

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

FEDERAL NATIONAL MORTGAGE
ASSOCIATION,

Plaintiff,

vs.

RUTH ANN SCHULTZ,
Defendant.

:
:
:
: ED 77-93
:
:
: No. 1675 of 93
:
:
:

PRAECIPE FOR WRIT OF POSSESSION

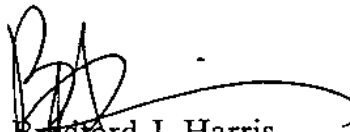
TO THE PROTHONOTARY:

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.

GOING & PLANK

DATED: November 18, 1993

By:


Bradford J. Harris
Attorneys for Plaintiff

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

FILED
BY
CLERK
NOV 24 10 11 AM '93

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 south 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

COLUMBIA COUNTY

SHERIFF SERVICE PROCESS RECEIPT, and AFFIDAVIT OF RETURN		INSTRUCTIONS FOR SERVICE OF PROCESS on the reverse of the first (No. 5) copy of this form. Please type or print legibly. Do not detach any copies.	
DEBENT/ST Federal National Mortgage Association		2. COURT NUMBER 1675 of 93	
PENDANT/ST Ruth Ann Schultz		4. TYPE OF WRIT OR COMPLAINT: Ejectment-Writ of Possession	
{	5. NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SOLD. Ruth Ann Schultz		
	6. ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and ZIP Code) 529 Susquehanna Avenue, Berwick, PA 18603		
7. INDICATE UNUSUAL SERVICE: <input type="checkbox"/> COMMON OF PA. <input type="checkbox"/> DEPUTIZE <input type="checkbox"/> OTHER			
8. I, _____ 19_____, I, SHERIFF OF LANCASTER COUNTY, PA., do hereby deputize the Sheriff of _____ County to execute this Writ and make return thereof according to law. This deputation being made at the request and risk of the plaintiff. _____ SHERIFF OF LANCASTER COUNTY			
9. SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE:			

Please advise us of the possession date as soon as possible.

ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment, without liability on part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.			
SIGNATURE OF ATTORNEY or other ORIGINATOR Bradford J. Harris, Esquire		10. TELEPHONE NUMBER (717) 392-4131	11. DATE November 18, 1993
12. END NOTICE OF SERVICE COPY TO NAME AND ADDRESS BELOW: (This area must be completed if notice is to be mailed) BRADFORD J. HARRIS, ESQUIRE, GOING W/ PLANK, 140 EAST KING STREET, LANCASTER, PA 17602			
SPACE BELOW FOR USE OF SHERIFF ONLY - DO NOT WRITE BELOW THIS LINE			
I acknowledge receipt of the writ or complaint as indicated above. <input type="checkbox"/>		SIGNATURE of Authorized LCSD Deputy or Clerk and Title	14. Date Received
I hereby CERTIFY and RETURN that I <input type="checkbox"/> have personally served, <input type="checkbox"/> have legal evidence of service as shown in "Remarks", <input type="checkbox"/> have executed as shown in "Remarks", the writ or complaint described on the individual, company, corporation, etc., at the address shown above or on the individual, company, corporation, etc., at the address inserted below by handling a TRUE and ATTESTED COPY thereof.		15. Expiration/hearing date	
I hereby certify and return a NOT FOUND because I am unable to locate the individual, company, corporation, etc., named above. (See remarks below)		19. A person of suitable age and discretion then residing, in the defendant's usual place of abode, I	
Name and title of individual served (if not shown above)		21. Date of Service	22. Time AM PM EST COST
Address of where served (complete only if different than shown above) (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)			
TEMPTS	Date	Miles	Dep. Int.
Advance Costs	25. Service Costs		26. Notary Cert.
27. Mileage or Postage		28. Total Costs	29. COST DUE ON RETURN

MARKS:

I have read and subscribed to before me this _____		SO ANSWER.	
y of _____ 19____		32. Signature of Dep. Sheriff	33. Date
		35. Signature of Sheriff	36. Date
Prothonotary/Deputy/Notary Public		SHERIFF OF LANCASTER COUNTY	
COMMISSION EXPIRES _____			
I KNOWLEDGE RECEIPT OF THE SHERIFF'S RETURN SIGNATURE		39. Date Received	

1299-1303

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:

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

FEDERAL NATIONAL MORTGAGE
ASSOCIATION,

Plaintiff,

vs.

RUTH ANN SCHULTZ,
Defendant.

:
:
:
:
:
:
:
:
:
:

No. 1675 of 93

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

Tami B. Kline, Prothonotary

Elizabeth A. Brennan
Deputy

"Seal of the Court"

"Date 12/6/93"

LIEN CERTIFICATE

DATE May 12, 1993

This is to certify that according to our records, the tax liens in the Tax Claim Bureau against the property listed below, as of December 31, 1992,

in Berwick Boro are as follows:

Owner or Reputed Owner: Schultz, Ruth Ann

Former Owner: Not In System

Parcel No. 04C .04--104

Description 529 Susquehanna Ave

YEAR	TOTAL
1992	\$ 852.43
1991	\$ 505.75
1990	\$ 746.23
1989	\$ 733.44
TOTAL	\$2,837.85

The above figures represent the amount(s) due during the month of July 19 93

Requested by: Columbia County Sheriff Department

Fee: \$5.00

7/26/93

COLUMBIA COUNTY TAX CLAIM BUREAU

Dennis Long

Dennis Long
Director



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 CORRESPONDENT - All inquiries may be directed to the following person:

Name: Harry A. Roadarmel, Jr. Sheriff Columbia County Telephone Number: _____
Street Address: P.O. Box 380 Court House, Bloomsburg, Pa. 17815 Area Code (717) 389-5622
City: _____ State: _____ Zip Code: _____

B TRANSFER DATA

Grantor(s)/Lessor(s) Ruth Ann Schultz			Date of Acceptance of Document		
Street Address 529 Susquehanna Avenue			Grantee(s)/Lessee(s) Federal National Mortgage Association		
City Berwick	State Pa.	Zip Code 18603	Street Address 950 East Paces Ferry		
			City Atlanta,	State Ga.	Zip Code 30326

