUEHNER, JR. 1
 1 property is excluded and administrative 1 27964 1
 1 expenses paid, there will be no funds 1 29 EAST MAIN STREET 1
 1 available for distribution to unsecured 1 BLOOMSBURG, PA 17815 1
 1 creditors. 1
 1 ----- 1
 1 range (sard code) 1 (717) 784-7942 1
 1 NO. OF CREDITORS 1
 1 ASSETS (thousands) Under 50 (1) 1 ATTORNEYS DESIGNATED TO 1
 1 5-9 REPRESENT DEBTORS 1
 1 LIABIL. (thousands) Under 50 (1) 1
 1 NO. OF EMPLOYEES N/A 1
 1 EQUITY SEC. HOLDERS N/A 1
 1 ----- 1



SHERIFF'S SALE - COSTS SHEET

Fleet Mortgage Corp., Assignee of Commonwealth vs. William O. Id, III, Married
 Mortgage Company of America, L.P.
 NO. 26 of 1993 E.D. NO. 338 of 1993 J.D. DATE OF SALE Bankruptcy

DOCKET & LEVY	3 TRACTS	\$ 28.00
SERVICE		102.00
MAILING		27.65
ADVERTISING, SALE BILLS & NEWSPAPERS		
POSTING HANDBILLS		
MILEAGE		18.00
CRYING/ADJOURN OF SALE		7.00
SHERIFF'S DEED		
DISTRIBUTION		
OTHER	COPIES 16 AT \$3.00	48.00

TOTAL \$ 230.65

PRESS-ENTERPRISE, INC.	\$
HENRIE PRINTING	
SOLICITOR'S SERVICES	

TOTAL \$

PROTHONOTARY:	LIENS LIST	\$
	DEED NOTARIZATION	
	OTHER	

TOTAL \$

RECORDER OF DEEDS:	COPYWORK	\$
	DEED	
	OTHER	

TOTAL \$

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

TOTAL \$

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

TOTAL \$

SURCHARGE FEE: (STATE TREASURER) TOTAL \$ 30.00

MISCELLANEOUS:	\$
----------------	----

TOTAL \$

TOTAL COSTS \$

260.65

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 389-5622

24 HOUR PHONE
(717) 784-6300

May 10, 1993

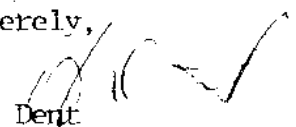
Mr. Louis P. Vitti, Esquire
1031 Fifth Avenue
Pittsburgh, Pa. 15219

Dear Sir:

Enclosed is CK#5647 in the amount of \$489.35, which represents a refund from the advanced cost of \$750.00 for the Sheriffs Sale No. 26 of 1993 on William Oswald, III. As you probably know by now, the Defendant William Oswald, III has filed Bankruptcy to the No. 5-93-00898. This date, Deputy Dent called the Bankruptcy Court and verified this information. Also enclosed is a copy of the Sheriffs Cost Sheet.

If you have any questions, please contact us.

Sincerely,


J.H. Dent
Deputy Sheriff

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 389-5622

24 HOUR PHONE
(717) 784-6300

May 10, 1993

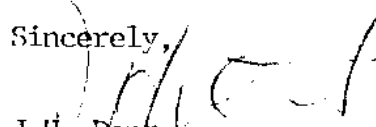
Press Enterprise, Inc.
P.O. Box 745
Bloomsburg, Pa. 17815

Dear Kathy:

Please cancel any further advertising and work for the Sheriffs Sale No. 26 of 1993 E.D. You were asked to advertise the Oswald, III sale on June 3, 10 and 17th 1993.

If you have any questions, please contact us.

Sincerely,


J.H. Dent
Deputy Sheriff

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Mr. Louis P. Vitti, Esquire
1031 Fifth Avenue
Pittsburgh, Pa. 15219

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

NO. 26 of 1993 E.D.

WRIT OF EXECUTION -MORTGAGE FORECLOSURE

SERVICE ON Joanne Oswald

ON Friday May 7, 1993 AT 8:20 A.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 _____

Joanne Oswald, AT RD#2 Box 27, Millville, Pa. 17846

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 _____

Joanne Oswald-wife of defendant.

SO ANSWERS:

J.H. Dent

DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME
THIS 7th

DAY OF May 1993

Tami B. Kline ABR.

TAMI B. KLINE, PROTHONOTARY
OF COLUMBIA COUNTY

PROTH. & CLK. OF SEV. COURTS
MY COMM. EX. 1st MON. JAN. 1998

SHERIFF

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR FRONT
(717) 784-6100

Mr. Louis P. Vitti, Esquire
1031 Fifth Avenue
Pittsburgh, Pa. 15219

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

NO. 26 of 1993 E.D.

