### IN THE COURT OF COMMON PLEAS OF LEHIGH COUNTY, PENNSYLVANIA CIVIL ACTION-EJECTMENT

FEDERAL NATIONAL MORTGAGE ASSOCIATION,

ED 71-93 Plaintiff,

No. 1675 of 93 VS.

RUTH ANN SCHULTZ, Defendant.

### PRAECIPE FOR WRIT OF POSSESSION

#### TO THE PROTHONOTARY:

Please issue a writ of possession in the above matter, directing the Sheriff of Columbia County, Pennsylvania, against Defendant, for property situate at 529 Susquehanna Avenue, Berwick, Columbia County, Pennsylvania 18603, more fully described in the legal description attached hereto.

By:

GOING & PLANK

DATED: November 18, 1993

ord J. Harris Attorneys for Plaintiff

140 East King Street Lancaster, PA 17602 (717) 392-4131 Attorney I.D. No. 34393

### TRACT NUMBER 1

ALL that certain piece and parcel of land situate on the northerly side of Susquehanna Avenue, in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Susquehanna Avenue at corner of lot Number 7 (property now or late of George G. Crisman);

THENCE in a westerly direction along the northerly line of Susquehanna avenue a distance of forty-three (43) feet, more or less, to line of triangular piece of land of Freas Fowler;

THENCE in a Northwesterly direction a distance of fourteen (14) feet to a point;

THENCE in a northerly direction along another lot of George G. Crisman (being Lot Number 9) a distance of eighty-seven (87) feet four (4) inches to a point which intersects with the termination of the southerly line of Green Street;

THENCE in an easterly direction on a line parallel with Front Street said line corresponding with the southerly line of Green Street if extended a distance of forty-five (45) feet to line of Lot Number 7 aforesaid;

THENCE in a southerly direction along line of Lot Number 7 a distance of eighty-two (82) feet, three (3) inches to the northerly line of Susquehanna Avenue, the place of BEGINNING.

BEING the southerly portion of Lot Number 8 of Freas Fowler's Addition to Berwick.

### TRACT NUMBER 2

ALL that certain tract of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows:

BEGINNING on the north by a line which shall fall twenty-seven and one-half (27-1/2) feet from the southern part of a piece of land now owned by Charles Cayton; on the east by land of George Crisman; on the sough by land of Charles Cayton; and on the west, facing on the east end of Green Street, a distance of twenty-seven and one-half (27-1/2) feet, and being in depth forty-five (45) feet.

It being the rear portion of what is now or formerly the Mary R. Fenstermaker Lots Numbers 528 and 530 on West Front Street, berwick, Columbia County, Pennsylvania; being the same premises mentioned in an article of agreement dated August 24, 1920, and of record in Misc. Book No. 11 at page 627 in the Recorder's Office of said Columbia County, a reference to which will more fully and at large appear.

BEING THE SAME PREMISES WHICH Eileen K. Kishbaugh by deed dated July 23, 1979 and recorded August 7, 1979 in Columbia County Deed Book Volume 293, Page 924, granted and conveyed unto Ruth Ann Schultz, widow, her heirs and assigns.

TAX PARCEL No. 04.3-4-104

SEIZED IN EXECUTION under Judgment No. 470 of 93 in the Court of Common Pleas of Columbia County, Pennsylvania and sold as the property of Ruth Ann Schultz.

# SHERIFF'S DEPARTMENT

COLUMBI	A COUNTY						
SHERIFF SERVICE PROCESS RECEIPT, and AFFIDAVIT OF RE	TURN	S) copy of this	form. Please ty	pe or print le	egibly, Di		of the fust (No.
Féderal National Mortgage Association			2. COURT N 1675 c	имвен			<u>* </u>
FENDANI/S/ Ruth Ann Schultz			4. TYPE OF Ejectme				sion
RUE 5. NAME OF INDIVIDUAL, COMPANY, COMPONATION, Ruth Ann Schultz			N OF PROPER	TY TO DE LI	EVIIIO, A	Trached	OILSOED.
6. ADDRESS (Street or INFD, Apartment No., City, Bore 529 Susquehanna Avenue, Berwi	o, Twp., State and Zi Ick., PA 1860	Code) 3	·				
IICATE UNUSUAL SERVICE: 🗆 COMMON, OF PA. 🗇 DEPUTIZE 🗖 C	THER						
v,	inty to execute	this Writ an	o hereby d d make reti	epulize th um thered	ne She of acco	rill of ording	
SW. This deputation being made at the request and re			SHEIBLE OF LAN	CASTER COUNT	Y		
Please advise us of the possession	date as soo	n as poss	ible.				
ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WA will may leave same without a watchman, in custody of whomever is found at of swith penuly or the sheriff to any plaintiff herein for any toss, des GNATURE OF TOUNEY or other OffGINATOR	d in possession, after	notifying person of any such pro	nof levy or attac	hment, with recilf's sale	out fiabili	inder ly on	
Bradford J. Harri		(717) 3	92-4131	No	vembe	r 18,	1993
RADFORD J. MARRIS, ESQUIRE, GOINCLE: PLAN	•				•	17602	
SPACE BELOW FOR USE OF SHER	IFF ONLY D	O NOT W	TITE BELO	W THIS	LIMI		+ 1.3(1.47).4
Eknowledge receipt of the writ   SIGNATURE of Authoriz complaint as indicated above.							n/Hearing date
ereby CERTIFY and RETURN that HD have personally served, ⊜ have lemarks", the writ or complaint described on the individual, company, cration, etc., at the address inserted below by handling a TRUE and	ornoration, etc., at th	ie addrens sho	in "Hemarks",   wn above or on	I have exec the individu	uled as al, comp	shown in any, cor-	
hereby certify and return a NOT FOUND because I am unable to In	ocale the individual,	company, cor	poration, etc.,	named abo	ve. (Sea	: remarks	below)
me and title of individual served (if not shown above)			19. A per then place	rson of suitab residing, in H r of abode, t.	le age and		
dress of where served (complete only if different than shown above) (Ci ale and Zip Code)	treet or NFD, Aparlan	ent No., City, Bo	ro, Twp.	21, Date o	f Service	22. Tune	Ata 1-ta 1-ta f 1-ta f
TEMPTS Date Miles Dep. Int. Date Miles Dep. Int.	. Date Miles	Dep. Int.   D	ate Miles	Dep. Int.	Date	Miles	Oep. Int.
vance Costs 25, Service Costs 26, Notary Cer	I. 27. Milenge of	Postage	28	Total Cost	s 2"	). COST DI	DE OH REFUNG
MARKS:			·		1		
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y of	32, Signature of Dep. Sherift				35.	), Date	
	35, Signatory of Sher	itt	1		30	i, Date	
Protranouszy/Dopalyzriotary Poblic MMISCION EXPIRES		HEF OF LANC	ASTEIL COUN	ΤŸ	<del></del> '		
CKNOWLEDGE DECEMP OF THE SHERIFF'S RETURN SIGNATURE	\			39.1	Fate House	aveal	

### IN THE COURT OF COMMON PLEAS OF LEHIGH COUNTY, PENNSYLVANIA CIVIL ACTION-EJECTMENT

FEDERAL NATIONAL MORTGAGE ASSOCIATION,

Plaintiff, ED 18-93

vs. : No. 1675 of 93

RUTH ANN SCHULTZ, : Defendant. :

### PRAECIPE FOR WRIT OF POSSESSION

### TO THE PROTHONOTARY:

Please issue a writ of possession in the above matter, directing the Sheriff of Columbia County, Pennsylvania, against Defendant, for property situate at 529 Susquehanna Avenue, Berwick, Columbia County, Pennsylvania 18603, more fully described in the legal description attached hereto.

By:

GOING & PLANK

DATED: November 18, 1993

Brackord J. Harris Attorneys for Plaintiff

140 East King Street Lancaster, PA 17602 (717) 392-4131

Attorney I.D. No. 34393

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TAX PARCEL No. 04.3-4-104

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### IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA **CIVIL ACTION--EJECTMENT**

FEDERAL NATIONAL MORTGAGE

ASSOCIATION,

Plaintiff,

VS.

No. 1675 of 93

RUTH ANN SCHULTZ,

Defendant.

### WRIT OF POSSESSION

### TO THE SHERIFF OF COLUMBIA COUNTY:

(1) To satisfy the judgment for possession in the above matter you are directed to deliver possession of the following described property to Federal National Mortgage Association:

529 Susquehanna Avenue, Berwick, Pennsylvania.

(2) To satisfy the costs against Federal National Mortgage Association, you are directed to levy upon

any property of Ruth Ann Schultz and sell their interest therein.

