

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
:   
VS. : CIVIL ACTION - LAW  
WILLIAM GARY WHITE AND :   
JOAN R. WHITE, : *94-834*  
DEFENDANTS : NO. 94 CV 322  
: IN MORTGAGE FORECLOSURE

AFFIDAVIT PURSUANT TO P.R.C.P. 3129.1

The Plaintiff in the above action, by its attorneys, Purcell, Krug & Haller, sets forth as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at **416 West First Street, Bloomsburg, PA 17815:**

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

✓ William Gary White  
416 West First Street  
Bloomsburg, PA 17815

✓ Joan R. White  
a/k/a Joan Rebsamen  
117 East 15th Street  
Hazleton, PA 18201

2. Name and address of Defendant(s) in the Judgment, if different from that listed in (1) above:

**SAME**

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

✓ COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF PUBLIC WELFARE  
P O BOX 8016  
HARRISBURG PA 17105

✓ Commonwealth Bank & Trust Company  
101 Mill Street  
Danville, PA 17821

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

PLAINTIFF HEREIN  
(AND ANY OTHERS AS NOTED BELOW):

Commonwealth Bank & Trust Company  
101 Mill Street  
Danville, PA 17821

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

UNKNOWN

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:

UNKNOWN

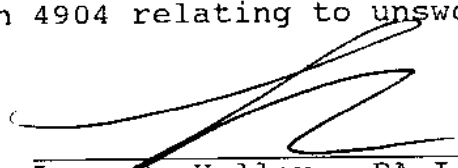
7. Name and address of every other person of whom the Plaintiff has knowledge who has **any interest** in the property which may be affected by the sale:

TENANTS IF ANY ...

DOMESTIC RELATIONS OFFICE  
Columbia County Courthouse  
35 W. Main Street  
Bloomsburg, PA 17815

(In the preceding information, where addresses could not be reasonably ascertained, the same is indicated.)

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



Leon P. Haller PA I.D. #15700  
Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102  
(717) 234-4178

DATE OF SALE: 8-11-94

BID PRICE ( INCLUDES COSTS )

\$ 1,509.35

POUNDAGE 2% BID PRICE

\$ 1125.00

TRANSFER TAX 2% BID PRICE

\$ 100.00

MISC. COSTS

\$ 1,675.23

TOTAL NEEDED TO PURCHASE

100 200 300 400 500 600 700 800 900 1000

PURCHASER(S) : Chloroform Chemicals, Toronto, Inc

ADDRESS : 118 N. Market St. Bernick, 18603

NAME(S) ON DEED:

PURCHASER(S) SIGNATURE(S) : Michael P. Zygorov esq.

AMOUNT RECEIVED BY SHERIFF FROM PURCHASER(S) :

TOTAL DUE \$ 2,000.00

LESS DEPOSIT \$

DOWN PAYMENT \$

AMOUNT DUE IN

EIGHT DAYS \$ 1925.36

Mail to  
Atty's.

SHERIFF'S SALE

---

BY VIRTUE OF A WRIT OF EXECUTION NO. 34 of 1994, and 94 CV 322 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 BIDDER FOR CASH, IN THE SHERIFF'S OFFICE, COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA.

---

THURSDAY, AUGUST 11, 1994 AT 1000 AM

---

IN THE FORENOON OF THE SAID DAY, ALL THE RIGHT, TITLE AND INTEREST OF THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN parcel of land situated in the City of Bloomsburg, County of Columbia, Pennsylvania, being more fully described in a deed dated June 13, 1989 in Deed Book 430 Page 783.

HAVING A DWELLING ERECTED THEREON KNOWN AS 416 WEST FIRST STREET, BLOOMSBURG, PA 17815.

TO BE SOLD AS THE PROPERTY OF WILLIAM GARY WHITE AND JOAN R. WHITE UNDER COLUMBIA COUNTY JUDGEMENT NO. 94 CV 322.

TAX MAP OSW-04-21.

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 the distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN in execution at the suit of American General Finance, Inc., vs William Gary White and Joan R. White.

TERMS OF SALE: Ten percent (10%) cash or certified check at the time of the sale. Balance cash or certified check within eight (8) days after sale.

PREMISES TO BE SOLD BY:

PURCELL, KRUG & HALLER  
1719 N. FRONT ST.  
HARRISBURG, PA 17102

Harry A. Roadarmel Jr.  
Sheriff of Columbia County

☐ Attach this form to the front of the magazine, or on the back if space does not permit.  
☐ Write "Return Receipt Requested" on the magazine below the article "Material".  
☐ The Return Receipt will show to whom the article was delivered and is not delivered.