WRIT OF EXECUTION -MORTGAGE FORECLOSURE

SERVICE ON William Oswald, III

ON Friday May 7, 1993 AT 8:20 A.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
William Oswald, III, AT RD#2 Box 27, Millville, Pa. 17846

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

Joanne Oswald, Wife and adult in charge

SO ANSWERS:

J.H. Dent

DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME
THIS 7th

DAY OF May, 1993

Tami B. Kline *ABR*

TAMI B. KLINE, PROTHONOTARY
OF COLUMBIA COUNTY

PROTH. & CLK. OF SEV. COURTS
MY COMM. EX. 1st MON. JAN. 1996

SHERIFF

1. ☐ Addressee's Address
2. ☐ Restricted Delivery 26
Consult postmaster for fee.

3. Article Addressed to:
Commonwealth of Pennsylvania
DPW
P.O. Box 8016
Harrisburg, Pa. 17105

4a. Article Number
P 215 352 154

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery

5. Signature (Addressee)
B. A. Thompson

6. Signature (Agent)
B. A. Thompson

PS Form 3811, December 1991 U.S. GPO: 1992-323-402

1. ☐ Addressee's Address
2. ☐ Restricted Delivery 26
Consult postmaster for fee.

3. Article Addressed to:
Beneficial Consumer Discount Company
44 W. Broad Street
Hazleton, Pa. 18201

4a. Article Number
P 215 352 152

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
5-10-93

5. Signature (Addressee)
Stephen Brandwene

6. Signature (Agent)
Stephen Brandwene

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1991 U.S. GPO: 1992-323-402

1. ☐ Addressee's Address
2. ☐ Restricted Delivery 26
Consult postmaster for fee.

3. Article Addressed to:
Mr. Stephen Brandwene
Deputy Attorney General
Collections Unit
Fourth and Walnut Sts.
Harrisburg, Pa. 17120

4a. Article Number
P 215 352 155

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
MAY 10 1993

5. Signature (Addressee)
Stephen Brandwene

6. Signature (Agent)
E. Carroll

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1991 U.S. GPO: 1992-323-402

1. ☐ Addressee's Address
2. ☐ Restricted Delivery 26
Consult postmaster for fee.

3. Article Addressed to:
Press Enterprise, Inc.
P.O. Box 745
Bloomsburg, Pa. 17815

4a. Article Number
P 215 352 160

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery

5. Signature (Addressee)
B. A. Thompson

6. Signature (Agent)
B. A. Thompson

PS Form 3811, December 1991 U.S. GPO: 1992-323-402

1. ☐ Addressee's Address
2. ☐ Restricted Delivery 26
Consult postmaster for fee.

3. Article Addressed to:
Office of F.A.I.R.
Department of Public Welfare
P.O. Box 8016
Harrisburg, Pa. 17105

4a. Article Number
P 215 352 159

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery

5. Signature (Addressee)
B. A. Thompson

6. Signature (Agent)
B. A. Thompson

PS Form 3811, December 1991 U.S. GPO: 1992-323-402

Thank you for using Return Receipt Service

Thank you for using Return Receipt Service

Thank you for using Return Receipt Service

return this card to you.

- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

1. ☐ Addressee's Address

2. ☐ Restricted Delivery 26
Consult postmaster for fee.

4a. Article Number
P 215 352 153

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
5-8-93

8. Addressee's Address (Only if requested and fee is paid)

3. Article Addressed to:
Tax Collector of Pine Twp.
and Delinq. Water & Sewage
c/o Township Supervisors
Pine Twp., Pa. 17846

5. Signature (Addressee)

6. Signature (Agent)

PS Form 3811, December 1991 ★U.S. GPO: 1992-323-402

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, a, and b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

3. Article Addressed to:
Mrs. Debra Piatt
RR#3 Box 65
Benton, Pa. 17814

4a. Article Number
P 215 352 161

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
5/10/93

8. Addressee's Address (Only if requested and fee is paid)

5. Signature (Addressee)

6. Signature (Agent)

PS Form 3811, December 1991 ★U.S. GPO: 1992-323-402

DOMESTIC RETURN RECEIPT

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, a, and b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

3. Article Addressed to:
Mr. William Oswald, III
RD#2 Box 27
Millville, Pa. 17846

4a. Article Number
P 215 352 151

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
5/8/93

8. Addressee's Address (Only if requested and fee is paid)

5. Signature (Addressee)
Ruth B

6. Signature (Agent)

PS Form 3811, December 1991 ★U.S. GPO: 1992-323-402

DOMESTIC RETURN RECEIPT

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, a, and b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

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

4a. Article Number
P 215 352 158

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
MAY 10 1993

8. Addressee's Address (Only if requested and fee is paid)

5. Signature (Addressee)

6. Signature (Agent)

PS Form 3811, December 1991 ★U.S. GPO: 1992-323-402

DOMESTIC RETURN RECEIPT

Thank you for using Return Receipt Service

SENDER:

- Complete items 1 and/ or additional services.
- Complete items 3, and 4 b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

1. ☐ Addressee's Address

2. ☐ Restricted Delivery Consult postmaster for fee.