Tami B. Kline, Prothonotary

Shyder W. Brenon

Byty

"Seal of the Court"

"Date 12 6 93"

### LIEN CERTIFICATE

This	i.s	to	cet	rtif	y t	hat.	ace	0015	ding	to	our	recer	ods,	B 66
tax 1	ter	155 i.	¥1 -	the	Tap	C1a	e i n	Bun	reau	aga	dust	1,1 00	prop	er by
liste	d b	elo	w,	as	of	Dece	etube	er S	31,	1 9 92	<u>,</u>			

tu	Berwick Boro	are as follows:
Owner or Repu	ited Owner:	Schultz. Ruth Ann
Former Owner:	* #110-6 1-01-00-104-00-600-004-00-00-00-00-00-00-00-00-00-00-00-	Not In System
Parcel No	TO PROCEED A SEASON AND A SEASO	04C ,04104
Description		529 Susquehanna Ave

YEAR	TUTAL
1992	\$ 852.43
1991	\$ 505.75
1990	\$ 746.23
1989	\$ 733.44
101AL	\$2,837.85

The	above	figures	represent	the	amounte	; ;	due	dur ing	Une
ment	h of_	Me de te codd down yyou med some sins is	July			9	93		

Requested by: Columbia County Sheriff Department

Fee: \$5.00

COLUMBIA CHUNIY TAX CLAIM EUREAU

Doing s. Long Dirmakar



COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE BUREAU OF INDIVIDUAL TAXES DEPT. 280603 HARRISBURG, PA 17128-0603

### REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

	RECORDER'S USE ONLY
State Tax Paid	
Book Number	
Page Number	
Date Recorded	

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemption is claimed. A Statement of Value is not required if the transfer is wholly exempt from tax based on: (1) family relationship or (2) public utility easement. If more space is needed, attach additional sheet(s).

based on: (1) family relation	ship or (2) public util	ity easement. If more	space is needed, attac	h additional sheet(s)		empi irom iax
A CORRESPO	NDENT - All	inquiries may l	e directed to t	he following	erson:	
Harry A. Roadarm	el, Jr. Sheri	.ff Columbia C	ounty	Area Code ( 71		22
Street Address		City		State		ip Code
P.O. Box 380 Cou		omsburg, Pa	17815			
B TRANSFER	DATA		Date of Acceptance of	Document		
Grantor(s)/Lessor(s)			Grantee(s)/Lessee(s)			
Ruth Ann Schultz		·	Federal Nat	ional Mortga	ge <b>Ass</b> ociatí	.on
Street Address	A		Street Address	<u> </u>		
529 Susquehanna .			950 East Pa			
Benvick	State Pa.	Zip Code 18603	City			Zip Code
C PROPERTY		10003	Atlanta,	Ga	•	30326
Street Address	LOCATION		City Towns 13 P			
529 Susquehanna	Azzamiro		City, Township, Boroug	h		
County		School District	Berwick	Tax Parcel Number		
Columbia County	!	Berwick				
D VALUATION		Detwick		04 3-4-	104	
1. Actual Cash Consideration		2. Other Consideration		3. Total Considera	ition	
17,200.00		+ none			,200.00	
4. County Assessed Value		5. Common Level Ratio Fe	sclor	6. Fair Market Va		
24,590.00		× 2.25		<b>=</b> 55,3	27,50	
E EXEMPTION						
la. Amount of Exemption Claims 100%	od (	lb. Percentage of Interest 100%	Conveyed			
Transfer between print Transfers to the Comme (Attach copy of resolution)  Transfer from mortgate Corrective deed (Attach Copy of Corrective deed (Attach Copy of Corrective deed (Attach Copy of Copy	Development Agency straw party. (Attach a ncipal and agent. (A nonwealth, the Uniteration).  gor to a holder of a nch copy of the prior consolidation, merger a exemption claimed,	(Name of De copy of agency/straw   ttach copy of agency/ d States, and Instrume mortgage in default.	party agreement). straw trust agreement) intalities by gift, dedice Mortgage Book Numb opy of articles).	ation, candemnation	ed \$ or in lieu of conde . Page Number	
Inder penalties of law, I dec	lare that I have exa	mined this Statement	. Including accompan	vina information —	nd to the best of	
ing pener, is it it it cottec	r and complete.			, gviiilulloii, di	ne to the pest of M	, kuomisaĝe
Signature of Correspondent or	•				Date	
Harry A. Roadan	mel, Jr. Sher	iff Columbia	County	-	7/22/93	
- 1 - 2 - 2 - 2 - 2 - 2 - 2 - 2 - 2 - 2				1		I



### SHERIFF OF COLUMBIA COUNTY

PRONE (717) 389-5622

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

July 22, 1993

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

Dear Sir:

Enclosed is CK#5884 in the amount of \$50.00, which represents payment for the Sheriffs Sale No. 30 of 1993 on Schultz.

If you have any questions, please contact us.

1 / Jal



### SHERIFF OF COLUMBIA COUNTY

PRONE (717) 389-5622

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

24 HOUR PHONE (717) 784-6300

July 22, 1993

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

Dear Sir:

Enclosed is CK#5883 in the amount of \$354.44, which represents payment for the advertising of the Sheriffs Sale No. 30 of 1993 on Ruth Ann Schultz.

If you have any questions, please contact us.

1



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

FRONT (717) 389-5622

OURT HOUSE - P. O. BOX 380 Bloomsburg, pa 17815 24 HOUR PHONE (717) 784-6300

July 22, 1993

Mrs. Comnie K. Gingher Berwick Borough Tax Collector 120 R. E. Third St., Berwick, Pa. 18603

Dear Sir:

Enclosed is CK#5886 in the amount of \$857.72, which represents payment for the owed Tax's on the Schultz property sold at Sheriffs Sale.

If you have any questions, please contact us.

7



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

BLOOMSBURG, PA 17815

24 HOUR PHONE (717) 784-6300

July 22, 1993

Berwick Borough Sewer Authority 344 Market Street Berwick, Pa. 18603

Dear Sir:

PHONE

(717) 389-5622

Enclosed is CK#5888 in the amount of \$741.09, which represents payment for the owed sewer bill on the Schultz property sold at Sheriffs Sale.

If you have any questions, please contact us.

Sincerely/

### SHERIFF'S SALE - COSTS SHEET

	One Valley Bank, National Association,	vs <u>F</u>	uth Ann	Schult	Z			
)	successor in interest to Atlantic Financi Federal West Virginta D NO 470	rát				June 24,	1993	10:0
	30 of 1993 DOCKET & LEVY SERVICE MAILING ADVERTISING, SALE BILLS & NEWSPAPE POSTING HANDBILLS MILEAGE CRYING/ADJOURN OF SALE SHERIFF'S DEED DISTRIBUTION OTHER COPIES			\$ 31 130 34 18 14 25 10 9.	00 129 00 00 00 00 00	•		
		TOTAL		15.0	9 <i>0</i> • • • •	\$ <u>35/1</u> 2	4	
	Press-Enterprise, Inc. Henrie Printing Solicitor's Services				0.00			
	Ţ	TOTAL	1 1 1 1	1 1		\$ 404.	44	
	Prothonotary: Liens List Deed Notarization Other			\$		- - -		
	Ţ	TOTAL				\$		
	Recorder of Deeds: Copywork Deed Other	····			100	- -		
	٦	TOTAL				\$ 14.0	0	
	REAL ESTATE TAXES:  BOROUGH/TWP, & COUNTY TAXES, I SCHOOL TAXES, DISTRICT DELINQUENT TAXES, 19, 19	19, 19,	19	\$_3 <u>-</u> 5 2,\$	3.9.1/20 15.172 37.85	- - -		
		TOTAL				\$		
	Municipal Rents: Sewer - Municipality Water - Municipality		[9	\$ <u>/7</u>	41.09	<u></u>		
	-	TOTAL	1 1 1			\$ <u> 74/.</u>	09	
	SURCHARGE FEE: (STATE TREASURER)	Total	1 1 1			\$ 400	56	
	Miscellaneous: TAX CLEROS		•	\$ <u>5</u> .	00			
		TOTAL			<u> </u>	\$		
		TOTAL COST				¢ 5 74		

### SHERIFF'S SALE REAL ESTATE FINAL COST SHEET

20 -5 1002			g	
0. 30 of 1993	E.D.	NO. 4/0 o	of 1993	J.D.
ATE OF SALE: July 15, 1993	3 10:00 A.M			
ID PRICE ( INCLUDES COSTS )		\$ 17.80000		
OUNDAGE 2% BID PRICE		\$ 17, 200,00 \$ 344,00		
RANSFER TAX 2% BID PRICE		\$		
IISC. COSTS		\$		
TOTAL NEEDED TO PURCHASE			\$ 17.	544.00
IAME(S) ON DEED: SAME	AS Abo	Þ	1817 (1)	<i></i>
ADDRESS:	AS Abes		18 7 Chis	<u> </u>
IAME(S) ON DEED: Spine	AS Abe:	5):	<u> </u>	<u> </u>
NAME(S) ON DEED: SAME	AS Abe:	F	<u> </u>	<u> </u>
NAME(S) ON DEED: SAME PURCHASER(S) SIGNATURE(S) :	AS Abe:	5):	\$ <u>1*7, :</u>	<u> </u>
NAME(S) ON DEED: SAME PURCHASER(S) SIGNATURE(S) :	AS Abe:	S): TOTAL DUE	\$ <u>1 *7</u> \$	544.00
NAME(S) ON DEED: SAME PURCHASER(S) SIGNATURE(S) :	AS Abe:	S): TOTAL DUE LESS DEPOSIT	\$ <u>1 *7</u> \$	544.00
NAME(S) ON DEED: SAME PURCHASER(S) SIGNATURE(S) :	AS Abe:	S): TOTAL DUE LESS DEPOSIT DOWN PAYMENT	\$ <u>  1*7,                                   </u>	544.00
NAME(S) ON DEED: SAME PURCHASER(S) SIGNATURE(S) :	AS Abe:	S): TOTAL DUE LESS DEPOSIT DOWN PAYMENT AMOUNT DUE IN EIGHT DAYS	\$\$ \$\$ \$\$	544.00
NAME(S) ON DEED: SAME PURCHASER(S) SIGNATURE(S) :	AS Abe:	S): TOTAL DUE LESS DEPOSIT DOWN PAYMENT AMOUNT DUE IN	\$ 1 *7,	544.00 5180
NAME(S) ON DEED: SAME PURCHASER(S) SIGNATURE(S) :	AS Abe:	S): TOTAL DUE LESS DEPOSIT DOWN PAYMENT AMOUNT DUE IN EIGHT DAYS	\$\$ \$\$ \$\$	5/4/00 5/4/00

LAW OFFICES

### Going and Plank

140 East King Street LANCASTER, PA. 17602

BERNARD M. ZIMMERMAN 1930-1975

ROBERT M. COING DENNIS L. PLANK ROBERT M. COING, JR. BRADFORD J. HARRIS

July 15, 1993

TELEPHONE
(7/7) 392-4/31
TELEFAX
(7/7) 392-1/37

Sheriff's Office Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815

> Re: ONE VALLEY BANK, N.A., v. RUTH ANN SCHULTZ. No. 470 of 1993

Dear Sheriff:

Enclosed please find an original and one copy of a Statement of Value in connection with the above-captioned foreclosure case.