P 266 061 865

Addressee's Address (Only if requested and fee is used)

PS Form 3871, December 1997

3. Article Addressed to:

1. The Return Receipt requested on the mailing label will show to whom the article was delivered.

2. White.

3. Attach this form to the front of the mailing, or on the back if the label is on the back.

4. Complete items 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.

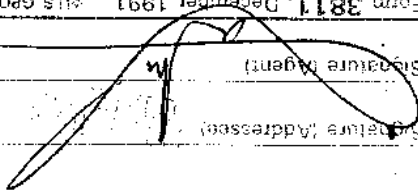
5. For additional sections

6. Complete items 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.

7. SENDER

1. Addressee's Address (Only if requested and fee is paid) Signature (Agent) Date of Delivery Date of Payment		2. Article Addressed to: Commonwealt of Pennsylvania Dept. of Public Welfare P.O. Box 8016 Harrisburg, PA 17105	
3. Article Addressed to: Commonwealt of Pennsylvania Dept. of Public Welfare P.O. Box 8016 Harrisburg, PA 17105		4. Article Number: P 266 061 863	
5. Addressee's Address (Only if requested and fee is paid) Signature (Agent) Date of Delivery Date of Payment		6. Article Addressed to: Commonwealt of Pennsylvania Dept. of Public Welfare P.O. Box 8016 Harrisburg, PA 17105	

Internal Revenue Services  
P.O. Box 12050  
Philadelphia, PA 19105  
ATTN: Special Procedures Section

1. <input checked="" type="checkbox"/> Addressee's Address I wish to receive the following services for an extra fee:		3. Article Addressed to: Internal Revenue Services P.O. Box 12050 Philadelphia, PA 19105 ATTN: Special Procedures Section	
2. <input type="checkbox"/> Registered Delivery Consult postmaster for fee \$34-5		4. Article Number: P 266 061 867	
5. Service Type: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input type="checkbox"/> COD <input type="checkbox"/> Return Receipt for Merchandise		6. Signature Agent: 	
7. Date of Delivery		8. Addressee's Address (Only if requested and fee is paid)	
DOMESTIC RETURN RECEIPT		PS Form 3811, October 1991 U.S. GPO: 1993-352-714	

Commonwealth of Penna.  
Dept. of Revenue--P.O. Box 2055  
Bureau of Accounts Settlement  
Harrisburg, Pa 17105

P 266 061 866

☒ Registered

☒ Certified

☐ Express Mail

Date of JUN 10 1997

Signature (Addressee)

6. Signature (Agent)  
*Robert J. Boyd*

Commonwealth Bank & Trust Co.  
101 Mill St.  
Danville, PA 17821

PS Form 3811, December 1991  
U.S. GPO: 1993-552-714

b. Signature (Agent)

c. Addressee's Address (Only if requested and too large to print)

d. Date of Delivery

e. Return Receipt for Merchandise

f. Registered or Certified Mails

g. Insured

P 266 061 864

Commonwealth Bank & Trust Co.  
101 Main St.  
Danville, PA 17821

Signature (Addressee)

John Mills

34

# SHERIFF'S SALE - COSTS SHEET

VS.

NO. \_\_\_\_\_ E.D. NO. \_\_\_\_\_ J.D. DATE OF SALE \_\_\_\_\_

DOCKET & LEVY \$ \_\_\_\_\_  
 SERVICE \_\_\_\_\_  
 MAILING \_\_\_\_\_  
 ADVERTISING, SALE BILLS & NEWSPAPERS \_\_\_\_\_  
 POSTING HANDBILLS \_\_\_\_\_  
 MILEAGE \_\_\_\_\_  
 CRYING/ADJOURN OF SALE \_\_\_\_\_  
 SHERIFF'S DEED \_\_\_\_\_  
 DISTRIBUTION \_\_\_\_\_  
 OTHER \_\_\_\_\_

TOTAL . . . . . \$ \_\_\_\_\_

PRESS-ENTERPRISE, INC. \$ \_\_\_\_\_ 7083  
 HENRIE PRINTING \_\_\_\_\_  
 SOLICITOR'S SERVICES \_\_\_\_\_ 7084

TOTAL . . . . . \$ \_\_\_\_\_

PROTHONOTARY: LIENS LIST \$ \_\_\_\_\_  
 DEED NOTARIZATION \_\_\_\_\_  
 OTHER \_\_\_\_\_

TOTAL . . . . . \$ \_\_\_\_\_

RECORDER OF DEEDS: COPYWORK \$ \_\_\_\_\_  
 DEED \_\_\_\_\_ 7082  
 OTHER \_\_\_\_\_

TOTAL . . . . . \$ \_\_\_\_\_

REAL ESTATE TAXES:  
 BOROUGH/TWP. & COUNTY TAXES, 19\_\_\_\_ 19\_\_\_\_ \$ \_\_\_\_\_ 7085  
 SCHOOL TAXES, DISTRICT \_\_\_\_\_ 19\_\_\_\_  
 DELINQUENT TAXES, 19\_\_\_\_, 19\_\_\_\_, 19\_\_\_\_, 19\_\_\_\_ \$ \_\_\_\_\_ 7086

TOTAL . . . . . \$ \_\_\_\_\_

MUNICIPAL RENTS:  
 SEWER - MUNICIPALITY \_\_\_\_\_ 19\_\_\_\_ \$ \_\_\_\_\_ 7087  
 WATER - MUNICIPALITY \_\_\_\_\_ 19\_\_\_\_

TOTAL . . . . . \$ \_\_\_\_\_

SURCHARGE FEE: (STATE TREASURER) TOTAL . . . . . \$ \_\_\_\_\_

MISCELLANEOUS: \_\_\_\_\_ \$ \_\_\_\_\_

TOTAL . . . . . \$ \_\_\_\_\_

TOTAL COSTS . . . . . \$ \_\_\_\_\_



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

# REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

## RECORDER'S USE ONLY

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

Leon P. Haller, Esquire

Telephone Number:

Area Code ( 717 ) 234-4178

Street Address

1719 North Front Street, Harrisburg, PA 17102

City

State

Zip Code

### B TRANSFER DATA

Date of Acceptance of Document

Grantor(s)/Lessor(s)

Sheriff of Columbia County

Grantee(s)/Lessee(s)

American General Finance, Inc.