3. Article Addressed to:

4a. Article Number

P 215 352 156

4b. Service Type

☐ Registered ☐ Insured

☒ Certified ☐ COD

☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery

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

5. Signature (Addressee)

6. Signature (Agent)

MAY 10 1993

PS Form 3811, December 1991

*U.S. GPO: 1992-323-402

DOMESTIC RETURN RECEIPT

SENDER:

- Complete items 1 and/ or additional services.
- Complete items 3, and 4 b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

1. ☐ Addressee's Address

2. ☐ Restricted Delivery Consult postmaster for fee.

3. Article Addressed to:

4a. Article Number

P 215 352 157

4b. Service Type

☐ Registered ☐ Insured

☒ Certified ☐ COD

☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery

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

5. Signature (Addressee)

8. Addressee's Address (Only if requested and fee is paid)

6. Signature (Agent)

PS Form 3811, December 1991

*U.S. GPO: 1992-323-402

DOMESTIC RETURN RECEIPT

Is your RETURN ADDRESS completed on the reverse side?

Is your RETURN ADDRESS completed on the reverse side?

Thank you for using Return Receipt Service

Thank you for using Return Receipt Service

LEGAL DESCRIPTION

ALL THOSE THREE (3) CERTAIN pieces, parcels or tracts of land situate in the Township of Pine, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

TRACT NO. 1: BEGINNING at an iron rebar set on the northerly right-of-way of Legislative Route No. 19061 leading from Township Route No. 542 to Township Route No. 536, said rebar being 623.32 feet distant on a course running north 82 degrees 34 minutes 20 seconds west from an old iron pin found at the southeasterly corner of lands now or formerly of Daniel and Sandra Thomas;

THENCE through lands of Larue W. and Betty J. Penman, the following courses and distances: north 17 degrees 56 minutes 40 seconds west, 208.71 feet to an iron rebar set;

THENCE north 72 degrees 03 minutes 20 seconds east, 208.71 feet to an iron rebar set;

THENCE south 17 degrees 56 minutes 40 seconds east, 208.71 feet to an iron rebar set on the northerly right-of-way of the aforementioned Legislative Route No. 19061;

THENCE along said right-of-way, south 72 degrees 03 minutes 20 seconds west, 208.71 feet to the place of BEGINNING.

CONTAINING 1.000 acres of land in all. All of the above mentioned bearings are based on the True North Meridian. This description was prepared from draft of survey made by Richard E. Fisher, R.S. No. 23643-E, dated August 13, 1979.

BEING THE SAME premises which Larue W. Penman and Betty J. Penman, his wife, by their Deed dated August 29, 1979, and recorded in the Office for the Recording of Deeds in and for Columbia County, Pennsylvania, in Deed Book 294, at page 383, granted and conveyed unto Bruce D. Thomas and Kathy J. Thomas, his wife, and about to be conveyed to William Oswald, III.

TRACT NO. 2: BEGINNING at an iron rebar on the Northerly right-of-way of Legislative Route No. 19061 leading from Pennsylvania Traffic Route No. 42 to Township Route No. 536, said rebar being at the southeasterly corner of Lot No. 1 of other lands of Bruce D. and Kathy J. Thomas;

THENCE along the Easterly line of lands of said Thomas, North 17 degrees 56 minutes 40 seconds west, 208.71 feet to an iron rebar at the northeasterly corner of lands of said Thomas;

THENCE through lands of Larue W. and Betty J. Penman, north 60 degrees 51 minutes 00 seconds East, 113.09 feet to an iron rebar set;

THENCE through lands of same, south 17 degrees 56 minutes 40 seconds east, 224.24 feet to an iron rebar set on the Northerly right-of-way of the aforementioned Legislative Route No. 19061;

THENCE along the northerly right-of-way of Legislative Route No. 19061, south 63 degrees 08 minutes 00 seconds west; 8.70 feet to a point;

THENCE along same, South 69 degrees 14 minutes 00 seconds West, 102.46 feet to the place of BEGINNING.

CONTAINING 0.548 acres of land in all.

BEING Lot No. 2 as shown on draft prepared by Richard E. Fisher, R.S., dated March 10, 1980, and revised April 12, 1980.

TRACT NO. 3: BEGINNING at an iron rebar on the Northerly right-of-way of Legislative Route No. 19061 leading from Pennsylvania Traffic Route No. 42 to Township Route No. 536, said rebar being at the southwesterly corner of Lot No. 1 of other lands of Bruce D. and Kathy J. Thomas;

THENCE along the Northerly right-of-way of Legislative Route No. 19061, south 73 degrees 17 minutes 20 seconds west, 97.17 feet to an iron rebar set at the southwesterly corner of Lot No. 4, now or about to be conveyed to Timothy J. and Sandra D. Stair;

THENCE along the Easterly line of Lot No. 4, now or about to be conveyed to said Stair, North 16 degrees 21 minutes 40 seconds west, 208.63 feet to an iron rebar set at the Northeasterly corner of Lot No. 4, now or about to be conveyed to said Stair;

THENCE through lands of Larue W. and Betty J. Penman, North 73 degrees 38 minutes 20 seconds east, 91.14 feet to an iron rebar at the northwesterly corner of Lot No. 1 of lands of Bruce D. and Kathy J. Thomas;

THENCE along the westerly line of lands of said Thomas, South 17 degrees 56 minutes 40 seconds east, 208.71 feet to the place of BEGINNING.