After completing your deed to read FEDERAL NATIONAL MORTGAGE ASSOCIATION as grantee, please record the deed and have the original deed returned to our office.

Please forward the Recorder's receipt to our office in the enclosed self-addressed, stamped envelope. Also, please sent to our office a copy of the sheriff's deed and indicate on the enclosed copy of this letter the date of the deed, date recorded and the book and page number and return to us.

Enclosed find a check in the amount of \$4,845.39 to pay for Sheriff costs and fees including Borough/County taxes due in the amount of \$339.60, School taxes due in the amount of \$518.12, Delinquent taxes due in the amount of \$2,837.85 and the sewer bill in the amount of \$741.09.

Thank you for your time and cooperation.

DATE OF RECORDING:

PAGE

Policy truly yours,

GOING & PLANK

Theresa Rinehimer

Paralegal

DATE OF RECORDING:

PAGE

# LAW OFFICES GOING AND PLANK 140 EAST KING STREET LANCASTER, PA. 17602

BERNARD M. ZIMMERMAN 1930-1975 ROBERT M. COINC DENNIS L. PLANK ROBERT M. COINC, JR. BRADFORD J. HARRIS

July 15, 1993

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DATE OF RECORDING:

BY:

COING & PLANK

Theresa Rinchimer
Paralegal

DATE OF RECORDING:

BOOK \_\_\_\_\_\_\_

PAGE \_\_\_\_\_\_

Rev 183 (X (11.02)



COMMONWEALTH OF PENNSYIVANIA DEPARTMENT OF REVENUE BUREAU OF INDIVIDUAL TAXES DEPT. 280603 HARRISBURG, PA 17128-0603

### REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

	RECORDER'S USE ONLY
State Tax Poid	······································
Book Number	
Poge Number	
Date Recorded	<del></del>

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemption is claimed. A Statement of Value is not required if the transfer is wholly exempt from tax based on: (1) family relationship or (2) public utility easement. If more space is needed, attach additional sheet(s)

A CORRESPO	VIDIENTERAL	inquiries may	be directed to	the following person	l <b>t</b>
GOING & PLANE	ζ			Area Code ( 717 ) 39	92-4131
Street Address		Cit	у :	State State	Zip Code
140 East KIng		Lan	caster,	PA	17602
J. TRANSFER	ZAVANAS			of Document Date of Re	cording
ranion(s)tlessor(s) Sheriff of Co	olumbia Cour	ıtv	Grontee(s)/Lessee(s) Federal Nat	tional Mortgage Ass	contation
reet Address			Street Address		
P.O. Box 380			950 East Pa	aces Ferry	
ry P.1 manus frances	State	Zip Code	City	State	Zip Code
Bloomsburg,	PA	17815	Atlanta,	GA	30326
PROPERTY (	Transfer.		C: T		
529 Susquehar	ına Avenue		City, Township, Borou Berwick	vgh	
unty		School District		Tax Parcel Number	·· · .
Columbia Cour	-	Berwick		04 3-4-104	
VALUATION	DATA				
\$17,200.00		2. Other Consideration none		3. Total Consideration \$17,200.00	
County Assessed Value		5. Common Level Ratio I		<del></del>	·
\$24,590.00		× 2.25	GCIDI	6. Fair Market Value _\$55,327.50	
EXEMPTION	DATA	7.	au e e		
4 Module of Exemption Claims 100%	d	1b. Percentage of Interes	of Conveyed		
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REV-183 EX [11-92]



COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE BUREAU OF INDIVIDUAL TAXES DEPT. 280603 HARRISBURG, PA 17128-0603

### REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

	RECORDER'S USE ONLY
State Tax Paid	
Book Number	
Page Number	
Date Recorded	

Complete each section and file in duplicate with Recorder of Deeds when {1} the full value/consideration is not set forth in the deed, {2} when the deed is without consideration, or by gift, or {3} a tax exemption is claimed. A Statement of Value is not required if the transfer is wholly exempt from tax based on: {1} family relationship or {2} public utility easement. If more space is needed, attach additional sheet(s).

A CORRESPON	. ,,,	l inquiries may		• • • • • • • • • • • • • • • • • • • •	
Name		<u>-</u>		Telephone Number	
GOING & PLANK				Area Code ( 717	' <sub>)</sub> 392-4131
treet Address		Cît		\$tate	Zip Code
140 East KIng		Lan	caster,	PA	17602
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Sheriff of Col	umbia Cour	nty —		ional Mortgag	ge Association
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у Т. 1	State	Zip Code	City	Sta	•
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County Assessed Value		5. Common Level Ratio I	actor	6. Fair Market Va	lue
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CONCLESS FILANCE
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LANCASTER PA 17002

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### FAX TRANSMISSION COVER PAGE

TO:

SHERIFF'S OFFICE

Ji m

DATE: June 17, 1993

- 22

FROM:

THERESA RINEHIMER

PARALEGAL

RE:

SCHULTZ, RUTH ANN CASE NO. 407 of 1993

Number of pages being faxed to you (including this page): 2
Please call (717) 392-4131 if any pages are missing or are unreadable.

The Information contained in this fax transmission is attorney privileged and confidential information intended. The above-named individuals or entities. If the reader of this fax transmission is not one of the above-named individuals or the above-named individuals or entities is strictly prohibited. If you have received this communication and you are so the above-named individuals or entities, please immediately telephone us (you may oall us collect at 717-992-4131) and received all copies of this tax transmission to us at our above address by regular first class United States mail (we will reimburse you for postage). Please call us if you have any questions. Thank your

Remarks:

iece below the article number 2.  Is was delivered and the date   Const    An Article Number   An Article Number    P 215 37  Express Manager   Const    P 215 37  Express Manager   Const    Andressee   Const    Andrese   Const    Andressee   Const    Andressee   Const    Andressee	TURN RECEIP	SENDER:  Complete items 1 and for additional services.  Complete items 3, an 3 b.  Print your name and accuess on the reverse of this form so that return this card to you.  Attach this form to the front of the mailpiece, or on the back if does not permit.  Write "Return Receipt Requested" on the mailpiece below the article The Return Receipt will show to whom the article was delivered and delivered.  3. Article Addressed to:  Domestic Relations Office  Columbia County Court of Common Pleas Columbia County Court of Common Pleas Columbia County Court Service P.O. Box 380  Bloomsburg, Pa. 17815  5. Signature (Addressee)	space  1. Addressee's Address ( lie number of the date)  2. Restricted Delivery 30' Consult postmaster for fee.  4a. Article Number P 215 352 109  4b. Service Type Registered Insured Cortified COD Express Mail Return Receipt for Merchandise  7. Date of Delivery  8. Addressee's Address (Only if requested and fee is paid)
See Address See return this card to you.  Delivery 30 ce deservoir general.  Delivery 30 ce delivered.  Fig. 10 ce delivered.  A Article Addressed to:  3. Article Addressed to:  Beneficial Mortgage  Beneficial Mortgage	RECEIPT  PECHAN ADDRESS completed on the reverse side? Is	SENDER:  • Complete items 1 and	I also wish to receive the following vices (for an extra fee):  1. Addressee's Address icle number.
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	Deparatent or P.O. Box 8016 Harrisburg, Pa.	5 Kignature (Addressee) 6. Signature (Agent)	PS Form 3811, Dece	1	8. Addressee's Address (Only if requested and fee is paid)  23-402 DOMESTIC RETURN RECEIPT

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LAW OFFICES
GOING AND PLANK
140 EAST KING SOMET
LANCASTER, PA. 17002

ET AN TO BUSINESS OF A REAL REAL SECTION OF THE BOTTON OF

June 17, 1993

Tending KE on And Service of the Co way of the And

Sheriff's Office Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815

Re: SCHULTZ, RUTH ANN Case No. 407 of 1993

#### Gentlemen:

Please stay the sheriff sale for the above-captioned case which is currently scheduled for June 24, 1993. Please reschedule in the for July 15, 1993 at 10:00 as per your conversation with

Thank you for your time and cooperation. Please do not contact me (or my foreclosure paralegal, Theresa Rinehimer, include) if you have any questions regarding this matter.

Very truly yours,

GOING & PLANK

Bv:

rackord J. Harris

BJh:tr

AINAGO GANA CANA ANTOS ANTAGO GANA LAW OFFICES
GOING AND PLANK
140 EAST KING STREET
LANCASTER, PA. 17602

BERNARD M. ZIMMERMAN 1930-1975 ROBERT M. GOING DENNIS L. PLANK ROBERT M. GOING, JR. BRADFORD J. HARRIS

June 17, 1993

TELEPHONE (7/7) 392-4/31 -----TELEFAX (7/7) 392-1/37

Sheriff's Office Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815

Re: SCHULTZ, RUTH ANN
Case No. 407 of 1993

#### Gentlemen:

Please stay the sheriff sale for the above-captioned case which is currently scheduled for June 24, 1993. Please reschedule the sheriff sale for July 15, 1993 at 10:00 as per your conversation with my paralegal.

Thank you for your time and cooperation. Please do not hesitate to contact me (or my foreclosure paralegal, Theresa Rinehimer, in my absence) if you have any questions regarding this matter.