C PROPERTY LOCATION

Street Address 529 Susquehanna Avenue		City, Township, Borough Berwick	
County Columbia County	School District Berwick	Tax Parcel Number 04 3-4-104	

D VALUATION DATA

1. Actual Cash Consideration 17,200.00	2. Other Consideration + none	3. Total Consideration = 17,200.00
4. County Assessed Value 24,590.00	5. Common Level Ratio Factor x 2.25	6. Fair Market Value = 55,327.50

E EXEMPTION DATA

1a. Amount of Exemption Claimed 100%	1b. Percentage of Interest Conveyed 100%
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2. Check Appropriate Box Below for Exemption Claimed

- ☐ Will or intestate succession _____ (Name of Decedent) _____ (Estate File Number)
- ☐ Transfer to Industrial Development Agency.
- ☐ Transfer to agent or straw party. (Attach copy of agency/straw party agreement).
- ☐ Transfer between principal and agent. (Attach copy of agency/straw trust agreement). Tax paid prior deed \$ _____
- ☐ Transfers to the Commonwealth, the United States, and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (Attach copy of resolution).
- ☐ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number _____, Page Number _____
- ☐ Corrective deed (Attach copy of the prior deed).
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles).
- ☒ Other (Please explain exemption claimed, if other than listed above.) sheriffs Deed to Federal National Mortgage Association, an exempt Federal Agency

Under penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party Harry A. Roadarmel, Jr. Sheriff Columbia County	Date 7/22/93
--	-----------------

(SEE REVERSE)

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

July 22, 1993


Mr. Michael Ireys, 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 Sheriff's Sale No. 30 of 1993 on Schultz.

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

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.

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

July 22, 1993

Mrs. Connie 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.

Sincerely,

A handwritten signature in dark ink, appearing to read "J. H. Dent", is written over the typed name. The signature is fluid and cursive.

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

July 22, 1993

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

Dear Sir:

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,

J.H. Dent
Deputy Sheriff

SHERIFF'S SALE - COSTS SHEET

One Valley Bank, National Association, vs. Ruth Ann Schultz

successor in interest to Atlantic Financial

NO. Federal West Virginia D.D. NO. 470 of 1993 J.D. DATE OF SALE June 24, 1993 10:00

30 of 1993

DOCKET & LEVY

\$ 21.00

SERVICE

126.00

MAILING

34.29

ADVERTISING, SALE BILLS & NEWSPAPERS

18.00

POSTING HANDBILLS

14.00

MILEAGE

25.00

CRYING/ADJOURN OF SALE

7.00

SHERIFF'S DEED

10.00

DISTRIBUTION

9.00

OTHER COPIES

64.00

15.00

OVER TIME

TOTAL \$ 351.29

PRESS-ENTERPRISE, INC.

\$ 354.44

HENRIE PRINTING

SOLICITOR'S SERVICES

50.00

TOTAL \$ 404.44

PROTHONOTARY:

LIENS LIST

\$ X

DEED NOTARIZATION

OTHER

TOTAL \$

RECORDER OF DEEDS:

COPYWORK

\$ 14.00

DEED

OTHER

TOTAL \$ 14.00

REAL ESTATE TAXES:

BOROUGH/TWP. & COUNTY TAXES, 19

\$ 339.60

SCHOOL TAXES, DISTRICT

512.72

DELINQUENT TAXES, 19, 19, 19, 19

2,837.85

TOTAL \$ 3,689.17

MUNICIPAL RENTS:

SEWER - MUNICIPALITY

19

\$ 741.09

WATER - MUNICIPALITY

19

TOTAL \$ 741.09

SURCHARGE FEE: (STATE TREASURER) TOTAL

\$ 40.00

MISCELLANEOUS:

TAX CLAIM

\$ 5.00

TOTAL \$

TOTAL COSTS \$ 5,251.34

SHERIFF'S SALE REAL ESTATE
FINAL COST SHEET

One Valley Bank, National Association
Successor in interest to Atlantic
~~Financial Federal West Virginia~~

VS Ruth Ann Schultz

NO. 30 of 1993 E.D. NO. 470 of 1993 J.D.

DATE OF SALE: July 15, 1993 10:00 A.M.

BID PRICE (INCLUDES COSTS)	\$ <u>17,200.00</u>
POUNDAGE 2% BID PRICE	\$ <u>344.00</u>
TRANSFER TAX 2% BID PRICE	\$ _____
MISC. COSTS	\$ _____

TOTAL NEEDED TO PURCHASE \$ 17,544.00

PURCHASER(S) : ONE VALLEY BANK NATIONAL ASSOCIATION

ADDRESS : 1 PIEDMONT RD. P.O. Box 30811 Charlotte, NC 28230

NAME(S) ON DEED: SAME AS ABOVE

PURCHASER(S) SIGNATURE(S) : _____

AMOUNT RECEIVED BY SHERIFF FROM PURCHASER(S) :

TOTAL DUE	\$ <u>17,544.00</u>
LESS DEPOSIT	\$ <u>950.00</u>
DOWN PAYMENT	\$ _____
AMOUNT DUE IN EIGHT DAYS	\$ _____

COST 5,251.30
LESS 950.00

4,301.30
344.00
Poundage
4,645.30 BALANCE

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

TELEPHONE
(717) 392-4131

TELEFAX
(717) 392-1737

July 15, 1993

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.

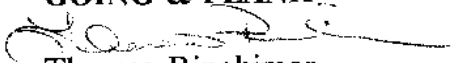
Enclosed find a check in the amount of \$4,845.39 to pay for Sheriff costs and fees including Borough/County taxes due in the amount of \$339.60, School taxes due in the amount of \$518.12, Delinquent taxes due in the amount of \$2,837.85 and the sewer bill in the amount of \$741.09.

Thank you for your time and cooperation.