CONTAINING 0.452 acres of land in all.

BEING Lot No. 3 as shown on draft prepared by Richard E. Fisher, R.S., dated March 10, 1980, and revised April 12, 1980.

EXCEPTING AND RESERVING therefrom and thereout unto the Grantors herein, all the right, title and interest in and to all the minerals located on the aforescribed premises.

BEING THE SAME premises which Larue W. Penman and Betty J. Penman, his wife, by their Deed dated May 23, 1980, and recorded in the Office for the Recording of Deeds in and for Columbia County, Pennsylvania, in Deed Book 297, at page 1056, granted and conveyed unto Bruce D. Thomas and Kathy J. Thomas, his wife, and about to be conveyed to William Oswald, III.

HAVING erected thereon a dwelling known as RD 2, Box 27, Millville, Pennsylvania 17846.

PARCEL # 29-14-11-07.

BEING the same premises which Bruce D. Thomas and Kathy D. Thomas, his wife, granted and conveyed unto William Oswald, III, by their Deed dated May 5, 1989 and recorded May 5, 1989 in Deed Book Volume 428, page 434.

SEIZED IN EXECUTION as the property of William Oswald, III, married, at the suit of Fleet Mortgage Corp., Assignee of Commonwealth Mortgage Company of America, L. P., on Judgment No. 93 CV 338.

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

FLEET MORTGAGE CORP., ASSIGNEE OF COMMONWEALTH
MORTGAGE COMPANY OF AMERICA, L.P.,

IN THE COURT OF COMMON
PLEAS OF COLUMBIA COUNTY,
PENNSYLVANIA

VS.

WILLIAM OSWALD, III, MARRIED,

No. 93 CV 338 Term 19 93
ED 26

WRIT OF EXECUTION

(MORTGAGE FORECLOSURE)

Commonwealth of Pennsylvania:

County of Columbia:

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

3 tracts of land, Pine Twp., Columbia Cty., PA. Tract No. 1 containing 1.000 acres of land in all. Tract No. 2 containing 0.548 acres of land in all and being Lot No. 2. Tract No. 3 containing 0.452 acres of land in all and being Lot No. 3. HET a dwg. k/a RD 2, Box 27, Millville, PA. Parcel #29-14-11-07.

Amount Due

\$ 80,299.38

Interest from 3/1/93 thru sale
(Perdiem interest @ \$20.54)

\$ _____

Total

\$ _____

Plus costs \$ _____

as endorsed. Sheriff \$46.00 go.
Prothonotary \$55.50 pd.
Judgment \$9.00 pd.
Writ of CP \$15.00 pd.
Satisfaction \$500

Thomas D. Kline/CP
Prothonotary, Common Pleas Court
of Columbia County, Penna.

Dated 4-15-93
(SEAL)

By:

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA
CIVIL DIVISION

FLEET MORTGAGE CORP., ASSIGNEE OF	:	
COMMONWEALTH MORTGAGE COMPANY OF	:	
AMERICA, L.P.,	:	
Plaintiff	:	
	:	
vs.	:	NO. 93 CV 338
	:	
WILLIAM OSWALD, III,	:	
married,	:	
Defendant.	:	

AFFIDAVIT PURSUANT TO RULE 3129.1

Fleet Mortgage Corp., et al. , Plaintiff in the above action, sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at RD #2, Box 27, Millville, Pennsylvania 17846.

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

Name:	Address (Please indicate if this cannot be reasonably ascertained)
William Oswald, III	RD 2, Box 27 Millville, PA 17846

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

Name:	Address (Please indicate if this cannot be reasonably ascertained)
William Oswald, III	RD 2, Box 27 Millville, PA 17846

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

Name:	Address (Please indicate if this cannot be reasonably ascertained)
-------	--

none

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

Name	Address (Please indicate if this cannot be reasonably ascertained)
Beneficial Consumer Discount Company	44 W. Broad Street Hazelton, PA 18201

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

Name	Address (Please indicate if this cannot be reasonably ascertained)
none	

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

Name	Address (Please indicate if this cannot be reasonably ascertained)
none	

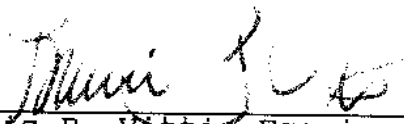
7. Name and address of every other person of whom the Plaintiff has knowledge who has any interest in the property which may be affected by the sale:

Name	Address (Please indicate if this cannot be reasonably ascertained)
Tax Collector of Pine Twp. and Delinq. Water & Sewage	c/o Township Supervisors Pine Twp., PA 17846
Commonwealth of PA -DPW	P.O. Box 8016 Harrisburg, PA 17105

(ATTACH SEPARATE SHEET IF MORE SPACE IS NEEDED)

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

April 7, 1993
Date


Louis P. Vitti, Esquire
Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA
CIVIL DIVISION

FLEET MORTGAGE CORP., ASSIGNEE OF :
COMMONWEALTH MORTGAGE COMPANY OF :
AMERICA, L.P., :

Plaintiff :

VS. :

NO. 93 CV 338

WILLIAM OSWALD, III, :
married, :

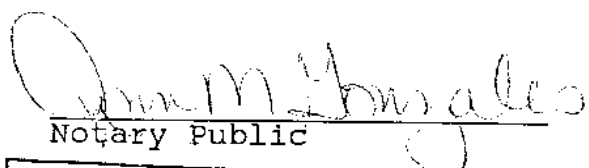
Defendant. :

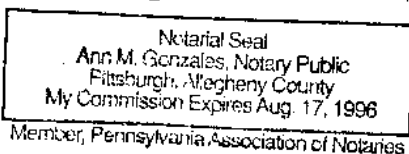
AFFIDAVIT

I, Louis P. Vitti, do hereby swear that, to the best of my knowledge, information and belief, the Defendant(s), is/are the owners of the real property that the Plaintiff seeks to execute on. That the Defendants' last known address is RD #2, Box 27, Millville, PA 17846.


Louis P. Vitti, Esquire

SWORN TO and subscribed
before me this 7th day of
April, 1993.


Notary Public



IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA
CIVIL DIVISION

FLEET MORTGAGE CORP., ASSIGNEE OF :
COMMONWEALTH MORTGAGE COMPANY OF :
AMERICA, L.P., :
Plaintiff :


vs. :

NO. 93 CV 338

WILLIAM OSWALD, III, :
married, :
Defendant. :

AFFIDAVIT

I, Louis P. Vitti, being the appropriate representative of the Plaintiff above-captioned, hereby certify, depose and say that I am advised and therefore believe to the best of my knowledge, information and belief, that the Sheriff Sale in the above-mentioned case is not in violation of Section 404C of House Bill 500 enacted into law in December, 1983. Said Sheriff Sale is not in violation as it is either, (a) a vacant property which is non-owner occupied, nor is it the principal residence of the mortgagor; (b) said mortgage is insured by the Federal Housing Administration under Title 2 of the National Housing Act; (c) judgment upon which this sale is based is not founded on a mortgage instrument.

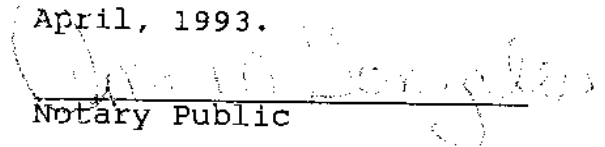


Louis P. Vitti, Esquire
Attorney for Plaintiff

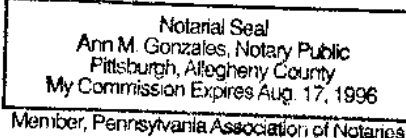
SWORN to and subscribed

before me this 7th day of

April, 1993.



Notary Public



NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TO: WILLIAM OSWALD, III
RD #2, Box 27
Millville, PA 17846

AND: ALL LIEN HOLDERS

TAKE NOTICE that by virtue of the above Writ of Execution issued out of the Court of Common Pleas of Columbia County, Pennsylvania and to the Sheriff of Columbia County, directed, there will be exposed to Public Sale in Columbia County on _____, at _____ M., the following described real estate, of which William Oswald, III is owners or reputed owners:

3 tracts of land, Pine Twp., Columbia Cty., PA. Tract No. 1 containing 1.000 acres of land in all. Tract No. 2 containing 0.548 acres of land in all and being Lot No. 2. Tract No. 3 containing 0.452 acres of land in all and being Lot No. 3. HET a dwg. known as RD 2, Box 27, Millville, Pa. Parcel #29-14-11-07.

The said Writ of Execution has issued on a judgment in the mortgage foreclosure action of Fleet Mortgage Corp., et al. vs. William Oswald, III at No. 93 CV 338 in the amount of \$80,299.38.

Claims against property must be filed at the Office of the Sheriff before above sale date.

Claims to proceeds must be made with the Office of the Sheriff before the sale date.

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

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

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

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

SUSQUEHANNA LEGAL SERVICES
36 WEST MAIN STREET
BLOOMSBURG, PA 17815

(717) 784-8760

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

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

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

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

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

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

A handwritten signature in dark ink, appearing to read "Louis P. Vitti", is written over a horizontal line.