Street Address

P. O. Box 380

Street Address

118 North Market street

City

State

Zip Code

Bloomsburg, PA 17815

City

State

Zip Code

Berwick, PA 18603-4820

### C PROPERTY LOCATION

Street Address

416 West First Street

City, Township, Borough

Bloomsburg

County

Columbia County

School District

Unknown

Tax Parcel Number

05W-4-21

### D VALUATION DATA

1. Actual Cash Consideration

\$1,540.33

2. Other Consideration

+ 0.00

3. Total Consideration

= \$1,540.33

4. County Assessed Value

\$24,675.00

5. Common Level Ratio Factor

x 2.30

6. Fair Market Value

= \$56,752.50

### E EXEMPTION DATA

1a. Amount of Exemption Claimed

100%

1b. Percentage of Interest Conveyed

100%

TAX EXEMPT

### 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 500, Page Number 705
- ☐ 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.) \_\_\_\_\_

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

Leon P. Haller, Esquire

Date

8/15/94

(SEE REVERSE)

LAW OFFICES

PURCELL, KRUG & HALLER  
1719 NORTH FRONT STREET  
HARRISBURG, PA 17102-2393

TELEPHONE (717) 234-4178  
TELECOPIER (717) 234-1206

August 15, 1994

OFFICE OF THE SHERIFF  
Columbia County Court House  
P. O. Box 380  
Bloomsburg, PA 17815

Re: American General Finance, Inc. vs.  
William G. White and Joan R. White  
No. 94 CV 322

Dear Sheriff:

Enclosed please find our check in the amount of \$1,925.38 which represents the balance of the costs in the above sale. Also enclosed are affidavits of value for the deed to be recorded. **KINDLY MARK THE WRIT WITHDRAWN.**

THE GRANTEE SHOULD BE:

American General Finance, Inc.  
118 North Market Street  
Berwick, PA 18603-4820

Please have the Recorder return the RECORDED DEED to me in the enclosed envelope, along with the recording receipt. A self-addressed envelope is enclosed for the recorder to return the original deed when it is available.

**PLEASE CALL OUR OFFICE, COLLECT IF NECESSARY, THE DAY THE DEED IS RECORDED.**

Thank you for your cooperation in this matter. Please call if you need anything further.

Very truly yours,  
*Leon P. Haller*

Leon P. Haller

LPH/kf  
Enclosure



SHERIFF'S SALE REAL ESTATE  
FINAL COST SHEET

Amer Gen Fin vs Wm J. Lorn R. White  
NO. 34-94 E.D. NO. 94 CV322 J.D.

DATE OF SALE: 8-11-94

BID PRICE ( INCLUDES COSTS )	\$ <u>1,540.33</u>
POUNDAGE 2% BID PRICE	\$ <u>1,135.05</u>
TRANSFER TAX 2% BID PRICE	\$ <u>-0-</u>
MISC. COSTS	\$ <u>2,675.38</u>

TOTAL NEEDED TO PURCHASE \$ \_\_\_\_\_

PURCHASER(S) : American General Finance

ADDRESS : \_\_\_\_\_

NAME(S) ON DEED: \_\_\_\_\_

PURCHASER(S) SIGNATURE(S) : Michael P. Gregory esq.

AMOUNT RECEIVED BY SHERIFF FROM PURCHASER(S) :

TOTAL DUE	\$ <u>2,675.38</u>
LESS DEPOSIT	\$ <u>750.</u>
DOWN PAYMENT	\$ _____
AMOUNT DUE IN EIGHT DAYS	\$ <u>1,925.38</u>

Sale - 9-11-94

# LIEN CERTIFICATE

DATE June 15, 1994

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, 1993,

in Town of Bloomsburg are as follows:

Excluding: Interim Tax Billings

Owner or Reputed Owner: White, William G. & Joan R.

Former Owner: Krum, D. & T.

Parcel No. 05W ,04--021-00,000

Description 416 W. First St.  
.08 Ac.

YEAR	TOTAL
1993	\$865.61
Lien Certificate	\$ 5.00
TOTAL	\$870.61

The above figures represent the amount(s) due during the  
month of August 1994

Requested by: Columbia County Sheriff Department

Fee: \$5.00

Inc. Above

COLUMBIA COUNTY TAX CLAIM BUREAU

*Dennis Long*

Dennis Long  
Director

*pd*  
*8-25-94*

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE  
~~XXXXXXXX~~ 717-389-5622

24 HOUR PHONE  
(717) 781-6100

Date: June 13, 1994

To: Mary F. Ward Tax Collector  
301 E. Main Street, Town Hall  
Bloomsburg, PA, 17815

Re: American General Finance Co., Inc. VS. William Gary White and Joan R. White

No: 34 of 1994 ED

No: 322 of 1994 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.*  
Harry A. Roadarmel, Jr.