Very truly yours,

By:

GOING & PLANK


Theresa Rinehimer
Paralegal

DATE OF DEED: _____

DATE OF RECORDING: _____

BOOK _____ PAGE _____

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

BERNARD M. ZIMMERMAN
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July 15, 1993

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Very truly yours,

By: **GOING & PLANK**

Theresa Rinchimer
Paralegal

DATE OF DEED: _____

DATE OF RECORDING: _____

BOOK _____ PAGE _____



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

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A CORRESPONDENT - All inquiries may be directed to the following person:

Name: GOING & PLANK Telephone Number: _____
Street Address: 140 East King Street City: Lancaster, State: PA Zip Code: 17602

B TRANSFER DATA			Date of Acceptance of Document		Date of Recording	
Grantor(s)/Lessor(s) <u>Sheriff of Columbia County</u>			Grantee(s)/Lessee(s) <u>Federal National Mortgage Association</u>			
Street Address <u>P.O. Box 380</u>			Street Address <u>950 East Paces Ferry</u>			
City <u>Bloomsburg,</u>	State <u>PA</u>	Zip Code <u>17815</u>	City <u>Atlanta,</u>	State <u>GA</u>	Zip Code <u>30326</u>	

C PROPERTY LOCATION		
Street Address <u>529 Susquehanna Avenue</u>		City, Township, Borough <u>Berwick</u>
County <u>Columbia County</u>	School District <u>Berwick</u>	Tax Parcel Number <u>04 3-4-104</u>

D VALUATION DATA		
1. Actual Cash Consideration <u>\$17,200.00</u>	2. Other Consideration <u>+ none</u>	3. Total Consideration <u>= \$17,200.00</u>
4. County Assessed Value <u>\$24,590.00</u>	5. Common Level Ratio Factor <u>x 2.25</u>	6. Fair Market Value <u>= \$55,327.50</u>

E EXEMPTION DATA	
1a. Amount of Exemption Claimed <u>100%</u>	1b. Percentage of Interest Conveyed <u>100%</u>

2. Check Appropriate Box Below for Exemption Claimed

- ☐ Will or intestate succession _____ (Name of Decedent) _____ (Estate File Number)
- ☐ Transfer to Industrial Development Agency.
- ☐ Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)
- ☐ Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☐ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number _____, Page Number _____
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- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☒ Other (Please explain exemption claimed, if other than listed above.) sheriff's Deed to Federal National Mortgage Association, an exempt Federal Agency.

Under penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party <u>Theresa RinChimer</u>	Date <u>July 15, 1993</u>
---	------------------------------

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH APPLICABLE DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.



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

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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 CORRESPONDENT - All inquiries may be directed to the following person:

Name	GOING & PLANK	Telephone Number:	
Street Address	140 East King Street	Area Code (717)	392-4131
City	Lancaster,	State	PA
		Zip Code	17602

B TRANSFER DATA

Grantor(s)/Lessor(s)	Sheriff of Columbia County	Date of Acceptance of Document		Date of Recording	
Grantee(s)/Lessee(s)	Federal National Mortgage Association				
Street Address	P.O. Box 380	Street Address	950 East Paces Ferry		
City	Bloomsburg,	City	Atlanta,		
State	PA	State	GA		
Zip Code	17815	Zip Code	30326		

C PROPERTY LOCATION

Street Address	529 Susquehanna Avenue	City, Township, Borough	Berwick
County	Columbia County	School District	Berwick
		Tax Parcel Number	04 3-4-104

D VALUATION DATA

1. Actual Cash Consideration	\$17,200.00	2. Other Consideration	+ none	3. Total Consideration	= \$17,200.00
4. County Assessed Value	\$24,590.00	5. Common Level Ratio Factor	x 2.25	6. Fair Market Value	= \$55,327.50

E EXEMPTION DATA

1a. Amount of Exemption Claimed	100%	1b. Percentage of Interest Conveyed	100%
---------------------------------	------	-------------------------------------	------

2. Check Appropriate Box Below for Exemption Claimed

- ☐ Will or intestate succession _____ (Name of Decedent) _____ (Estate File Number)
- ☐ Transfer to Industrial Development Agency.
- ☐ Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)
- ☐ Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☐ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number _____, Page Number _____
- ☐ Corrective or confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☒ Other (Please explain exemption claimed, if other than listed above.) Sheriff's Deed to Federal National Mortgage Association, an exempt Federal Agency.

Under penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party Theresa Rintchimer	Date July 15, 1993
---	-----------------------

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH APPLICABLE DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.

GOING & PLANK
IOLTA FORECLOSURE ACCOUNT
140 EAST KING STREET
LANCASTER, PA 17602

DATE	INVOICE	AMOUNT

60-82/313

9826

PAY *Ten thousand - eight hundred + forty-five* ³⁹/₁₀₀ DOLLARS

CHECK NO.	FUND	TO THE ORDER OF	DATE	DESCRIPTION	CHECK AMOUNT
9826		<i>Sheriff of Columbia Co</i>	<i>7-15-93</i>	<i>Schultz, Ruth</i>	<i>4845.39</i>

MELLON BANK
COMMONWEALTH REGION
LANCASTER, PA



⑈009826⑈ ⑆031300821⑆ 512 991648 1⑈

GOYNO AND FLANK
110 EAST KING STREET
LANCASTER PA 17602

BERNARD M. ZIMMERMAN
JULY 1971
SCHULTZ GOING
DENNIS L. PLANK
PETER H. GONCALVES
BRUCE AND J. HARRIS

INTERNATIONAL
FAX SERVICE
1-800-451-7243
1-800-451-7243

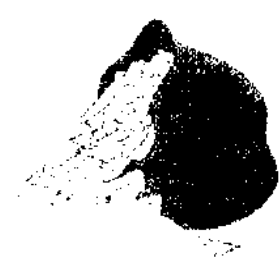
FAX TRANSMISSION COVER PAGE

TO: SHERIFF'S OFFICE
JULY 1971

DATE: June 17, 1993

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 only for the above-named individuals or entities. If the reader of this fax transmission is not one of the above-named individuals or entities, you are hereby notified that any dissemination, distribution, or communication in any manner of this fax transmission to anyone other than the above-named individuals or entities is **strictly prohibited**. If you have received this communication and you are not one of the above-named individuals or entities, please immediately telephone us (you may call us collect at 717-392-4131) and return all copies of this fax 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 you!