Very truly yours,

GOING & PLANK

By:

radiord J. Harris

BJH:tr

# 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 . June .3, .10, .17
Land Michigan
Janane M. Kuische
Sworn and subscribed to before me this 18th day of 5000 1993
(Notary Rublic)
My Commission Expires  Notaria Scar  Dennis 1. Asheriador, Notary Public Scott Twp., Columbia Cranty My Commission Expires July 3. 1986  Marrica, Pennsywania Association of Notarias
And now,

LAW OFFICES

# GOING AND PLANK 140 EAST KING STREET

LANCASTER, PA. 17602

BERNARD M. ZIMMERMAN 1930-1975 ROBERT M. GOING DENNIS L. PLANK ROBERT M. GOING, JR. BRADFORD J. HARRIS

May 28, 1993

TELEPHONE (7IZ) 392-4131 TELEFAX (ZIZ) 392-1737

Prothonotary Office Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815

Re: ONE VALLEY BANK, NATIONAL ASSOCIATION, successor in interest to ATLANTIC FINANCIAL FEDERAL-WEST VIRGINIA, vs. RUTH ANN SCHULTZ No. 470 of 1993

### Gentlemen:

Please file and docket the enclosed Affidavit of Service for the above-captioned case, and return a time-stamped copy to our office in the enclosed self-addressed, stamped envelope.

Thank you for your time and cooperation. Please do not hesitate to telephone me (or Brad Harris in my absence) if you have any questions regarding this matter.

Very truly yours,

GOING & PLANK

Carol a. Dombach

By:

Carol A. Dombach Legal Assistant

Enclosures

cc: Columbia County Sheriff's Office /

# IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA CIVIL ACTION--MORTGAGE FORECLOSURE

ONE VALLEY BANK, NATIONAL : ASSOCIATION, successor in interest : to ATLANTIC FINANCIAL FEDERAL - : WEST VIRGINIA. :

Plaintiff,

:

vs. : No. 470 of 93

:

RUTH ANN SCHULTZ, :

Defendant.

### AFFIDAVIT OF SERVICE OF NOTICES OF SHERIFF SALE OF REAL PROPERTY

- 1. We, GOING & PLANK, are the attorneys for Plaintiff in the above-captioned case, and as such, are and were authorized to execute this Affidavit and effect the actions hereinafter described.
- 2. In accordance with Pa.R.C.P. 3129.1 et seq., we mailed by ordinary first class mail copies of the Notice of Sheriff Sale of Real Property in the above-captioned matter, which Notices (exclusive of the legal description of the real property attached to said Notices as an exhibit) are attached hereto as "EXHIBIT A" and incorporated herein by reference, to the persons and on the dates respectively enumerated in said Notices.
- 3. Said legal description of the real property attached to each of said Notices is attached hereto as "EXHIBIT B" and incorporated herein by reference.
- 4. The U.S. Postal Form 3817 Certificate of Mailing for each of said Notices is attached hereto as "EXHIBIT C" and incorporated herein by reference.
- 5. Our return address appeared on the envelopes for each of said Notices and as of the date of this Affidavit, the following checked paragraph is applicable:

None of said Notices were returned to us.

O None of said Notices were returned to us except those attached hereto as "EXHIBIT D" and incorporated herein by reference.

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

DATED: May 28, 1993 By:

Bridford J. Harris Attorneys for Plaintiff 140 East King Street Lancaster, PA 17602 (717-392-4131)

NG & PLANK

ATTORNEY I.D. NO. 34393

### IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA CIVIL ACTION--MORTGAGE FORECLOSURE

ONE VALLEY BANK, NATIONAL ASSOCIATION, successor in interest to ATLANTIC FINANCIAL FEDERAL -WEST VIRGINIA,

Plaintiff,

No. 470 of 93 VS.

RUTH ANN SCHULTZ,

Defendant.

### NOTICE OF SHERIFF SALE OF REAL PROPERTY

ONE VALLEY BANK **RUTH ANN SCHULTZ** TO: One Valley Square 529 Susquehanna Avenue

P.O. Box 1793 Berwick, PA 18603

Charleston, WV 25326

BOROUGH OF BERWICK

COMMONWEALTH OF PENNSYLVANIA Market Street

Berwick, PA 18603 Department of Public Welfare

Commerce Building 300 North Second Street JOHN STACKHOUSE Harrisburg, PA 17108 t/a GARRISON'S FUEL COMPANY

926 Roslyn Drive

Berwick, PA 18603

BENEFICIAL MORTGAGE COMPANY

OF PA

DOMESTIC RELATIONS OFFICE Columbia County Court

of Common Pleas

Columbia County Courthouse

P.O. Box 380

Bloomsburg, PA 17815

44 West Broad Street Hazelton, PA 18201

TAKE NOTICE that on \_\_\_\_\_ June 24, 1993 at \_\_\_\_\_ at \_\_\_\_ .m. (prevailing local time), the Sheriff of Columbia County, Pennsylvania will sell the real property, together with any home and all other improvements thereon, that is located at 529 Susquehanna Avenue, Berwick, Columbia County, Pennsylvania 18603. The real property is more fully described in the attached legal description, which is incorporated herein by reference. This sale will take place at the Columbia County Courthouse, Bloomsburg, PA 17815. The owners or reputed owners of the real property are as follows: Ruth Ann Schultz.

This sale is being held pursuant to a writ of execution issued on the JUDGMENT entered in favor of the above Plaintiff and against the above Defendant(s), which judgment is indexed to the above docket number in the above Court of Common Pleas.

A SCHEDULE OF DISTRIBUTION showing who will receive the proceeds of the sale will be posted in the Sheriff's Office within thirty (30) days after the sale date, and distribution of the sale proceeds will be made in accordance with the Schedule unless you or someone else objects to the proposed distribution by filing exceptions to it within ten (10) days after the posting of the Schedule. Information about the Schedule of Distribution may be obtained from the Sheriff's Office.

YOU MAY HAVE A LIEN OR OTHER INTEREST IN THE ABOVE PROPERTY. Any lien or interest you have in the above property may be forever lost or otherwise impaired if you do not promptly take action to protect such lien or interest. You may have legal rights to prevent any lien or interest you have in the above property from being lost or otherwise impaired. For example, before the Sheriff's Sale, you may file a petition with the above Court of Common Pleas in order to open or strike the above judgment, or to stay or set aside the Sheriff's Sale, if you feel you have a defense or objection to the judgment or the execution procedures used, or for any other proper causes. After the Sheriff's Sale, but before delivery of the Sheriff's deed to the real property, a petition to set aside the Sheriff's Sale for a grossly inadequate price or for any other proper causes also may be filed with said Court. You also may have the right to free legal help. A lawyer can advise you more specifically of these and other rights you may have regarding the above matters. If you wish to exercise your rights, however, you must act promptly or you may lose such rights.

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

Fred Trump, Court Administrator Columbia County Courthouse Bloomsburg, PA 17815 (717) 784-1991 ext. 267

GOING & PLANK

DATED: May 14, 1993

By: Bradford J. Harris
Attorneys for Plaintiff
140 East King Street
Lancaster, PA 17602
(717) 392-4131
Attorney I.D. No. 34393

### **TRACT NUMBER 1**

ALL that certain piece and parcel of land situate on the northerly side of Susquehanna Avenue, in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Susquehanna Avenue at corner of lot Number 7 (property now or late of George G. Crisman);

THENCE in a westerly direction along the northerly line of Susquehanna avenue a distance of forty-three (43) feet, more or less, to line of triangular piece of land of Freas Fowler;

THENCE in a Northwesterly direction a distance of fourteen (14) feet to a point;

THENCE in a northerly direction along another lot of George G. Crisman (being Lot Number 9) a distance of eighty-seven (87) feet four (4) inches to a point which intersects with the termination of the southerly line of Green Street;

THENCE in an easterly direction on a line parallel with Front Street said line corresponding with the southerly line of Green Street if extended a distance of forty-five (45) feet to line of Lot Number 7 aforesaid;

THENCE in a southerly direction along line of Lot Number 7 a distance of eighty-two (82) feet, three (3) inches to the northerly line of Susquehanna Avenue, the place of BEGINNING.

BEING the southerly portion of Lot Number 8 of Freas Fowler's Addition to Berwick.

### TRACT NUMBER 2

ALL that certain tract of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows:

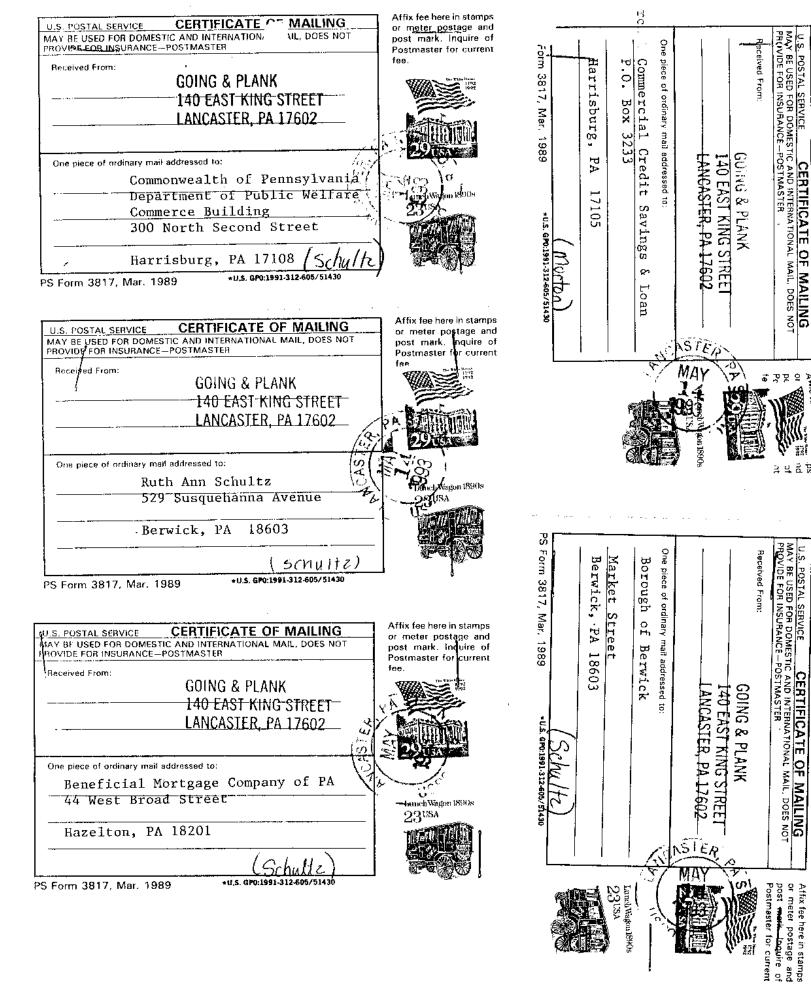
BEGINNING on the north by a line which shall fall twenty-seven and one-half (27-1/2) feet from the southern part of a piece of land now owned by Charles Cayton; on the east by land of George Crisman; on the sough by land of Charles Cayton; and on the west, facing on the east end of Green Street, a distance of twenty-seven and one-half (27-1/2) feet, and being in depth forty-five (45) feet.