**1994 COUNTY & MUNICIPAL**  
**BLOOMSBURG**

**TICKETS PAYABLE TO:**  
**F. Ward**  
**301 E. Main Street, Town Hall**  
**Bloomsburg, Pa 17815**

**Weekdays 9 am - 4:30 pm**  
**and Wednesdays at Noon**  
**from Noon to 1:00 pm Nov 21 to**  
**(717) 784-1581 March 1**

**BE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED**

FOR COLUMBIA COUNTY					DATE	BILL NO.
					03/01/1994	02874
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX	AMOUNT DUE	INCL. PENALTY
General Fund	24675	4.096	99.05		101.07	111.18
Sinking Fund		.250	6.05		6.17	6.79
Town R.E.		4.446	107.52		109.71	120.68
Fire		.466	11.27		11.50	12.65
Debt Service		1.389	33.58		34.27	37.70
Local Library		.078	1.88		1.92	2.11
THE DISCOUNT & THE PENALTY HAVE BEEN COMPUTED FOR YOUR CONVENIENCE.			259.35		264.64	291.34
<b>PAY THIS AMOUNT</b>			APR 30 IF PAID ON OR BEFORE		JUNE 30 IF PAID ON OR BEFORE	JUNE 30 IF PAID AFTER

WHITE, WILLIAM G & JOAN R  
416 WEST FIRST STREET  
BLOOMSBURG PA 17815

TYPE: R PROPERTY DESCRIPTION CNTY TOWN  
Discount 2% 2%  
ACCT NO: 19789 Penalty 10% 10%  
PARCEL 05W,04--021-00,000  
416 WEST FIRST STREET  
.09 acres LAND 3,500  
BUILDINGS 21,175

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

REC'D BY

TOTAL ASSESSED 24,675

This Tax Returned  
To Courthouse On:  
JANUARY 01, 1995

REQUIRE A RECEIPT. ENCLOSE A STAMPED ADDRESSED ENVELOPE WITH YOUR PAYMENT

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 .... July 21, 28, August 4 ....., 19 94..  
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 9<sup>th</sup> day of AUGUST, 19 94 .....

*[Signature]*  
.....  
(Notary Public)

My Commission Expires .....

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.

.....

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
:  
VS. : CIVIL ACTION - LAW  
WILLIAM GARY WHITE AND :  
JOAN R. WHITE, : NO. 94 CV 322  
DEFENDANTS : IN MORTGAGE FORECLOSURE

RETURN OF SERVICE

I hereby certify that I have deposited in the U.S. Mails at Harrisburg, Pennsylvania on 6-3-94, a true and correct copy of the Notice of Sale of Real Estate pursuant to PA R.C.P. 3129.1 as follows:

To the Defendants herein and all lienholders of record by regular first class mail (Certificate of Mailing form in compliance with U.S. Postal Form 3817 is attached hereto as evidence), and also to the Defendants by Certified Mail, which mailing receipts are attached. Service addresses are as follows:

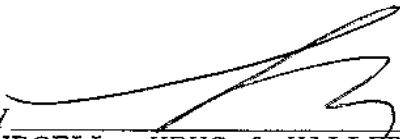
William Gary White  
416 West First Street  
Bloomsburg, PA 17815

Joan R. White  
a/k/a Joan Rebsamen  
117 East 15th Street  
Hazleton, PA 18201

COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF PUBLIC WELFARE  
P O BOX 8016  
HARRISBURG PA 17105

Commonwealth Bank & Trust Company  
101 Mill Street  
Danville, PA 17821

DOMESTIC RELATIONS OFFICE  
Columbia County Courthouse  
35 W. Main Street  
Bloomsburg, PA 17815

By   
PURCELL, KRUG & HALLER  
Attorneys for Plaintiff  
1719 North Front Street  
Harrisburg, PA 17102  
(717) 234-4178

LAW OFFICES  
PURCELL, KRUG & HALLER  
1719 NORTH FRONT STREET  
HARRISBURG, PENNSYLVANIA 17102  
(717) 234-4178

William Gary White  
416 West First Street  
Bloomsburg, PA 17815

Joan R. White  
a/k/a Joan Rebsamen  
117 East 15th Street  
Hazleton, PA 18201

COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF PUBLIC WELFARE  
P O BOX 8016  
HARRISBURG PA 17105

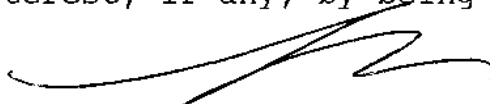
Commonwealth Bank & Trust Company  
101 Mill Street  
Danville, PA 17821

DOMESTIC RELATIONS OFFICE  
Columbia County Courthouse  
35 W. Main Street  
Bloomsburg, PA 17815

**NOTICE IS HEREBY GIVEN** to the Defendants in the within action and those parties who hold one or more mortgages, judgments or tax liens against the real estate which is the subject of the Notice of Sale pursuant to Pennsylvania Rule of Civil Procedure 3129.1 attached hereto.