Remarks:

return this card to you.
1. Attach this form to the front of the mailpiece, or on the back if space does not permit.
2. Write 'Return Receipt Requested' on the mailpiece below the article number.
3. The Return Receipt will show to whom the article was delivered and the date delivered.

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

3. Article Addressed to:
4a. Article Number
4b. Service Type
5. Signature (Addressee)
6. Signature (Agent)
7. Date of Delivery
8. Addressee's Address (Only if requested and fee is paid)

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

Thank you for using Return Receipt for Registered Mail.

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

3. Article Addressed to:
4a. Article Number
4b. Service Type
5. Signature (Addressee)
6. Signature (Agent)
7. Date of Delivery
8. Addressee's Address (Only if requested and fee is paid)

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

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

I also wish to receive the following vices (for an extra fee):
1. Addressee's Address
2. Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
4a. Article Number
4b. Service Type
7. Date of Delivery
8. Addressee's Address (Only if requested and fee is paid)

Domestic Return Receipt
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U.S. GPO: 1992-323-402

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Consult postmaster for fee.

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Domestic Return Receipt
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U.S. GPO: 1992-323-402

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• 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 30
Consult postmaster for fee.

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

4a. Article Number
P 215 352 116

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

7. Date of Delivery

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

5. Signature (Addressee)

6. Signature (Agent)
Brad Kanner

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

DOMESTIC RETURN RECEIPT

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 30
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 215 352 114

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

7. Date of Delivery

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

5. Signature (Addressee)

6. Signature (Agent)
B. A. Kling

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

DOMESTIC RETURN RECEIPT

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 30
Consult postmaster for fee.

3. Article Addressed to:
Commonwealth of Pennsylvania
Department of Public Welfare
Commerce Building, 300
North Second Street
Harrisburg, Pa. 17108

4a. Article Number
P 215 352 106

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

7. Date of Delivery

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

5. Signature (Addressee)

6. Signature (Agent)
May 1 1993

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

DOMESTIC RETURN RECEIPT

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 30
Consult postmaster for fee.

3. Article Addressed to:
John Stackhouse
t/a Garrison's Fuel Company
926 Roslyn Drive
Berwick, Pa. 18603

4a. Article Number
P 215 352 107

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

7. Date of Delivery
5/14/93

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

5. Signature (Addressee)
John Stackhouse

6. Signature (Agent)

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

DOMESTIC RETURN RECEIPT

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 30
Consult postmaster for fee.

3. Article Addressed to:
Borough of Berwick
Market Street
Berwick, Pa. 18603

4a. Article Number
P 215 352 105

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

7. Date of Delivery
5-15-93

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

5. Signature (Addressee)

6. Signature (Agent)
Christopher Kling

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, and a & 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):

- ☐ Addressee's Address
- ☐ Restricted Delivery

Consult postmaster for fee. 30

3. Article Addressed to:

Mrs. Connie K. Gingham
Berwick Borough Tax Collector
120 R.E. Third St.,
Berwick, Pa. 18603

4a. Article Number
P 215 352 115

4b. Service Type

☐ Registered ☐ Insured

☒ Certified ☐ COD

☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
5-15-93

5. Signature (Addressee)
Connie Gingham

6. Signature (Agent)

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

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

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

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- Complete items 3, and a & b.
- Print your name and address on the reverse of this form so that we can return this card to you.
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- 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):

- ☐ Addressee's Address
- ☐ Restricted Delivery

Consult postmaster for fee. 30

3. Article Addressed to:

Mr. Chris Klinger
Berwick Borough Sewer Authority
344 Market St.,
Berwick, Pa. 18603

4a. Article Number
P 215 352 117

4b. Service Type

☐ Registered ☐ Insured

☒ Certified ☐ COD

☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
5-15-93

5. Signature (Addressee)
Christopher Klinger

6. Signature (Agent)

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

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

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

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

- ☐ Addressee's Address
- ☐ Restricted Delivery

Consult postmaster for fee. 30

3. Article Addressed to:

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

4a. Article Number
P 215 352 112

4b. Service Type

☐ Registered ☐ Insured

☒ Certified ☐ COD

☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery

5. Signature (Addressee)

6. Signature (Agent)

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

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

LAW OFFICES
GOING AND PLANK
110 EAST KING STREET
LANCASTER, PA 17602

STANFORD N. ZILBERMAN
ROBERT M. CONRAD
LENNIS L. PLANK
ROBERT M. CONRAD JR.
BRADFORD J. HARRIS

June 17, 1993

TELEPHONE
717/291-1111
FAX
717/291-1112

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 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, if you do) if you have any questions regarding this matter.

Very truly yours,

GOING & PLANK

By: 
Bradford J. Harris

BJH:lr

CHIEF DEPUTY

CLERK

JUN 18 1993

OFFICE OF SHERIFF

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
(717) 392-4131
TELEFAX
(717) 392-1737

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

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

Gentlemen:

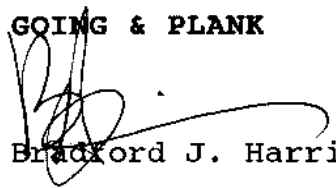
Please stay the sheriff sale for the above-captioned case which is currently scheduled for June 24, 1993. Please reschedule the sheriff sale for July 15, 1993 at 10:00 as per your conversation with my paralegal.

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:


Bradford 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, 1993, 1993, exactly as printed and published; that the affiant is one of the owners and publishers of said newspaper in which legal advertisement or notice was published; that neither the affiant nor Press-Enterprise are interested in the subject matter of said notice and advertisement, and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

Larraine M. Kreischer

Sworn and subscribed to before me this 18th day of June 19 93

Dennis L. Ashenfelter
(Notary Public)

My Commission Expires
Notarial Seal
Dennis L. Ashenfelter, Notary Public
Scott Twp., Columbia County
My Commission Expires July 3, 1995
Member, Pennsylvania Association of Notaries

And now, 19, I hereby certify that the advertising and publication charges amounting to \$ for publishing the foregoing notice, and the fee for this affidavit have been paid in full.