Louis P. Vitti, Esquire
Attorney for Plaintiff
1031 Fifth Avenue
Pittsburgh, PA 15219
(412) 281-1725

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 781-6100

PRESS/ENTERPRISE
Lackawanna Avenue
Bloomsburg, PA 17815

Date: May 5, 1993

Re: Sheriff's Sale Advertising Dates
Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company
of America, L.P.

vs. William Oswald, III

No. 26 of 1993 FD No. 338 of 1993 JD

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st week June 3, 1993

2nd week June 10, 1993

3rd week JUNE 17, 1993

Feel free to contact me if you have any questions.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6100

Date: May 5, 1993

To: Mr. William Oswald, III

RD#2 Box 27

Millville, Pa. 17846

Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
Re: America, L.P.

VS. William Oswald, III

No: 26 of 1993 ED

No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: May 5, 1993

To: Beneficial Consumer Discount Company
44 W. Broad Street
Hazleton, Pa. 18201

Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
Re: America, L.P. VS. William Oswald, III
No: 26 of 1993 ED No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6100

Date: May 5, 1993

To: Tax Collector of Pine Twp.
and Delinq. Water & Sewage
c/o Township Supervisors
Pine Twp., Pa. 17846

Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
Re: America, L.P. VS. William Oswald, III
No: 26 of 1993 ED No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: May 5, 1993

To: Commonwealth of Pa.
DPW
P.O. Box 8016
Harrisburg, Pa. 17105

Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
Re: America, L.P. VS. William Oswald, III
No: 26 of 1993 ED No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: May 5, 1993

To: Mr. Stephen Brandwene
Deputy Attorney General
~~Collections Unit~~
Fourth and Walnut Sts.
Harrisburg, Pa. 17120

Re: Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of VS. William Oswald, III
America, L.P.
No: 26 of 1993 ED No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6100

Date: May 5, 1993

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

Re: Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
America, L.P. VS. William Oswald, III
No: 26 of 1993 ED No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6300

Date: May 5, 1993

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

Re: Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
America, L.P. VS. William Oswald, III
No: 26 of 1993 FD No: 338 of 1993 JD

Dear Sir:

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

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

Note: Also enclosed is a copy of the
Writ of Execution and list of
recorded lien holders

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6100

Date: May 5, 1993

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

Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
Re: America, L.P. VS. William Oswald, III
No: 26 of 1993 ED No 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEI, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784 6300

Date: May 5, 1993

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

Re: Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of VS. William Oswald, III
America, L.P.
No: 26 of 1993 ED No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6100

Date: May 5, 1993

To: Mrs. Debra Piatt
Pine Township Tax Collector
RR#3 Box 65
Benton, Pa. 17814

Fleet Mortgage Corp., Assignee of
Commonwealth Mortgage Company of
Re: America, L.P. VS. William Oswald III
No: 26 of 1993 FD No: 338 of 1993 JD

Dear Sir:

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

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

Respectfully,

Note: Please send any and all unpaid
Tax's to the Sheriffs Office and
if the Sale takes place, your
money will be collected.

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

LOUIS P. VITTI AND ASSOCIATES, P.C.
ESCROW ACCOUNT
1031 - 5TH AVE.
PITTSBURGH, PA 15219

5895

Apr 12 1993

8-12/130

PAY TO THE
ORDER OF

Sheriff of Columbia County \$ 750.00
Seven Hundred Fifty and 00/100 DOLLARS

Integra Bank

INTEGRA BANK/PITTSBURGH
Fifth & Grant Street - Pittsburgh, PA 15219

MEMO

Oswald

Ann M. Gonzales

⑆043000122⑆ 0201005559⑆

5895

marked 15557
Assessed 367 1
SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 26 OF 1993 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,

THURSDAY JUNE 24, 1993

10:00 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 THOSE THREE (3) CERTAIN pieces, parcels or tracts of land situate in the Township of Pine, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

TRACT NO. 1: BEGINNING at an iron rebar set on the northerly right-of-way of Legislative Route No. 19061 leading from Township Route No. 542 to Township Route No. 536, said rebar being 623.32 feet distant on a course running north 82 degrees 34 minutes 20 seconds west from an old iron pin found at the southeasterly corner of lands now or formerly of Daniel and Sandra Thomas;

THENCE through lands of Larue W. and Betty J. Perman, the following courses and distances: north 17 degrees 56 minutes 40 seconds west, 208.71 feet to an iron rebar set;

THENCE north 72 degrees 03 minutes 20 seconds east, 208.71 feet to an iron rebar set;

THENCE south 17 degrees 56 minutes 40 seconds east, 208.71 feet to an iron rebar set on the northerly right-of-way of the aforementioned Legislative Route No. 19061;

THENCE along said right-of-way, south 72 degrees 03 minutes 20 seconds west, 208.71 feet to the place of BEGINNING.

CONTAINING 1.000 acres of land in all. All of the above mentioned bearings are based on the True North Meridian. This description was prepared from draft of survey made by Richard E. Fisher, R.S. No. 23643-E, dated August 13, 1979.