**YOU ARE HEREBY NOTIFIED** that by virtue of a Writ of Execution issued out of the Court of Common Pleas of the within county on the judgment of the Plaintiff named herein the said real estate will be exposed to public sale as set forth on the attached Notice of Sale.

**YOU ARE FURTHER NOTIFIED** that the lien you hold against the said real estate will be divested by the sale and that you have an opportunity to protect your interest, if any, by being notified of said Sheriff's Sale.

By:   
Leon P. Haller PA I.D.15700  
Attorney for Plaintiff

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
:   
VS. : CIVIL ACTION - LAW  
WILLIAM GARY WHITE AND :   
JOAN R. WHITE, : NO. 94 CV 322  
DEFENDANTS : IN MORTGAGE FORECLOSURE

**NOTICE OF SHERIFF'S SALE OF REAL ESTATE**  
**PURSUANT TO**  
**PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129**

**TAKE NOTICE:**

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE: August 11, 1994  
TIME: 10:00 a.m.  
LOCATION: SHERIFF'S OFFICE  
COLUMBIA COUNTY COURTHOUSE  
35 W. MAIN STREET  
BLOOMSBURG, PA 17815

**THE PROPERTY TO BE SOLD** is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

416 WEST FIRST STREET  
BLOOMSBURG  
COLUMBIA COUNTY  
PENNSYLVANIA

**THE JUDGMENT** under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

**No. 94 CV 322**

**THE NAME(S) OF THE OWNER(S) OR REPUTED OWNERS** of this property is:

**WILLIAM GARY WHITE AND JOAN R. WHITE**  
a/k/a Joan Rebsamen

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (for example, to banks that hold mortgages and municipalities that are owed taxes) will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

**THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.**

**IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU.**

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You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, YOU MUST ACT PROMPTLY.

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE:**

SUSQUEHANNA LEGAL SERVICES  
168 EAST 5TH STREET  
BLOOMSBURG, PA 17815

(717) 784-8750

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3. A petition or petitions raising the legal issues or rights



mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation of the petition to the Court.

A copy of the Writ of Execution is attached hereto.

**SHERIFF**

ALL THAT CERTAIN parcel of land situated in the City of Bloomsburg, County of Columbia, Pennsylvania, being more fully described in a deed dated June 13, 1989 in Deed Book 430 Page 783.

HAVING A DWELLING ERECTED THEREON KNOWN AS 416 WEST FIRST STREET, BLOOMSBURG, PA. 17815.

TO BE SOLD AS THE PROPERTY OF WILLIAM GARY WHITE AND JOAN R. WHITE UNDER COLUMBIA COUNTY JUDGMENT NO. 94 CV 322.

TAX MAP OSW-04-21

294  
Re: American General vs. Wm. Gary White  
Columbia County Sale 7-11-94

U. S. POSTAL SERVICE  
CERTIFICATE OF MAILING  
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:  
William Gary White  
416 West First Street  
Bloomsburg, PA 17815

Postmark:

U. S. POSTAL SERVICE  
CERTIFICATE OF MAILING  
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:  
Joan R. White  
a/k/a Joan Rebsamen  
117 East 15th Street  
Hazleton, PA 18201

Postmark:

U. S. POSTAL SERVICE  
CERTIFICATE OF MAILING  
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:  
COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF PUBLIC WELFARE  
P O BOX 8016  
HARRISBURG PA 17105

Postmark:



U. S. POSTAL SERVICE  
CERTIFICATE OF MAILING  
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:  
Commonwealth Bank & Trust Company  
101 Mill Street  
Danville, PA 17821

Postmark:

U. S. POSTAL SERVICE  
CERTIFICATE OF MAILING  
(In compliance with Postal Service Form 3877)

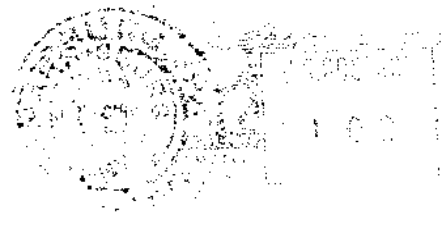
Received from:

Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:  
DOMESTIC RELATIONS OFFICE  
Columbia County Courthouse  
35 W. Main Street  
Bloomsburg, PA 17815

Postmark:



24 HOUR PHONE  
(717) 784-6300

ONCE DEFENDANTS ARE SERVED DOCKET COSTS AND INFO  
SEND ATTY RETURN OF SERVICE AND COPY OF SENDERS RECEIPT FOR LIEN HOLDERS

HARRY A. ROADARMEI, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE  
(717) 389 5622

24 HOUR PHONE  
(717) 784-6300(2)

SHERIFF'S SALE OUTLINE CON'T

SALE BILLS

SEND DESCRIPTION TO PRINTER \_\_\_\_\_

**\*\* THE FOLLOWING NOTICES REQUIRE A LETTER WITH EXPLANATIONS**

SEND NOTICE TO PRESS DIRECTING WHEN TO ADV. July 21, 28, Aug 4

SEND NOTICES TO LOCAL TAX COLLECTORS \_\_\_\_\_

NOTICES TO WATER AND SEWER AUTH. \_\_\_\_\_

SEND NOTICES TO FEDERAL AND STATE TAX AUTH 6-5-79

IF BUSINESS SEND COPY TO SBA AUTH. N/A

HANDBILLS

SEND COPIES OF HANDBILLS TO:

RECORDER'S OFFICE \_\_\_\_\_

TAX CLAIM OFFICE \_\_\_\_\_

TAX ASSESSMENT OFFICE \_\_\_\_\_

PROTH OFFICE(post on-board) 7-5-79

POST IN FRONT LOBBY 7-5-79

POST IN SHERIFF'S OFFICE 7-5-79

SEND COPY TO ATTY 7-5-79

POST PROPERTY ACCORDING TO DATE SET \_\_\_\_\_

SEND RETURN OF POSTING TO ATTY \_\_\_\_\_

DOCKET ALL COSTS \_\_\_\_\_

PREPARE COST SHEET 2 DAYS BEFORE SALE

\* BE SURE ALL COSTS ARE RECEIVED

PREPARE FINAL COSTS SHEET DAY OF SALE \_\_\_\_\_

HOLD SALE \_\_\_\_\_

POST PROPOSED SCHEDULE OF DISTRIBUTION ACCORDING TO DATE \_\_\_\_\_

PAY DISTRIBUTION ACCORDING TO DATE \_\_\_\_\_

\* WHEN PAYING INCLUDE ADDRESS OF CHANGE OF OWNER TO WHOM IT MAY CONCERN

RECORD SHERIFF FEES COLLECTED ON MONTHLY REPORT

PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED \_\_\_\_\_

WHEN DEED IS RECORDED SEND TO BUYER \_\_\_\_\_

FILE FOLDER \_\_\_\_\_

55.518  
56,752.50  
SHERIFF'S SALE

4675

BY VIRTUE OF A WRIT OF EXECUTION NO. 34 of 1994, and 94 CV 322 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 BIDDER FOR CASH, IN THE SHERIFF'S OFFICE, COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA.

THURSDAY, AUGUST 11, 1994 AT 1000 AM

IN THE FORENOON OF THE SAID DAY, ALL THE RIGHT, TITLE AND INTEREST OF THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN parcel of land situated in the City of Bloomsburg, County of Columbia, Pennsylvania, being more fully described in a deed dated June 13, 1989 in Deed Book 430 Page 783.

HAVING A DWELLING ERECTED THEREON KNOWN AS 416 WEST FIRST STREET, BLOOMSBURG, PA 17815.

TO BE SOLD AS THE PROPERTY OF WILLIAM GARY WHITE AND JOAN R. WHITE UNDER COLUMBIA COUNTY JUDGEMENT NO. 94 CV 322.

TAX MAP OSW-04-21.

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 the distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN in execution at the suit of American General Finance, Inc., vs William Gary White and Joan R. White.

TERMS OF SALE: Ten percent (10%) cash or certified check at the time of the sale. Balance cash or certified check within eight (8) days after sale.

PREMISES TO BE SOLD BY:

PURCELL, KRUG & HALLER  
1719 N. FRONT ST.  
HARRISBURG, PA 17102

Harry A. Roadarmel Jr.  
Sheriff of Columbia County

# LIEN CERTIFICATE

DATE June 15, 1994

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, 1993,

in Town of Bloomsburg are as follows:

Excluding: Interim Tax Billings

Owner or Reputed Owner: White, William G. & Joan R.

Former Owner: Krum, D. & T.

Parcel No. 05W ,04--021-00,000

Description 416 W. First St.  
.08 Ac.

YEAR	TOTAL
1993	\$865.61
Lien Certificate	\$ 5.00
TOTAL	\$870.61

The above figures represent the amount(s) due during the month of August 1994

Requested by: Columbia County Sheriff Department

Fee: \$5.00

Inc. Above

COLUMBIA COUNTY TAX CLAIM BUREAU

*Dennis Long*

Dennis Long  
Director



HARRY A. ROADARMEI, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 360  
BLOOMSBURG, PA 17815

PHONE  
(717) 389 5622

24 HOUR PHONE  
(717) 784 6300

DATE: June 13-1994

RE: Sheriff's Sale Advertising Dates

American General Finance Inc., William Gary White and Joan R. White

No. 34 of 1994 ED

No. 322 of 1994 JD

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st week July 21, 1994

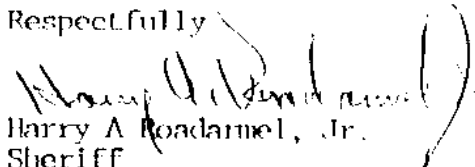
SALE DATE AUG 11, 1994 at 1000 AM

2nd week July 28, 1994

3rd week Aug. 4, 1994

Feel free to contact me if you have any questions.