.....

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
(717) 392-4131
TELEFAX
(717) 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

By:

Carol A. Dombach

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.	:	

NOTICE OF SHERIFF SALE OF REAL PROPERTY

TO: RUTH ANN SCHULTZ 529 Susquehanna Avenue Berwick, PA 18603 BOROUGH OF BERWICK Market Street Berwick, PA 18603 JOHN STACKHOUSE t/a GARRISON'S FUEL COMPANY 926 Roslyn Drive Berwick, PA 18603 DOMESTIC RELATIONS OFFICE Columbia County Court of Common Pleas Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815	:	ONE VALLEY BANK One Valley Square P.O. Box 1793 Charleston, WV 25326 COMMONWEALTH OF PENNSYLVANIA Department of Public Welfare Commerce Building 300 North Second Street Harrisburg, PA 17108 BENEFICIAL MORTGAGE COMPANY OF PA 44 West Broad Street Hazelton, PA 18201
---	---	---

TAKE NOTICE that on June 24, 1993 at 10:00 .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 south 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**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

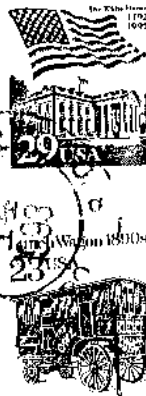
Received From:
GOING & PLANK
140 EAST KING STREET
LANCASTER, PA 17602

One piece of ordinary mail addressed to:
Commonwealth of Pennsylvania
Department of Public Welfare
Commerce Building
300 North Second Street
Harrisburg, PA 17108 (Schultz)

PS Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

Affix fee here in stamps
or meter postage and
post mark. Inquire of
Postmaster for current
fee.



U.S. POSTAL SERVICE **CERTIFICATE OF MAILING**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Received From:
GOING & PLANK
140 EAST KING STREET
LANCASTER, PA 17602

One piece of ordinary mail addressed to:
Ruth Ann Schultz
529 Susquehanna Avenue
Berwick, PA 18603 (Schultz)

PS Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

Affix fee here in stamps
or meter postage and
post mark. Inquire of
Postmaster for current
fee.



U.S. POSTAL SERVICE **CERTIFICATE OF MAILING**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Received From:
GOING & PLANK
140 EAST KING STREET
LANCASTER, PA 17602

One piece of ordinary mail addressed to:
Beneficial Mortgage Company of PA
44 West Broad Street
Hazleton, PA 18201 (Schultz)

PS Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

Affix fee here in stamps
or meter postage and
post mark. Inquire of
Postmaster for current
fee.



Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

U.S. POSTAL SERVICE **CERTIFICATE OF MAILING**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Received From:
GOING & PLANK
140 EAST KING STREET
LANCASTER, PA 17602

One piece of ordinary mail addressed to:
Commercial Credit Savings & Loan
P.O. Box 3233
Harrisburg, PA 17105 (Mort)

PS Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

U.S. POSTAL SERVICE **CERTIFICATE OF MAILING**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Received From:
GOING & PLANK
140 EAST KING STREET
LANCASTER, PA 17602

One piece of ordinary mail addressed to:
Borough of Berwick
Market Street
Berwick, PA 18603 (Schultz)



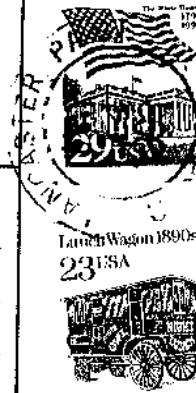
23 USA

U.S. POSTAL SERVICE CERTIFICATE OF MAILING MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE—POSTMASTER	
Received From:	GOING & PLANK 140 EAST KING STREET LANCASTER, PA 17602
One piece of ordinary mail addressed to: John Stackhouse t/a Garrison's Fuel Company 926 Roslyn Drive Berwick, PA 18603	
<i>(Schultz)</i>	

PS Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

Affix fee here in stamps
or meter postage and
post mark. Inquire of
Postmaster for current
fee.

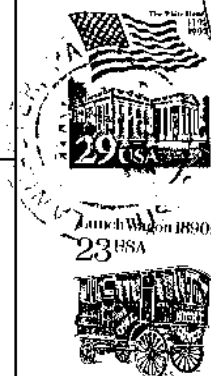


U.S. POSTAL SERVICE CERTIFICATE OF MAILING MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE—POSTMASTER	
Received From:	GOING & PLANK 140 EAST KING STREET LANCASTER, PA 17602
One piece of ordinary mail addressed to: Domestic Relations Office Columbia County Court of Common Pleas Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815	
<i>(Schultz)</i>	

PS Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

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or meter postage and
post mark. Inquire of
Postmaster for current
fee.

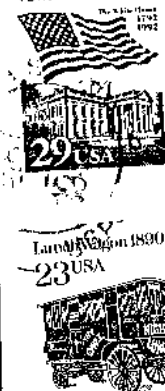


U.S. POSTAL SERVICE CERTIFICATE OF MAILING MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE—POSTMASTER	
Received From:	GOING & PLANK 140 EAST KING STREET LANCASTER, PA 17602
One piece of ordinary mail addressed to: One Valley Bank One Valley Square P.O. Box 1793 Charleston, WV 25326	
<i>(Schultz)</i>	

PS Form 3817, Mar. 1989

*U.S. GPO:1991-312-605/51430

Affix fee here in stamps
or meter postage and
post mark. Inquire of
Postmaster for current
fee.



HARRY A. ROADARMEL, JR



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 300
MECHANICSBURG, PA 17055

RECEIVED
MAY 20 1993

RECEIVED
MAY 20 1993

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

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

VS. 30 of 1993 E.D.

WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)

POSTING OF PROPERTY

Thursday May 20, 1993 POSTED A COPY OF THE SHERIFF'S SALE BILL
ON THE PROPERTY OF Ruth Ann Schultz
COLUMBIA COUNTY, PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY
SHERIFF J.H. Dent

Note: A copy of the Sale bill was also
posted within the Sheriffs Office
and Lobby of the Court House.

SO ANSWERS:

J.H. Dent
DEPUTY SHERIFF

SHERIFF, HARRY A. ROADARMEL, JR.