BEING THE SAME premises which Larue W. Perman and Betty J. Perman, his wife, by their Deed dated August 29, 1979, and recorded in the Office for the Recording of Deeds in and for Columbia County, Pennsylvania, in Deed Book 294, at page 383, granted and conveyed unto Bruce D. Thomas and Kathy J. Thomas, his wife, and about to be conveyed to William Oswald, III.

TRACT NO. 2: BEGINNING at an iron rebar on the Northerly right-of-way of Legislative Route No. 19061 leading from Pennsylvania Traffic Route No. 42 to Township Route No. 536, said rebar being at the southeasterly corner of Lot No. 1 of other lands of Bruce D. and Kathy J. Thomas;

THENCE along the Easterly line of lands of said Thomas, North 17 degrees 56 minutes 40 seconds west, 208.71 feet to an iron rebar at the northeasterly corner of lands of said Thomas;

THENCE through lands of Larue W. and Betty J. Perman, north 60 degrees 51 minutes 00 seconds East, 113.09 feet to an iron rebar set;

THENCE through lands of same, south 17 degrees 56 minutes 40 seconds east, 224.24 feet to an iron rebar set on the Northerly right-of-way of the aforementioned Legislative Route No. 19061;

THENCE along the northerly right-of-way of Legislative Route No. 19061, south 63 degrees 08 minutes 00 seconds west, 8.70 feet to a point;

THENCE along same, South 69 degrees 14 minutes 00 seconds West, 102.46 feet to the place of BEGINNING.

CONTAINING 0.548 acres of land in all.

BEING Lot No. 2 as shown on draft prepared by Richard E. Fisher, R.S., dated March 10, 1980, and revised April 12, 1980.

TRACT NO. 3: BEGINNING at an iron rebar on the Northerly right-of-way of Legislative Route No. 19061 leading from Pennsylvania Traffic Route No. 42 to Township Route No. 536, said rebar being at the southeasterly corner of Lot No. 1 of other lands of Bruce D. and Kathy J. Thomas;

THENCE along the Northerly right-of-way of Legislative Route No. 19061, south 73 degrees 17 minutes 20 seconds west, 97.17 feet to an iron rebar set at the southwesterly corner of Lot No. 4, now or about to be conveyed to Timothy J. and Sandra D. Stair;

THENCE along the Easterly line of Lot No. 4, now or about to be conveyed to said Stair, North 16 degrees 21 minutes 40 seconds west, 208.63 feet to an iron rebar set at the Northeasterly corner of Lot No. 4, now or about to be conveyed to said Stair;

THENCE through lands of Larue W. and Betty J. Penman, North 73 degrees 38 minutes 20 seconds east, 91.14 feet to an iron rebar at the northwesterly corner of Lot No. 1 of lands of Bruce D. and Kathy J. Thomas;

THENCE along the westerly line of lands of said Thomas, South 17 degrees 56 minutes 40 seconds east, 208.71 feet to the place of BEGINNING

CONTAINING 0.452 acres of land in all.

BEING Lot No. 3 as shown on draft prepared by Richard E. Fisher, R.S., dated March 10, 1980, and revised April 12, 1980.

EXCEPTING AND RESERVING therefrom and thereout unto the Grantors herein, all the right, title and interest in and to all the minerals located on the aforescribed premises.

BEING THE SAME premises which Larue W. Penman and Betty J. Penman, his wife, by their Deed dated May 23, 1980, and recorded in the Office for the Recording of Deeds in and for Columbia County, Pennsylvania, in Deed Book 297, at page 1056, granted and conveyed unto Bruce D. Thomas and Kathy J. Thomas, his wife, and about to be conveyed to William Oswald, III.

HAVING erected thereon a dwelling known as RD 2, Box 27, Millville, Pennsylvania 17846.

PARCEL # 29-14-11-07.

BEING the same premises which Bruce D. Thomas and Kathy D. Thomas, his wife, granted and conveyed unto William Oswald, III, by their Deed dated May 5, 1989 and recorded May 5, 1989 in Deed Book Volume 428, page 434.

SEIZED IN EXECUTION as the property of William Oswald, III, married, at the suit of Fleet Mortgage Corp., Assignee of Commonwealth Mortgage Company of America, L. P., on Judgment No. 93 CV 338.

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

Louis P. Vitti, Esquire
Attorney for Plaintiff

SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 26 OF 1993 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,

THURSDAY JUNE 24, 1993

10:00 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 THOSE THREE (3) CERTAIN pieces, parcels or tracts of land situate in the Township of Pine, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

TRACT NO. 1: BEGINNING at an iron rebar set on the northerly right-of-way of Legislative Route No. 19061 leading from Township Route No. 542 to Township Route No. 536, said rebar being 623.32 feet distant on a course running north 82 degrees 34 minutes 20 seconds west from an old iron pin found at the southeasterly corner of lands now or formerly of Daniel and Sandra Thomas;

THENCE through lands of Larue W. and Betty J. Perman, the following courses and distances: north 17 degrees 56 minutes 40 seconds west, 208.71 feet to an iron rebar set;

THENCE north 72 degrees 03 minutes 20 seconds east, 208.71 feet to an iron rebar set;

THENCE south 17 degrees 56 minutes 40 seconds east, 208.71 feet to an iron rebar set on the northerly right-of-way of the aforementioned Legislative Route No. 19061;

THENCE along said right-of-way, south 72 degrees 03 minutes 20 seconds west, 208.71 feet to the place of BEGINNING.