Respectfully

  
Harry A. Roadarmel, Jr.  
Sheriff

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
VS. :  
WILLIAM GARY WHITE AND : CIVIL ACTION - LAW  
JOAN R. WHITE, :  
DEFENDANTS : NO. 94 CV 322  
: IN MORTGAGE FORECLOSURE

**NOTICE OF SHERIFF'S SALE OF REAL ESTATE**  
**PURSUANT TO**  
**PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129**

**TAKE NOTICE:**

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE:

Aug. 11, 1994

TIME:

1000

LOCATION: SHERIFF'S OFFICE  
COLUMBIA COUNTY COURTHOUSE  
35 W. MAIN STREET  
BLOOMSBURG, PA 17815

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COLUMBIA COUNTY  
PENNSYLVANIA

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No. 94 CV 322

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WILLIAM GARY WHITE AND JOAN R. WHITE

a/k/a Joan Rebsamen

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YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE:

SUSQUEHANNA LEGAL SERVICES  
168 EAST 5TH STREET  
BLOOMSBURG, PA 17815

(717) 784-8750

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AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
:   
VS. : CIVIL ACTION - LAW  
WILLIAM GARY WHITE AND :   
JOAN R. WHITE, : NO. 94 CV 322  
DEFENDANTS : IN MORTGAGE FORECLOSURE

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**PURSUANT TO**  
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DATE: Aug. 11, 1994

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TO BE SOLD AS THE PROPERTY OF WILLIAM GARY WHITE AND JOAN R. WHITE  
UNDER COLUMBIA COUNTY JUDGMENT NO. 94 CV 322.

TAX MAP 0SW-04-21

AMERICAN GENERAL FINANCE, INC.,	:	IN THE COURT OF COMMON PLEAS
PLAINTIFF	:	COLUMBIA COUNTY, PENNSYLVANIA
	:	
VS.	:	CIVIL ACTION - LAW
WILLIAM GARY WHITE AND	:	94 2834
JOAN R. WHITE,	:	NO. 94 CV 322
DEFENDANTS	:	IN MORTGAGE FORECLOSURE

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

COMMONWEALTH OF PENNSYLVANIA :

COUNTY OF COLUMBIA :

TO THE SHERIFF OF THE WITHIN COUNTY

To satisfy the judgment, interest and costs in the above matter, you are directed to levy upon and sell the following real estate, a more detailed description of which is attached:

416 West First Street, Bloomsburg, PA 17815

Principal	\$16,406.81
Interest	\$ 1,061.95
(at the per diem of	
\$3.37 to 5/20/94)	
Escrow deficit	\$ 750.00
5% Attorney's Commission	\$ 800.00
 TOTAL	 \$19,018.76**

\*\*Together with any additional interests, charges and costs to the date of Sheriff's Sale.

*Costs 455.00 Pd.  
 Jury 9.00 Pd.  
 Sheriff 15.00 Pd.  
 Sheriff 20.00 Pd.  
 Office 5.00*

Dated: 5/24/1994

(SEAL)

Tami B. Kline  
 PROTHONOTARY  
 BY Elizabeth W. Brown  
 DEPUTY

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
 PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
 :  
 VS. : CIVIL ACTION - LAW  
 WILLIAM GARY WHITE AND : 94 EN 34  
 JOAN R. WHITE, : NO. 94 CV 322  
 DEFENDANTS : IN MORTGAGE FORECLOSURE

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

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<b>TOTAL</b>	<b>\$19,018.76**</b>

\*\*Together with any additional interests, charges and costs to the date of Sheriff's Sale.

*Grady 85.50 Ad.  
 Grady 9.00 Ad.  
 Whitaker 15.00 Ad.  
 Sheriff 80.00 Ad.  
 Subtotal 500*

Dated: 5/24/1994

Lawrence B. Kelling  
 PROTHONOTARY

(SEAL)

BY William B. Kelling  
 DEPUTY

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
 PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
 :  
 VS. : CIVIL ACTION - LAW  
 WILLIAM GARY WHITE AND :  
 JOAN R. WHITE, : 94-834  
 DEFENDANTS : NO. 94 CV 322  
 : IN MORTGAGE FORECLOSURE

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

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*Handwritten:*  
 Court \$ 55.00  
 Judge 9.00  
 Writ of Ex 15.00  
 Sheriff 26.00  
 Extra 5.00

Dated: 5/24/1994

(SEAL)

*Thomas B. Kline*  
 PROTHONOTARY  
 BY *Elizabeth A. Boney*  
 DEPUTY

AMERICAN GENERAL FINANCE, INC.,	:	IN THE COURT OF COMMON PLEAS
PLAINTIFF	:	COLUMBIA COUNTY, PENNSYLVANIA
	:	
VS.	:	CIVIL ACTION - LAW
WILLIAM GARY WHITE AND	:	94 C.D. 34
JOAN R. WHITE,	:	NO. 94 CV 322
DEFENDANTS	:	IN MORTGAGE FORECLOSURE

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

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 TOTAL	 \$19,018.76**

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Dated: 5/24/1994

(SEAL)

Tami B. Kene  
PROTHONOTARY

By Elizabeth A. Bunn  
~~DEPUTY~~

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  
FAX (717) 784-0257

American General Finance, Inc.,

PLAINTIFF

vs

William Gary White and Joan R. White a/k/a  
Rebsamen

DEFENDANT

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY

No. 322 CD Term, 19 94

34 ED 1994

WRIT of Execution--Mortgage Foreclosure

ISSUED May 24, 1994

NOW, June 2

19 94, I, Harry A. Roadarmel Jr.