It being the rear portion of what is now or formerly the Mary R. Fenstermaker Lots Numbers 528 and 530 on West Front Street, berwick, Columbia County, Pennsylvania; being the same premises mentioned in an article of agreement dated August 24, 1920, and of record in Misc. Book No. 11 at page 627 in the Recorder's Office of said Columbia County, a reference to which will more fully and at large appear.

BEING THE SAME PREMISES WHICH Eileen K. Kishbaugh by deed dated July 23, 1979 and recorded August 7, 1979 in Columbia County Deed Book Volume 293, Page 924, granted and conveyed unto Ruth Ann Schultz, widow, her heirs and assigns.

TAX PARCEL No. 04,3-4-104

SEIZED IN EXECUTION under Judgment No. 470 of 93 in the Court of Common Pleas of Columbia County, Pennsylvania and sold as the property of Ruth Ann Schultz.



U.S. POSTAL SERVICE CERTIFICATE OF MAILING	Affix fee here in sta
MAY BE USED FC IMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INS. ANCE—POSTMASTER	neter postage t mark. Inquire
	<ul> <li>Postmaster for cur</li> </ul>
GOING & PLANK	fee.
— 140 EAST KING STREET —	2
LANCASTER, PA 17602	A feet .
	11' STATEMENT
One piece of ordinary mail addressed to:	
John Stackhouse	No.
t/a/Garrison's Fuel Company	Lauren Wagon 1890s
	23 <sup>USA</sup>
926 Roslyn Drive	100 miles
Berwick, PA 18603	
(Schulte)	

Affix fee here in stamps **CERTIFICATE OF MAILING** U.S. POSTAL SERVICE or meter postage and MAY, BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE - POSTMASTER post mark. Inquire of Postmaster for current Received Fram: **GOING & PLANK** 140 EAST KING STREET LANCASTER, PA 17602 One piece of ordinary mail addressed to: Domestic Relations Office Lunch Wagon 1890s Columbia County Court of Common Pleas Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815 ±U,5. GP0:199 312-605/51430 PS Form 3817, Mar. 1989

Affix fee here in stamps CERTIFICATE OF MAILING or meter postage and U.S. POSTAL SERVICE MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE - POSTMASTER post mark. Inquire of Postmaster for culvent Received From: GOING & PLANK 140 EAST KING STREET LANCASTER, PA 17602 One piece of ordinary mail addressed to: Landy Wagon 1890s One Valley Bank One Valley Square P.O. Box 1793 Charleston, WV 25326 \*U.S. GP0:1991-312-605/51430 PS Form 3817, Mar. 1989



### SHIRLL OF COLUMBIA COURTY a entire i Hentist . P. O. Bein inn BEOOMSBURG, PA 12815

trevit orter that area ## House Open or 47 121 2184 6 800s

Mr. Bradford J. Harris, Esquire 140 East King Street L*a*ncaster, Pa. 17602

MY COMMA EM. 10t MOH. JAN. 1993

IN THE COURT OF COMMON PLIAS OF COLUMBIA COUNTY, COMMONWEALDS OF PERNA.

VS. 30 of 1993 E.D.

WRITE OF EXECUTION. (MORTGAGE FORECTOSURE)

### the state of the s

POSTANG OF	PROPERTY
Thursday May 20, 1993	POSTED A COPY OF THE SHERTLE'S SALE BILL
ON THE PROPERTY OF Ruth Ann Schultz	Z 4 4
COLUMBIA COUNTY, PENNSYLVANIA, SATO	POSTING PERCORMED BY COLUMBIA COURTY DITTLY
SUERIFF J.H. Dent	· ··
Note: A copy of the Sale bill was a posted within the Sheriffs Off and Lobby of the Court House.	tice 3.m. nent
SWORN AND SUBSCRIBED BEFORE ME	
11115 20 <sup>+h</sup>	
MAY of May 1993	
Jame B. Kline ask	
FAME B. KLINE, PROTHONOTARY OF COLUMBIA COUNTY	
PROTH & CLK, OF SEV. COURTS	

- note 1943 met fact only stryles

REAL ESTATE	FOR COLUMBIA COUNTY	UNTY			03/01/1993	BILLNO 3   03445
MAKE CHECKS PAYABLE TO:	DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DAE	NC PENATY
nie C Gingher	General Fund	24590	4.098		100.72	110.79
ear 120 East Third Street	Sinking Fund		.250	6. <b>0</b> 3	6.15	6.77
dtown Plaza	Borough R.E.		6.550	157.84	161.06	269.11
Berwick, Pa 18603	Fire		1.000	24.10	24.59	25.82
HOURS DURING DISCOUNT ONLY	Light		1.050	25,30	25.82	27.11
Mon-Thurs 9-5; Wed 9-12; Fri 9-7;						: : : :
i 9-4; Wed 9-1?	THE DISCOUNT & THE PENALTY	PAY THIS	<b>.</b>	311.98	318.34	339.60
	FOR YOUR CONVENIENCE	AMOUNT	E	IF PAID ON OR BEFORE	OR BEFORE	AFTER 36
The same see a second of the s	14.k	TYPE: R PROPE	PROPERTY DESCRIPTION	THON CHTY BORD	-	This Tax Returned
₹			Discount	2*	2%   To Court	To Courthouse On:
>	ACCT	ACCT NO 05872	Penalty	ty 10% 5%		24, 1994
SCHULTZ, RUTH ANN	PARCE	PARCEL 04C, 04-104-00, 000	-00,000			
529 SUSQUEHANNA AVENUE		529 SUSQUEHANNA AVE	IANNA AV	m	-	
D BERWICK PA 18603	•	.12 acres LAND	LAND	2,500		
		BUILDINGS	INGS	22,090		
IF YOU DESIRE A RECEIPT, ENCLOSE A STAMPED ADDRESSED ENVELOPE WITH YOUR PAYRINT		THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT	ED WITH YOUR P		REC'D BY	
		TOTAL ASSESSED	0385	24,590		



### SHERRE OF COLUMBIA COUNTY

#1909# (747) 784-1994 COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA 17815

71 HEVD 197697 (217) 781 6300

Mr. Bradford J. Harris, Esquire 140 East King Street Lancaster, Pa. 17602

TAMI B. KLINE, PROTHONGTARY

PROTH, & CLK. OF SEV. COURTS MY COMM, EX. 198 MON, JAN, 1998

OF COLUMBIA COUNTY

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

NO. 30 of 1993 E.D.

WRIT OF EXECUTION -MORTGAGE FOREGLOSURE

SERVICE ON Ruth Ann Schultz	<u></u>
ON Saturday May 15, 1993 At 7:10 A	A.M. , A TRUE AND ATTESTED COPY
OF THE WITHIN WRIT OF EXECUTION, A TRUE COP	
REAL ESTATE AND A COPY OF THE THE DESCRIPTION	N OF PROPERTY WAS SERVED ON
	. Af 529 Susquehanna Ave., Berwick,Pa
BY DEPUTY SHERIFF	
SERVICE WAS MADE BY HANDING THE SAID WRIT O	
SALE IN REAL ESTATE AND A COPY OF THE DESCR	
Ruth Ann Schultz .	
	SO ANSWERS:
	DEPUTY SHERIFF
SWORN AND SUBSCRIBED BEFORE ME	
THIS Jelan	SHERIFF
THIS 19th  DAY OF May 1993  Jame B. Klerre OBR	
Jame B. Kline OBC	

## LIEN CHRITEICMIE

UATE <u>May 12, 1</u>	993		
This is to	o certify t	hat according	to our records, Ne
			against the property
		December 31, D	
			are as [ollows]
Owner or Repute	ed Owner:	Schultz, Ruth	. Ann
Former Owner:		Not In System	<u></u>
Carrel No.	· m · th	04C ,04104	
Description	M too concessed out to the other health.	529 Susquehan	na Ave
	YEAR	TUTAL	
	1002	·	and the second s
	1992	\$ 852.43	·
	1991	\$ 505.75	
	1990	\$ 746.23	
	1989	\$ 733.44	
	THIM	\$2,837.85	
		prement the amo	ount(s) due during the
	old pen will selv old tole too we re		
Requested by:	Columbia	County Sheriff D	epartment
Fee: \$5.00			
		COLUMBIA COUNT	wo Kong
		Dennis Long Otrector	

ONE VALLEY BANK, NATIONAL : ASSOCIATION, successor in interest : to ATLANTIC FINANCIAL FEDERAL - : WEST VIRGINIA. :

Plaintiff,

•

vs. : No. 470 of 93

:

RUTH ANN SCHULTZ,

Defendant.