SWORN AND SUBSCRIBED BEFORE ME

THIS 20th

DAY OF May 1993

Jame B. Kline ABR
JAME B. KLINE, PROTHONOTARY OF
COLUMBIA COUNTY

PROTH. & CLK. OF SEV. COURTS
MY COMM. EX. 1st MO. JAN. 1993

Note 1993 not paid 5/14/93 Carol Burger

TAX NOTICE

1993 REAL ESTATE
BERWICK BOROUGH

MAKE CHECKS PAYABLE TO:

nie C Gingham
120 East Third Street
Borough Plaza
Berwick, Pa 18603
HOURS DURING DISCOUNT ONLY
Mon-Thurs 9-5; Wed 9-12; Fri 9-7;
Other Times Mon-Fri 9-4; Wed 9-1;
PHONE (717) 752-7442

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

FOR COLUMBIA COUNTY DATE 03/01/1993 BILL NO. 03445

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	NO. PENALTY
General Fund	24590	4.096	98.71	100.72	110.79
Sinking Fund		.250	6.03	6.15	6.77
Borough R.E.		6.550	157.84	161.06	269.11
Fire		1.000	24.10	24.59	25.82
Light		1.050	25.30	25.42	27.11

THE DISCOUNT & THE PENALTY HAVE BEEN COMPUTED FOR YOUR CONVENIENCE	PAY THIS AMOUNT	APR 30 IF PAID ON OR BEFORE	JUNE 30 IF PAID ON OR BEFORE	JUNE 30 IF PAID AFTER
		311.98	318.34	339.60

TYPE: R PROPERTY DESCRIPTION CNTY BORO

ACCT NO 05872 Discount 2% 2% This Tax Returned To Courthouse On: JANUARY 24, 1994

PARCEL 04C, 04-104-00,000 Penalty 10% 5% 529 SUSQUEHANNA AVE

.12 acres LAND 2,500 BUILDINGS 22,090

TOTAL ASSESSED 24,590

M
A
L
T
O
SCHULTZ, RUTH ANN
529 SUSQUEHANNA AVENUE
BERWICK PA 18603

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

HARRY A. ROADARMIL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
(717) 781-1991

TELETYPE
(717) 781-6300

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

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

NO. 30 of 1993 E.D.

WRIT OF EXECUTION -MORTGAGE FORECLOSURE

SERVICE ON Ruth Ann Schultz

ON Saturday May 15, 1993 AT 7:10 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
Ruth Ann Schultz, AT 529 Susquehanna Ave., Berwick, Pa.

BY DEPUTY SHERIFF J.H. Dent

SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S
SALE IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO

Ruth Ann Schultz

SO ANSWERS:

DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME

THIS 17th

DAY OF May, 1993

Tami B. Kline JPC

TAMI B. KLINE, PROTHONOTARY
OF COLUMBIA COUNTY

PROTH. & CLK. OF SEV. COURTS
MY COMM. EX. 1st MON. JAN. 1993

SHERIFF

LIEN CERTIFICATE

DATE May 12, 1993

This is to certify that according to our records, the tax liens in the Tax Claim Bureau against the property listed below, as of December 31, 1992,

in Berwick Boro are as follows:

Owner or Reputed Owner: Schultz, Ruth Ann

Former Owner: Not In System

Parcel No. 04C ,04--104

Description 529 Susquehanna Ave

YEAR	TOTAL
1992	\$ 852.43
1991	\$ 505.75
1990	\$ 746.23
1989	\$ 733.44
TOTAL	\$2,837.85

The above figures represent the amount(s) due during the month of July 19 93

Requested by: Columbia County Sheriff Department

Fee: \$5.00

COLUMBIA COUNTY TAX CLAIM BUREAU

Dennis Long

Dennis Long
Director

**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 PURSUANT TO RULE 3129.1 et seq.

Plaintiff now sets forth as of the date the praecipe 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 owner(s) or reputed owner(s):

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

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

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

3. Name and address of every judgment creditor 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 Avenuc, Berwick, PA 18603

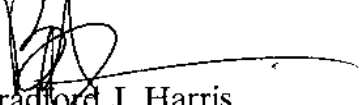
DOMESTIC RELATIONS OFFICE, Columbia County Court of Common Pleas, Columbia County Courthouse, P.O. Box 380, Bloomsburg, PA 17815

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.

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 south 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.

**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.

RUTH ANN SCHULTZ,
Defendant.

:
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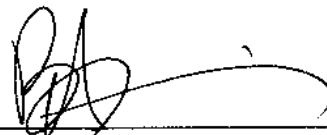
No. 470 of 93

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

SHERIFF'S DEPARTMENT

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 detach any copies.

PLAINTIFF/S/		2. COURT NUMBER
ONE VALLEY BANK, NATIONAL ASSOCIATION, successor in interest to		470 of 93
DEFENDANT/S/ ATLANTIC FINANCIAL FEDERAL - WEST VIRGINIA		4. TYPE OF WRIT OR COMPLAINT: WRIT OF
RUTH ANN SCHULTZ		MORTGAGE FORECLOSURE - EXECUTION
5. NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SOLD.		
Ruth Ann Schultz		
6. ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and ZIP Code)		
529 Susquehanna Avenue, Berwick, PA 18603		
INDICATE UNUSUAL SERVICE: <input type="checkbox"/> COMMON OF PA. <input type="checkbox"/> DEPUTIZE <input type="checkbox"/> OTHER		

Now, 19 , I, SHERIFF OF LANCASTER COUNTY, PA., do hereby deputize the Sheriff of County to execute this Writ and make return thereof according to law. This deputation being made at the request and risk of the plaintiff.

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE:
POST PROPERTY LOCATED AT 529 SUSQUEHANNA AVENUE, BERWICK, PA 18603
WITH COPIES OF SHERIFF HANDBILL OF SALE, NOTICE OF SALE, AND WRIT OF EXECUTION.