CONTAINING 1.000 acres of land in all. All of the above mentioned bearings are based on the True North Meridian. This description was prepared from draft of survey made by Richard E. Fisher, R.S. No. 23643-E, dated August 13, 1979.

BEING THE SAME premises which Larue W. Perman and Betty J. Perman, his wife, by their Deed dated August 29, 1979, and recorded in the Office for the Recording of Deeds in and for Columbia County, Pennsylvania, in Deed Book 294, at page 383, granted and conveyed unto Bruce D. Thomas and Kathy J. Thomas, his wife, and about to be conveyed to William Oswald, III.

TRACT NO. 2: BEGINNING at an iron rebar on the Northerly right-of-way of Legislative Route No. 19061 leading from Pennsylvania Traffic Route No. 42 to Township Route No. 536, said rebar being at the southeasterly corner of Lot No. 1 of other lands of Bruce D. and Kathy J. Thomas;

THENCE along the Easterly line of lands of said Thomas, North 17 degrees 56 minutes 40 seconds west, 208.71 feet to an iron rebar at the northeasterly corner of lands of said Thomas;

THENCE through lands of Larue W. and Betty J. Perman, north 60 degrees 51 minutes 00 seconds East, 113.09 feet to an iron rebar set;

THENCE through lands of same, south 17 degrees 56 minutes 40 seconds east, 224.24 feet to an iron rebar set on the Northerly right-of-way of the aforementioned Legislative Route No. 19061;

THENCE along the northerly right-of-way of Legislative Route No. 19061, south 63 degrees 08 minutes 00 seconds west, 8.70 feet to a point;

THENCE along same, South 69 degrees 14 minutes 00 seconds West, 102.46 feet to the place of BEGINNING.

CONTAINING 0.548 acres of land in all.

BEING Lot No. 2 as shown on draft prepared by Richard E. Fisher, R.S., dated March 10, 1980, and revised April 12, 1980.

TRACT NO. 3: BEGINNING at an iron rebar on the Northerly right-of-way of Legislative Route No. 19061 leading from Pennsylvania Traffic Route No. 42 to Township Route No. 536, said rebar being at the southeasterly corner of Lot No. 1 of other lands of Bruce D. and Kathy J. Thomas;

THENCE along the Northerly right-of-way of Legislative Route No. 19061, south 73 degrees 17 minutes 20 seconds west, 97.17 feet to an iron rebar set at the southwesterly corner of Lot No. 4, now or about to be conveyed to Timothy J. and Sandra D. Stair;

THENCE along the Easterly line of Lot No. 4, now or about to be conveyed to said Stair, North 16 degrees 21 minutes 40 seconds west, 208.63 feet to an iron rebar set at the Northeasterly corner of Lot No. 4, now or about to be conveyed to said Stair;

THENCE through lands of Larue W. and Betty J. Penman, North 73 degrees 38 minutes 20 seconds east, 91.14 feet to an iron rebar at the northwesterly corner of Lot No. 1 of lands of Bruce D. and Kathy J. Thomas;

THENCE along the westerly line of lands of said Thomas, South 17 degrees 56 minutes 40 seconds east, 208.71 feet to the place of BEGINNING

CONTAINING 0.452 acres of land in all.

BEING Lot No. 3 as shown on draft prepared by Richard E. Fisher, R.S., dated March 10, 1980, and revised April 12, 1980.

EXCEPTING AND RESERVING therefrom and thereout unto the Grantors herein, all the right, title and interest in and to all the minerals located on the aforescribed premises.

BEING THE SAME premises which Larue W. Penman and Betty J. Penman, his wife, by their Deed dated May 23, 1980, and recorded in the Office for the Recording of Deeds in and for Columbia County, Pennsylvania, in Deed Book 297, at page 1056, granted and conveyed unto Bruce D. Thomas and Kathy J. Thomas, his wife, and about to be conveyed to William Oswald, III.

HAVING erected thereon a dwelling known as RD 2, Box 27, Millville, Pennsylvania 17846.

PARCEL # 29-14-11-07.

BEING the same premises which Bruce D. Thomas and Kathy D. Thomas, his wife, granted and conveyed unto William Oswald, III, by their Deed dated May 5, 1989 and recorded May 5, 1989 in Deed Book Volume 428, page 434.

SEIZED IN EXECUTION as the property of William Oswald, III, married, at the suit of Fleet Mortgage Corp., Assignee of Commonwealth Mortgage Company of America, L. P., on Judgment No. 93 CV 338.

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

Louis P. Vitti, Esquire
Attorney for Plaintiff