#### AFFIDAVIT PURSUANT TO RULE 3129.1 et seq.

Plaintiff now sets forth as of the date the praccipe for the writ of execution was filed in the above-captioned action the following information concerning the real property located at 529 Susquehanna Avenue, Berwick, Columbia County, Pennsylvania 18603:

1. Name and address of the <u>owner(s)</u> or reputed owner(s):

RUTH ANN SCHULTZ, 529 Susquehanna Avenue, Berwick, PA 18603

2. Name and address of the <u>defendant(s)</u> in the judgment:

RUTH ANN SCHULTZ, 529 Susquehanna Avenue, Berwick, PA 18603

3. Name and address of every <u>judgment creditor</u> whose judgment is a record lien on the real property to be sold:

ONE VALLEY BANK, One Valley Square, P.O. Box 1793, Charleston, WV 25326

BOROUGH OF BERWICK, Market Street, Berwick, PA 18603

COMMONWEALTH OF PENNSYLVANIA, Department of Public Welfare, Commerce Building, 300 North Second Street, Harrisburg, PA 17108

JOHN STACKHOUSE, t/a GARRISON'S FUEL COMPANY, 926 Roslyn Drive, Berwick, PA 18603

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

ONE VALLEY BANK, One Valley Square, P.O. Box 1793, Charleston, WV 25326

BENEFICIAL MORTGAGE COMPANY OF PA, 44 West Broad Street, Hazelton, PA 18201

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

#### NONE

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

#### NONE

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

RUTH ANN SCHULTZ, 529 Susquehanna Avenue, Berwick, PA 18603

DOMESTIC RELATIONS OFFICE, Columbia County Court of Common Pleas, Columbia County Courthouse, P.O. Box 380, Bloomsburg, PA 17815

We verify that the statements made in this affidavit are true and correct to the best of our knowledge, information, or belief. We understand that false statements herein are made subject to the penalties of 18 Pa.C.S. § 4904, relating to unsworn falsification to authorities. We are the attorneys for Plaintiff, and as such, are authorized to execute this affidavit on it's behalf.

DATED: April 7, 1993

GOING & PLANK

By: Bradford J. Harris

Attorneys for Plaintiff 140 East King Street

Lancaster, PA 17602

(717) 392-4131

Attorney I.D. No. 34393

#### TRACT NUMBER 1

ALL that certain piece and parcel of land situate on the northerly side of Susquehanna Avenue, in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Susquehanna Avenue at corner of lot Number 7 (property now or late of George G. Crisman);

THENCE in a westerly direction along the northerly line of Susquehanna avenue a distance of forty-three (43) feet, more or less, to line of triangular piece of land of Freas Fowler;

THENCE in a Northwesterly direction a distance of fourteen (14) feet to a point;

THENCE in a northerly direction along another lot of George G. Crisman (being Lot Number 9) a distance of eighty-seven (87) feet four (4) inches to a point which intersects with the termination of the southerly line of Green Street;

THENCE in an easterly direction on a line parallel with Front Street said line corresponding with the southerly line of Green Street if extended a distance of forty-five (45) feet to line of Lot Number 7 aforesaid:

THENCE in a southerly direction along line of Lot Number 7 a distance of eighty-two (82) feet, three (3) inches to the northerly line of Susquehanna Avenue, the place of BEGINNING.

BEING the southerly portion of Lot Number 8 of Freas Fowler's Addition to Berwick.

#### TRACT NUMBER 2

ALL that certain tract of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows:

BEGINNING on the north by a line which shall fall twenty-seven and one-half (27-1/2) feet from the southern part of a piece of land now owned by Charles Cayton; on the east by land of George Crisman; on the sough by land of Charles Cayton; and on the west, facing on the east end of Green Street, a distance of twenty-seven and one-half (27-1/2) feet, and being in depth forty-five (45) feet.

It being the rear portion of what is now or formerly the Mary R. Fenstermaker Lots Numbers 528 and 530 on West Front Street, berwick, Columbia County, Pennsylvania; being the same premises mentioned in an article of agreement dated August 24, 1920, and of record in Misc. Book No. 11 at page 627 in the Recorder's Office of said Columbia County, a reference to which will more fully and at large appear.

BEING THE SAME PREMISES WHICH Eileen K. Kishbaugh by deed dated July 23, 1979 and recorded August 7, 1979 in Columbia County Deed Book Volume 293, Page 924, granted and conveyed unto Ruth Ann Schultz, widow, her heirs and assigns.

TAX PARCEL No. 04.3-4-104

SEIZED IN EXECUTION under Judgment No. 470 of 93 in the Court of Common Pleas of Columbia County, Pennsylvania and sold as the property of Ruth Ann Schultz.

ONE VALLEY BANK, NATIONAL : ASSOCIATION, successor in interest : to ATLANTIC FINANCIAL FEDERAL - :

WEST VIRGINIA.

Plaintiff,

:

vs. : No. 470 of 93

:

RUTH ANN SCHULTZ, :

Defendant. :

#### AFFIDAVIT OF WHEREABOUTS OF DEFENDANT

I, Bradford J. Harris, Esquire, hereby depose and state that I am the attorney for Plaintiff ONE VALLEY BANK, NATIONAL ASSOCIATION, successor in interest to ATLANTIC FINANCIAL FEDERAL - WEST VIRGINIA; that as such, I am authorized to make this Affidavit on behalf of Plaintiff; that to the best of my knowledge, information, or belief, the last known address of Defendant, who is the mortgagor and real owner, is as follows: Ruth Ann Schultz, 529 Susquehanna Avenue, Berwick, Columbia County, Pennsylvania 18603.

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

DATED: April 7, 1993

Bradford J. Harris, Esquire

Attorney I.D. #34393

# SHERILF'S DEPARTIVIENT

COLUMBIA COUNTY

# SHERIFF SERVICE PROCESS RECEIPT, and AFFIDAVIT OF RETURN

INSTRUCTIONS FOR SERVICE OF PROCESS on the reverse of the last (No. 5) copy of this form. Please type or print legibly. Do not detuch any copies.

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UTH ANN S	енш.тг										MOF	RTGAG	E FOREC	LOSU	RE = EX	CECUTION
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	Ruth	Ann	Schult	z								_				
						City, Boro,				Code)						
AT						erwick,		18	3603							
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SPECIAL INSTR											SHER	II OF LAN	CASTER COUN	ξ <b>Α</b>	_ unum	
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WITH COPIL	ES OF	SHERL	FF HAN	DBILL	OF 'S	ALE, NO	OTIC	CE (	OF SAL	E, AND	WRIT	OF E	XECUTIO	DN.		
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OTE ONLY APPL	CABLE C	N WRIT	OF EXECU	TION: N.I	3. WAIVE	R OF WAT	СНМ	AN -	Any depo	uty sherilf le	vying up	on or atta	oching any (	roperty	under	
thin writ may leave a part of such de	same with	hout a war	tetiman in	custody of	f whome:	rer is found.	in no:	98088	ion, after r	notitying per	rson of lev	ry or allac	chinent, witt	IOUT HAD	nityon	
SIGNATURE of					1 101 21119	1055, 00:50	acin,	11 01 1	Ciprival C	10. TELEI				, DATE		
1/2/	) ~									(717)	392-4	4131		April	7, 19	93
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BRADFORD															17602	)
MADEON															T	a en considera
	SPA	CE BI	ELOW F	OR US	SE OF	Authorize	HH-U ad LC	SD D	epuly or	Clerk and	Title 1	4. Date F	OW THIS Received	2 L 114	5. Expirate	on/Hearing date
. Lacknowledge r or complaint as	indicated	above. {														
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L LACKNOWLED OF AUTHORIZE		int or m	HE SHERU	FF'S RETI	URN SIG	NATURE	}		-,				39	, Date Ri	ucerved	
OL VALHORIST	DISSUM	AC VOLLE	OBITY AND	)					n			<del></del>				

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

ONE VALLEY BANK, N ASSOCIATION, successor to ATLANTIC FINANCIA WEST VIRGINIA, vs. RUTH ANN SCHULTZ,	in interest		IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA  NO. 470 of 93  WRIT OF EXECUTION 30 93 93 (MORTGAGE FORECLOSURE)
Commonwealth of Pennsyl	vania:		
County of Columbia:			
sell the following described	nent, interest and costs	in th desci	e above matter you are directed to levy upon and ribed property below):
Amount Due		\$ <u>17</u>	7 <u>,665.86</u>
Interest from 4/8/93	<b>;</b>	\$_	
	TOTAL	\$	Plus costs \$
as endoresed.			
Dated april 29,19	993_	/ <sup>-</sup>	Jami B Kilve aBR
(SEAL)		Co	othonotary, Common Pleas Court of lumbia County, Pennsylvania
	Ву	r: ( D€	Invitte B. Runge.

#### TRACT NUMBER 1

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THENCE in a northerly direction along another lot of George G. Crisman (being Lot Number 9) a distance of eighty-seven (87) feet four (4) inches to a point which intersects with the termination of the southerly line of Green Street;

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TAX PARCEL No. 04.3-4-104

SEIZED IN EXECUTION under Judgment No. 470 of 93 in the Court of Common Pleas of Columbia County, Pennsylvania and sold as the property of Ruth Ann Schultz.