PERSONALLY SERVE THE ABOVE DEFENDANT AT THE ABOVE ADDRESS WITH COPIES OF THE NOTICE OF SHERIFF SALE AND WRIT OF EXECUTION

SHERIFF SALE: AT

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under this writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment, without liability on part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

SIGNATURE of ATTORNEY or other ORIGINATOR	10. TELEPHONE NUMBER (717) 392-4131	11. DATE April 7, 1993
---	--	---------------------------

SEND NOTICE OF SERVICE COPY TO NAME AND ADDRESS BELOW: (This area must be completed if notice is to be mailed)
BRADFORD J. HARRIS, ESQUIRE, GOING & PLANK, 140 EAST KING STREET, LANCASTER, PA 17602

SPACE BELOW FOR USE OF SHERIFF ONLY - DO NOT WRITE BELOW THIS LINE

I acknowledge receipt of the writ or complaint as indicated above.	SIGNATURE of Authorized LCSD Deputy or Clerk and Title	14. Date Received	15. Expiration/Hearing date
--	--	-------------------	-----------------------------

I hereby CERTIFY and RETURN that I have personally served, ☐ have legal evidence of service as shown in "Remarks", ☐ have executed as shown in "Remarks", the writ or complaint described on the individual, company, corporation, etc., at the address shown above or on the individual, company, corporation, etc., at the address inserted below by handling a TRUE and ATTESTED COPY thereof.

I hereby certify and return a NOT FOUND because I am unable to locate the individual, company, corporation, etc., named above. (See remarks below)

Name and title of individual served (if not shown above)	19. A person of suitable age and discretion then residing, in the defendant's usual place of abode. <input type="checkbox"/>
--	--

Address of where served (complete only if different than shown above) (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)	21. Date of Service	22. Time AM PM EST PST
--	---------------------	------------------------------------

ATTEMPTS	Date	Miles	Dep. Int.	Date	Miles	Dep. Int.	Date	Miles	Dep. Int.	Date	Miles	Dep. Int.	Date	Miles	Dep. Int.		
Advance Costs			25. Service Costs			26. Notary Cost			27. Mileage or Postage			28. Total Costs			29. COST DUE OR REFUND		

REMARKS:

AFFIRMED and subscribed to before me this day of 19		SO ANSWER.	
32. Signature of Dep. Sheriff		33. Date	
35. Signature of Sheriff		36. Date	
Prothonotary/Deputy/Notary Public		SHERIFF OF LANCASTER COUNTY	
I ACKNOWLEDGE RECEIPT OF THE SHERIFF'S RETURN SIGNATURE OF AUTHORIZED ISSUING AUTHORITY AND TITLE.		39. Date Received	

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

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

Plaintiff,

vs.

RUTH ANN SCHULTZ,

Defendant.

:
:
: IN THE COURT OF COMMON PLEAS OF
: COLUMBIA COUNTY, PENNSYLVANIA
:
: NO. 470 of 93
:
:
: WRIT OF EXECUTION 30 of 93
: (MORTGAGE FORECLOSURE)

Commonwealth of Pennsylvania:

County of Columbia:

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

SEE ATTACHED LEGAL DESCRIPTION

Amount Due \$17,665.86

Interest from 4/8/93 \$ _____

TOTAL \$ _____ Plus costs \$ _____

as endorsed.

Dated April 29, 1993

(SEAL)

Jami B. Kure GBR
Prothonotary, Common Pleas Court of
Columbia County, Pennsylvania

By: Annette B. Runge
Deputy

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

Plaintiff,

vs.

RUTH ANN SCHULTZ,

Defendant.

No. 470 OF 93

**AFFIDAVIT THAT DEFENDANT IS NOT IN THE MILITARY SERVICE, PURSUANT
TO THE SOLDIERS' AND SAILORS' CIVIL RELIEF ACT OF 1940, AS AMENDED**

I, Patti A. Davidson, hereby depose and state that I am the
Foreclosure Supervisor of Plaintiff; that as such, I am
authorized to make this Affidavit on behalf of Plaintiff; that to the best of
my knowledge, information, or belief, RUTH ANN SCHULTZ, a Defendant in the
above-captioned action, is not in the military or naval services of the
United States of America, based upon the following facts regarding said
Defendant as of the date of this Affidavit:

Age: Over 18

Last Known Place of Employment: Unknown

Last Known Place of Residence: 529 Susquehanna Ave., Berwick, PA 18603

ADDITIONAL FACTS (if any):

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: June 29, 1992

Patti A. Davidson
(Signature)

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.

RUTH ANN SCHULTZ,

Defendant.

No. 470 OF 93

**AFFIDAVIT THAT DEFENDANT IS NOT IN THE MILITARY SERVICE, PURSUANT
TO THE SOLDIERS' AND SAILORS' CIVIL RELIEF ACT OF 1940, AS AMENDED**

I, Patti A. Davidson, hereby depose and state that I am the
Foreclosure Supervisor of Plaintiff; that as such, I am
authorized to make this Affidavit on behalf of Plaintiff; that to the best of
my knowledge, information, or belief, RUTH ANN SCHULTZ, a Defendant in the
above-captioned action, is not in the military or naval services of the
United States of America, based upon the following facts regarding said
Defendant as of the date of this Affidavit:

Age: Over 18

Last Known Place of Employment: Unknown

Last Known Place of Residence: 529 Susquehanna Ave., Berwick, PA 18603

ADDITIONAL FACTS (if any):

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: June 29, 1992

Patti A. Davidson
(Signature)

**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.

RUTH ANN SCHULTZ,
Defendant.

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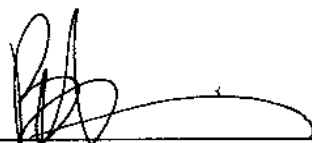
No. 470 of 93

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

**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.	:	

NOTICE OF SHERIFF SALE OF REAL PROPERTY

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

TAKE NOTICE that on Thursday June 24, 1993 at 10:00 a.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.

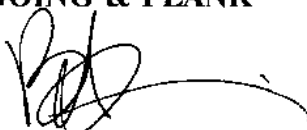
2. After the Sheriff Sale but before delivery of the Sheriff's deed to the real property, you also may file a petition with the same Court of Common Pleas in order to set aside the sale for a grossly inadequate price or for other proper causes.

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 south 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.

**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.

RUTH ANN SCHULTZ,
Defendant.

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No. 470 of 93

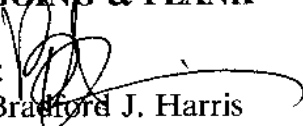
WAIVER OF WATCHMAN AFFIDAVIT

Any deputy sheriff levying 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 plaintiff herein for any loss, destruction or removal of any property before sheriff's sale thereon.

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

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 12, 1993

To: Ruth Ann Schultz
529 Susquehanna Avenue
Berwick, Pa. 18603

One Valley Bank, National
Association, successor in interest
Re: to Atlantic Financial Federal- VS. Ruth Ann Schultz
West Virginia
No: 30 of 1993 ED No: 470 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 12, 1993

To: Borough of Berwick
Market Street
Berwick, Pa. 18603

One Valley Bank, National Association
successor in interest to Atlantic
Financial Federal-West Virginia

Re: _____ VS. Ruth Ann Schultz

No: 30 of 1993 ED No: 470 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 12, 1993

To: Commonwealth of Pennsylvania
Department of Public Welfare
~~Commerce Building, 300~~
North Second Street
Harrisburg, Pa. 17108

One Valley Bank, National Association
successor in interest to Atlantic
Re: Financial Federal West Virginia vs. Ruth Ann Schultz

No: 30 of 1993 ED No: 470 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 BUREAU
(717) 784-6100

Date: May 12, 1993

To: John Stackhouse
t/a Garrison's Fuel Company
926 Roslyn Drive
Berwick, Pa. 18603

One Valley Bank, National
Association, successor in interest
Re: to Atlantic Financial Federal vs. Ruth Ann Schultz
West Virginia
No: 30 of 1993 Fil No: 470 of 1993 (11)

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 OFFICE
(717) 784-6100

Date: May 12, 1993

To: Beneficial Mortgage Company of Pa.
44 West Broad Street
Hazleton, Pa. 18201

One Valley Bank, National Association
successor in interest to Atlantic
Re: Financial Federal West Virginia vs. Ruth Ann Schultz

No: 30 of 1993 FD No: 470 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 OFFICE
(717) 784-6100

Date: May 12, 1993

To: Domestic Relations Office
Columbia County Court of Common Pleas
~~Columbia County Courthouse~~
P.O. Box 380
Bloomsburg, Pa. 17815

One Valley Bank, National Association
successor in interest to Atlantic
Financial Federal West Virginia

Re: VS. Ruth Ann Schultz

No: 30 of 1993 LD No: 470 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 OFFICE
(717) 784-6100

Date: May 12, 1993

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

One Valley Bank, National Association
successor in interest to Atlantic
Re: Financial Federal West Virginia VS. Ruth Ann Schultz

No: 30 of 1993 FD No: 470 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 12, 1993

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

One Valley Bank, National Association
successor in interest to Atlantic

Re: Financial Federal West Virginia vs. Ruth Ann Schultz

No: 30 of 1993 ED No: 470 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 300
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6100

Date: May 12, 1993

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

One Valley Bank, National Association
successor in interest to Atlantic
Re: Financial Federal West Virginia VS. Ruth Ann Shultz
No: 30 of 1993 ID No: 470 of 1993 ID

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 300
BLOOMSBURG, PA 17815

PHONE
(717) 784-1991

24 HOUR PHONE
(717) 784-6100

Date: May 12, 1993

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

One Valley Bank, National Association
successor in interest to Atlantic
Re: Financial Federal West Virginia VS. Ruth Ann Schultz
No: 30 of 1993 FD No: 470 of 1993 (11)

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 12, 1993

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

One Valley Bank, National Association
successor in interest to Atlantic

Re: Financial Federal West Virginia VS. Ruth Ann Schultz

No: 30 of 1993 FD No: 470 of 1993 (M)

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

TELETYPE
(717) 784-6100

Date: May 12, 1993

To: Mrs. Connie K. Gingher
Berwick Borough Tax Collector
120 R.F. Third St.,
Berwick, Pa. 18603

One Valley Bank, National Association
successor in interest to Atlantic
Re: Financial Federal West Virginia VS. Ruth Ann Schultz

No: 30 of 1993 ID No: 470 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 300
BLOOMSBURG, PA 17815

PHONE
(717) 281-1731

TELEFAX
(717) 281-6100

PRESS/ENTERPRISE
Lackawanna Avenue
Bloomsburg, PA 17815

Date: May 12, 1993

Re: Sheriff's Sale Advertising Dates
One Valley Bank, National Association
successor in interest to Atlantic
Financial Federal West Virginia vs. Ruth Ann Schultz

No. 30 of 1993 to No. 470 of 1993

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 TOLL FREE
(717) 784-6000

Date: May 12, 1993

To: Mr. Chris Klinger
Berwick Borough Sewer Authority
344 Market St.,
Berwick, Pa. 18603

One Valley Bank, National Association
successor in interest to Atlantic
Re: Financial Federal West Virginia VS. Ruth Ann Schultz

No: 30 of 1993 FD No: 470 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

GOING & PLAN
IOLTA FORECLOSURE ACCOUNT
140 EAST KING STREET
LANCASTER, PA 17602

DATE	INVOICE	AMOUNT

60 82/313

9466

PAY *seven hundred fifty and* *no/100* DOLLARS

CHECK NO.	FUND	TO THE ORDER OF	DATE	DESCRIPTION	CHECK AMOUNT
9466		Sheriff of Columbia Co.	4/26/93	Schultz, R.	750.00

MELLON BANK
COMMONWEALTH REGION
LANCASTER, PA

Carl Amadio

⑈009466⑈ ⑆031300821⑆ 512 991648 1⑈

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,

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:

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

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

Bradford J. Harris, Esquire
Attorney for Plaintiff

MV 49179

AV 24590

Diana F. 52
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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,

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:

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

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. ROADARMET, Jr.
Sheriff of Columbia County

Bradford J. Harris, Esquire
Attorney for Plaintiff