ONE VALLEY BANK, NATASSOCIATION, SUCCESS to ATLANTIC FINANCIA WEST VIRGINIA,	or in interest	: : :
vs.		No. 470 OF 93
RUTH ANN SCHULTZ,	Defendant.	: :
AFFIDAVIT THAT TO THE SOLDIERS'	DEFENDANT IS NOT AND SAILORS' CI	IN THE MILITARY SERVICE, PURSUANT VIL RELIEF ACT OF 1940, AS AMENDED
I, Patti A. Davi	dson	, hereby depose and state that I am the
Foreclosure Super		of Plaintiff; that as such, I a
		behalf of Plaintiff; that to the best of
above-captioned acti	on, is not in t	the military or naval services of the
United States of Am	erica, based upo	on the following facts regarding said
Defendant as of the		
Age: Over 1	8	
Last Known Place	e of Employment:	Unknown
Last Known Place	e of Residence: _	529 Susquehanna Ave., Berwick, PA 18603
ADDITIONAL FACTS	S (if any):	

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

DATED:

June 29, 1992

(Signature)

ASSOC to AS WEST	CIAT TLAN' VIR		ssor in interest IAL FEDERAL - Plaintiff,	: : : : : : : : : : : : : : : : : : : :	No.	470 OF 93	
	AFF:	IDAVIT THAI	Defendant.	: ואידי אוביי	R MILI	ITARY SERVICE, PURSUANT	
<u> </u>						CT OF 1940, AS ANENDE	D
	Ι, _	Patti A. Dav	ridson	_, here	by dep	pose and state that I as	m the
						intiff; that as such,	
autho						aintiff; that to the be	
my kr	nowl	edge, info	rmation, or belie	f, RUTH	ANN	SCHULTZ, a Defendant in	n the
above	e-cap	ptioned ac	tion, is not in	the mi	litary	y or naval services of	the
Unite	ed S	tates of <i>l</i>	America, based up	on the	foll	owing facts regarding	said
Defer	ndani	t as of the	e date of this Aff	idavit	:		
	Age	:Over	18				
	Last	t Known Pla	ce of Employment:		-	Unknown	
	Last	t Known Pla	ce of Residence:	529 Su	squehar	nna Ave., Berwick, PA 18603	
	ADD:	ITIONAL FAC	CTS (if any):				
state	e be ement	est of my kr ts herein r	nowledge, informat	ion, or to the Author	belia penal cities	1	false
DATE	):	June 2	9, 1992	att	: 0	2. Danidson	
			(S	ignatur	ce)		

ONE VALLEY BANK, NATIONAL : ASSOCIATION, successor in interest : to ATLANTIC FINANCIAL FEDERAL - : WEST VIRGINIA. :

Plaintiff,

:

vs. : No. 470 of 93

:

RUTH ANN SCHULTZ, :

Defendant. :

#### AFFIDAVIT OF WHEREABOUTS OF DEFENDANT

I, Bradford J. Harris, Esquire, hereby depose and state that I am the attorney for Plaintiff ONE VALLEY BANK, NATIONAL ASSOCIATION, successor in interest to ATLANTIC FINANCIAL FEDERAL - WEST VIRGINIA; that as such, I am authorized to make this Affidavit on behalf of Plaintiff; that to the best of my knowledge, information, or belief, the last known address of Defendant, who is the mortgagor and real owner, is as follows: Ruth Ann Schultz, 529 Susquehanna Avenue, Berwick, Columbia County, Pennsylvania 18603.

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

DATED: April 7, 1993

Bradford J. Harris, Esquire Attorney I.D. #34393

ONE VALLEY BANK, NATIONAL : ASSOCIATION, successor in interest : to ATLANTIC FINANCIAL FEDERAL - : WEST VIRGINIA. :

Plaintiff,

:

vs. : No. 470 of 93

:

RUTH ANN SCHULTZ,

Defendant. :

#### NOTICE OF SHERIFF SALE OF REAL PROPERTY

TO: RUTH ANN SCHULTZ 529 Susquehanna Avenue Berwick, PA 18603

TAKE NOTICE that on The Schole Super 34, 1943 at 10, 2017. m. (prevailing local time), the Sheriff of Columbia County, Pennsylvania will sell the real property, together with any home and all other improvements thereon, that is located at 529 Susquehanna Avenue, Berwick, Columbia County, Pennsylvania 18603. The real property is more fully described in the attached legal description, which is incorporated herein by reference. This sale will take place at the Columbia County Courthouse, Bloomsburg, PA 17815. The owners or reputed owners of the real property are as follows: Ruth Ann Schultz.

This sale is being held pursuant to a writ of execution issued on the JUDGMENT entered in favor of the above Plaintiff and against the above Defendant(s), which judgment is indexed to the above docket number in the above Court of Common Pleas.

A SCHEDULE OF DISTRIBUTION showing who will receive the proceeds of the sale will be posted in the Sheriff's Office within thirty (30) days after the sale date, and distribution of the sale proceeds will be made in accordance with the Schedule unless you or someone else objects to the proposed distribution by filing exceptions to it within ten (10) days after the posting of the Schedule. Information about the Schedule of Distribution may be obtained from the Sheriff's Office.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR REAL PROPERTY. This Notice has been sent to you because the above-described writ of execution has been issued against you based upon the above-described judgment against you. This Notice is notifying you that your property is being held to be sold or taken to pay the above-described judgment. You may have legal rights to prevent your property from being taken and sold. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly or you may lose such rights.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE FOLLOW-

#### ING OFFICE TO FIND OUT WHERE YOU CAN GET LEGAL HELP:

Fred Trump, Court Administrator Columbia County Courthouse Bloomsburg, PA 17815 (717) 784-1991 ext. 267

### YOU MAY HAVE THE FOLLOWING LEGAL RIGHTS (IN ADDITION TO OTHERS):

- 1. You may file a petition with the above Court of Common Pleas in order to open or strike the judgment, or to stay or set aside the Sheriff Sale, if you feel that you have a defense against the plaintiff, or if you are aware of a legal defect in the obligation or the procedure used against you.
- 2. After the Sheriff Sale but before delivery of the Sheriff's deed to the real property, you also may file a petition with the same Court of Common Pleas in order to set aside the sale for a grossly inadequate price or for other proper causes.
- 3. You also may have the right to free legal help. If you wish to exercise any of the above rights, or any other rights that you may have regarding the above matters, you must act promptly or you may lose such rights. A lawyer can advise you more specifically of the above rights and other rights you may have. YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH ABOVE TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

GOING & PLANK

DATED: April 7, 1993

By: Bradford J. Harris
Attorneys for Plaintiff
140 East King Street
Lancaster, PA 17602
(717) 392-4131

Attorney I.D. No. 34393

#### TRACT NUMBER 1

ALL that certain piece and parcel of land situate on the northerly side of Susquehanna Avenue, in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Susquehanna Avenue at corner of lot Number 7 (property now or late of George G. Crisman);

THENCE in a westerly direction along the northerly line of Susquehanna avenue a distance of forty-three (43) feet, more or less, to line of triangular piece of land of Freas Fowler;

THENCE in a Northwesterly direction a distance of fourteen (14) feet to a point;

THENCE in a northerly direction along another lot of George G. Crisman (being Lot Number 9) a distance of eighty-seven (87) feet four (4) inches to a point which intersects with the termination of the southerly line of Green Street;

THENCE in an easterly direction on a line parallel with Front Street said line corresponding with the southerly line of Green Street if extended a distance of forty-five (45) feet to line of Lot Number 7 aforesaid;

THENCE in a southerly direction along line of Lot Number 7 a distance of eighty-two (82) feet, three (3) inches to the northerly line of Susquehanna Avenue, the place of BEGINNING.

BEING the southerly portion of Lot Number 8 of Freas Fowler's Addition to Berwick.

#### TRACT NUMBER 2

ALL that certain tract of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows:

BEGINNING on the north by a line which shall fall twenty-seven and one-half (27-1/2) feet from the southern part of a piece of land now owned by Charles Cayton; on the east by land of George Crisman; on the sough by land of Charles Cayton; and on the west, facing on the east end of Green Street, a distance of twenty-seven and one-half (27-1/2) feet, and being in depth forty-five (45) feet.

It being the rear portion of what is now or formerly the Mary R. Fenstermaker Lots Numbers 528 and 530 on West Front Street, berwick, Columbia County, Pennsylvania; being the same premises mentioned in an article of agreement dated August 24, 1920, and of record in Misc. Book No. 11 at page 627 in the Recorder's Office of said Columbia County, a reference to which will more fully and at large appear.

BEING THE SAME PREMISES WHICH Eileen K. Kishbaugh by deed dated July 23, 1979 and recorded August 7, 1979 in Columbia County Deed Book Volume 293, Page 924, granted and conveyed unto Ruth Ann Schultz, widow, her heirs and assigns.

TAX PARCEL No. 04.3-4-104

SEIZED IN EXECUTION under Judgment No. 470 of 93 in the Court of Common Pleas of Columbia County, Pennsylvania and sold as the property of Ruth Ann Schultz.

ONE VALLEY BANK, NATIONAL

ASSOCIATION, successor in interest
to ATLANTIC FINANCIAL FEDERAL WEST VIRGINIA.

:

Plaintiff, :

:

vs. : No. 470 of 93

:

RUTH ANN SCHULTZ,

Defendant. :

#### WAIVER OF WATCHMAN AFFIDAVIT

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

GOING & PLANK

DATED: April 7, 1993

Bractional J. Harris Attorneys for Plaintiff 140 East King Street Lancaster, PA 17602

(717) 392-4131

Attorney I.D. No. 34393



#### SHERIFF OF COLUMBIA COUNTY

PHONE (717) 784-1991

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

24 HOUR PHONE (217) 784 6300

Date:	: <u>May 12, 1993</u>
To:	Ruth Ann Schultz 529 Susquehanna Avenue Berwick, Pa. 18603
Re:	One Valley Bank, National Association, successor in interest to Atlantic Financial Federal- VS. Ruth Ann Schultz West Virginia 30 of 1993 EU No: 470 of 1993 JD
Dear	Sir:
	Enclosed is a notice of an upcoming Sheriff's Sale, If you have any
clain	ns against this property, notify this office IMMEDIATELY.

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

793

Respectfully,

Harry A. Roadarmel, Jr. Sheriff of Columbia County



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

PHONE (717) 784-1991

24 HOUR PHONE (717) 784 6 ton

Re:	successor Financial					ın Schultz	<u></u>	
	One Valley							
	- Berwic	16, <del>FQ , - 1</del>	<del>00U.3</del>		-			
Ī		Street		- <del>-</del>				

#### Dear Sir:

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. Roadarmel, Jr. Sheriff of Columbia County



## SHERIFF OF COLUMBIA COUNTY

PHONE (717) 784-1991 COURT HOUSE - P. O. BOX 389 BLOOMSBURG, PA 17815

24 HOUR DIOUE (717) 784 6300

Date	e: May	12, 1993							
Ţŧ		monwealth of P							
		artment of Pub							
		<del>merce Buildin</del> g							
		th Second Stre							
	Har	risburg,Pa. 17	108	-					
		y Bank, Nation			n				
		in interest t							
Re:	Financial	Federal West	Virginia	VS.	Ruth	Ann S	chultz		
No:	30	of 1993	ED	<b>-</b>	No:	470	of	1993	db

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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



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

PHONE 1717) 784-1991 BLOOMSBURG, PA 17815

74 HOUR BUODE (247) 281 6300

Date	· May 12, 1993				
ţc	: John Stackhouse t/a Garrison's Fuel Company 926 Roslyn Drive Berwick,Pa, 18603				
Re:	One Valley Bank, National Association, successor in inter to Atlantic Financial Federal	Death Ann C	Schultz		
ке:	West Virginia	VS. Kuch Aut S			
No:_	30 of 1993 Fit	No: 470	of	1993	đĐ

#### 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

1



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

PUONE 1717) 784-1991

21 HOUR PHOUS (717) 781 6300

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, dr. Sheriff of Columbia County

2 J. P.



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

PHONE (717) 784-1991

21 BOTH PRODE (717) 784 6 too

		··			<del>-</del>	 
		in interest t Federal West		vs. Ruth Ann S	chultz	
Or	ne Valley	Bank, Nation	iāl Associ	lation		
	P.O. Box Bloomsbu	rg,Pa. 17815	· · · · · · · · · · · · · · · · · · ·			
		i County Cour	thouse			
•	Columbia	a County Cour	t of Comm			
o.	Domestic	: Relations (	)ffice			

### 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

1973



### SHERIFF OF COLUMBIA COUNTY

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

24 HOUR PHOUS (717) 784 6 UM

o: <u>Mr. Stephen Brandwene</u>			
Deputy Attorney General	•		
— <del>Golle</del> ct <del>ions Unit</del>			
Fourth and Walnut Sts.			
Harrisburg, Pa. 17120	•		
One Valley Bank, National Associates of interest to Atlant Financial Bederal West Virginia	ic	hultz	···· -· ·

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. Roadarmet, dr. Sheriff of Columbia County

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

PHONE (717) 784-1991 BLOOMSBURG, PA 17815

71 HOUR PHONE (747) 781 6 ton

No:	30	of 1993	ED.	No: 470	_of_	1993	
Re:	One Valley successor i Financial F	n interest	to Atlan	tic	chultz		
•	Bureau P.O. Bo	ent of Reve <del>of Accounts</del>	nue - <del>Set</del> tlem	··· <del>-</del>			
	May 12.,		onaulwon	ia			

#### 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



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

PHONE 1717) 784-1991 BLOOMSBURG, PA 17815

24 HOUR PHONE (717) 784 6300

Date	: May 12, 1993	
10	: IRS P.O. Box 12050 Philadelphia, Pa. 19106 Attention: Special Procedures Function	i.on
	One Valley Bank, National Association successor in interest to Atlantic Financial Federal West Virginia VS. Ru	ith Ann Shultz
No:_	30 of 1993 ED No: 47	70 of 1993 an
Dear	Str:	
	Enclosed is a notice of an upcoming Sher	iff's Sale, If you have any
clair	ms against this property, notify_this off	
	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,
	<b>:</b>	Harry A. Roadarmel, Jr. Sheriff of Columbia County



## SHERIFE OF COLUMBIA COUNTY

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

71 1100P (1901) (717) 781 6300

o: _	Small Bu				ion			
·	20 N. P∈ - <del>Room 232</del>	_			_			
	_Wilkes-H							
	** 11 -	1 1	NT	_7				
_			Nation	al Asso	clation			
	· Valley H							
suc	cessor in	inte	rest to	o Attlan	tic	h Ann Se	chultz	
suc	cessor in	inte	rest to	o Attlan		h Ann S	chultz	 

Dear Sir:

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

Respectfully,

Harry A. Roadarmol, Jr. Sheriff of Columbia County

(A)

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

PHONE 1717) 784-1991 COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA 17813

74 HOUR PHOTE (712) 784 6 100

No:	30	of 1993	FD	No:	470	of	1993	db.
Re:	successor	y Bank, Nationa in interest to Federal West	o Atlant	ic	Ruth Ann	Schultz	- •	
ן	Depar	e of F.A.I.R. tment of Public Box 8016 sburg,Pa. 1710		e 				
vai	.e: _May L	2, 1993						

Dear Sir:

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. Roadarmel, Jr. Sheriff of Columbia County



#### SHERIFF OF COLUMBIA COUNTY

#HONE (217) 784-1991 COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA 17845

24 HOUR PROPER (717) 784 6 000

Date:	May 1	2, 199	3						
To:	120 - R	ek Bor	ough Tax ird St.,	her Collecto					
Re:	success	or in :	interest	onal Asso to Atla t Virgin		uth Ann	Schultz		
No:	30	of	1993	ED	No:	470	of	1993	db.
_									

Dear Sir:

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23 gg.

Respectfully,

Harry A. Roadarmel, Jr. Sheriff of Columbia County



#### SHERIFF OF COLUMBIA COUNTY count House . P. O. Box and RECOMSBURG, PA 17815

Petentet 17 171 284 1991

24 HERRIN PROSEST 1717) 781 6 ton

PŢ	lESS/FNTERORESE -	
la	ickawanna Avenne	
BI	oomsburg, PA	17815

Bloomsburg, PA 178	15	
Date: May 12, 199	3	
Re: Sheriff's Sale One Valley Bank, Na successor in intere Financial Federal W		
flo. 30 e	of 1993 to No. 470 of 1993	)
Dear Sir:		
Please advertise	a the enclosed SHERIFF SALE on the following dates:	
fst. wook	June 3, 1993	
2ml wook	June 10, 1993	
3rd week	June 17, 1993 •	
	itact me it you have any questions.	
	Parment full by	

Respectfully,

Harry A. Roadarmet, dr. Slieriff



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

PHONE (7.17) 784-1991

24 HOUR PROOF (717) 784 6 Um

Date:	May 12, 1993
	Mr. Chris Klinger  Berwick Borough Sewer Authority  344 Market St.,  Berwick, Pa. 18603
su Re: <u>Fi</u>	ne Valley Bank, National Association accessor in interest to Atlantic anancial Federal West Virginia VS. Ruth Ann Schultz  30 of 1993 FD No: 470 of 1993 JD
Dear S	
E	inclosed 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,

ini. Sinang Harry A. Roadarmel, dr. Sheriff of Columbia County GOING & PLAN IOLTA FORECLOSURE ACCOUNT 140 EAST KING STREET LANCASTER, PA 17802

INVOICE THUOMA

DATE

9466

CHECK AMOUNT

60 82/313

.DOLLARS

TO THE ORDER OF CHECK NO. FUND MELLON BANK COMMONWEALTH REGION LANCASTER, PA

DESCRIPTION

#### SHERIFF'S SALE

BY VIRIUE OF A WRIT OF EXECUTION NO. 30 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 RIGHE, TITLE AND INTEREST OF THE DESCRIBED LOTS, PIECES, OR PARCELS OF LAND:

TRACT NUMBER 1
ALL that certain piece and parcel of land situate on the northerly side of Susquehanna
Avenue, in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Susquehanna Avenue at corner of Lot Number 7 (property now or late of George G. Crisman);

THENCE in a westerly direction along the northerly line of Susquehanna avenue a distance of forty-three (43) feet, more or less, to line of triangular piece of land of Freas Fowler;

THENCE in a Northwesterly direction a distance of fourteen (14) feet to a point;

THENCE in a northerly direction along another lot of George G. Crisman (being Lot Number 9) a distance of eighty-seven (87) feet four (4) inches to a point which intersects with the termination of the southerly line of Green Street;

THENCE in a easterly direction on a line parallel with Front Street said line corresponding with the southerly line of Green Street if extended a distance of forty-five (45) feet to line of Lot Number 7 aforesaid;

THENCE in a southerly direction along line of Lot Number 7 a distance of eighty-two (82) feet, three (3) inches to the northerly line of Susquehamna Avenue, the place of BEGINNING.

BEING the southerly portion of Lot Number 8 of Freas Fowler's Addition to Berwick.

TRACT NUMBER 2

ALL that certain tract of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows:

BEGINNING on the north by a line which shall fall twenty-seven and one-half (27-1/2) feet from the southern part of a piece of land now owned by Charles Cayton; on the east by land of George Crisman; on the sough by land of Charles Cayton; and on the west, facing on the east end of Green Street, a distance of twenty-seven and one-half (27-1/2) feet, and being in depth forty-five (45) feet.

It being the rear portion of what is now or formerly the Mary R. Fenstermaker Lots Numbers 528 and 530 on West Front Street, berwick, Columbia County, Pennsylvania; being the same premises mentioned in an article of agreement dated August 24, 1920, and of record in Misc. Book No. 11 at page 627 in the Recorder's Office of said Columbia County, a reference to which will more fully and at large appear.

BEING THE SAME PREMISES WHICH Eileen K. Kishbaugh by deed dated July 23, 1979 and recorded August 7, 1979 in Columbia County Deed Book Valume 293, Page 924, granted and conveyed unto Ruth Ann Schultz, widow, her heirs and assigns.

TAX PARCEL No. 04.3-4-104

SEIZED IN EXECUTION under Judgement No. 470 of 93 in the Court of Common Pleas of Columbia County, Pennsylvania and sold as the property of Ruth Ann Schultz.

N ICE 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 Shoriff of Columbia County.

HARRY A. ROALMRMEL, Jr. Sheriff of Columbia County

Bradford J. Harris, Esquire Attorney for Plaintiff MV 49179 AV 24590

#### SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 30 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,

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HARRY A. ROADARMEL, Jr. Sheriff of Columbia County

Bradford J. Harris, Esquire Attorney for Plaintiff