High Sheriff of Columbia County, Pennsylvania, do hereby deputize the Sheriff of Luzerne County, Wilkes-Barre  
Perma,

County, Pennsylvania, to execute this Writ. This deputation being made at the request and risk of the Plaintiff

Defendants alleged address is Joan R. White a/k/a Rebsamen, 117 East 15th St., Hazleton, Pa. 18201  
work place is the Hazleton YMCA on Church Street, Hazleton, Pa.

CK No. 6858 in the amount of \$28.00 is enclosed

for Luzerne Co. Sheriff's costs.

Sheriff, Columbia County, Pennsylvania

AFFIDAVIT OF SERVICE

NOW, 19 , at o'clock M, served the  
within upon  
at

by handing to  
a true and attested copy of the  
original and made known to the contents thereof

Sworn and Subscribed before me So Answers,

this

day of 19

Sheriff

Notary Public

BY:

Deputy Sheriff

19, See return endorsed hereon by Sheriff of  
County, Pennsylvania, and made a part of this return

So Answers,

Sheriff

Deputy Sheriff

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
VS. :  
WILLIAM GARY WHITE AND : CIVIL ACTION - LAW  
JOAN R. WHITE, :  
DEFENDANTS : NO. 94 CV 322  
: IN MORTGAGE FORECLOSURE

**NOTICE OF SHERIFF'S SALE OF REAL ESTATE**  
**PURSUANT TO**  
**PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129**

**TAKE NOTICE:**

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE: Aug 11, 1994

TIME: 1000

LOCATION: SHERIFF'S OFFICE  
COLUMBIA COUNTY COURTHOUSE  
35 W. MAIN STREET  
BLOOMSBURG, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

416 WEST FIRST STREET  
BLOOMSBURG  
COLUMBIA COUNTY  
PENNSYLVANIA

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 94 CV 322

THE NAME(S) OF THE OWNER(S) OR REPUTED OWNERS of this property is:

WILLIAM GARY WHITE AND JOAN R. WHITE  
a/k/a Joan Rebsamen

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (for example, to banks that hold mortgages and municipalities that are owed taxes) will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

**THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.**

**IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU.**

**IT MAY CAUSE YOUR PROPERTY TO BE HELD, TO BE SOLD OR TAKEN TO PAY THE JUDGMENT.**

You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, YOU MUST ACT PROMPTLY.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE:

SUSQUEHANNA LEGAL SERVICES  
168 EAST 5TH STREET  
BLOOMSBURG, PA 17815

(717) 784-8750

**THE LEGAL RIGHTS YOU MAY HAVE ARE:**

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file an petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. This petition **MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**

3. A petition or petitions raising the legal issues or rights



mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation of the petition to the Court.

A copy of the Writ of Execution is attached hereto.

**SHERIFF**

ALL THAT CERTAIN parcel of land situated in the City of Bloomsburg,  
County of Columbia, Pennsylvania, being more fully described in a  
deed dated June 13, 1989 in Deed Book 430 Page 783.

HAVING A DWELLING ERECTED THEREON KNOWN AS 416 WEST FIRST STREET,  
BLOOMSBURG, PA. 17815.

TO BE SOLD AS THE PROPERTY OF WILLIAM GARY WHITE AND JOAN R. WHITE  
UNDER COLUMBIA COUNTY JUDGMENT NO. 94 CV 322.

TAX MAP OSW-04-21

TO THE SHERIFF OF COLUMBIA COUNTY:

There will be placed in your hands for service a Writ of Execution in Mortgage Foreclosure styled as follows:

Plaintiff: **AMERICAN GENERAL FINANCE, INC.**

**vs.**

Defendants: **William Gary White and Joan R. White**

Filed to **No. 94 C 322**

**INSTRUCTIONS**

This is real estate execution. The property is located at:

**416 WEST FIRST STREET, BLOOMSBURG, PA**

(A more complete legal description accompanies these documents.)

The parties to be served **PERSONALLY** and their addresses are as follows:

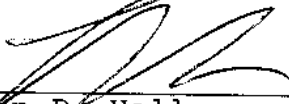
**William G. White: 416 W. First Street, Bloomsburg, PA**

**Joan R. White (now Rebsamen): 117 East 15th St., Hazelton, PA**

**WAIVER OF WATCHMAN AND INSURANCE**

Any Deputy Sheriff levying upon or attaching any property under which writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such 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 such property before Sheriff's Sale thereof.

**NOW, May 12, 1994** the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.

  
\_\_\_\_\_  
Leon P. Haller  
Attorney for Plaintiff  
PA I.D. #15700

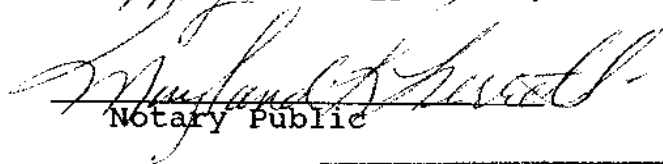
AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
VS. :  
WILLIAM GARY WHITE AND : CIVIL ACTION - LAW  
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DEFENDANTS : NO. 94 CV 322  
: IN MORTGAGE FORECLOSURE

NON-MILITARY AFFIDAVIT

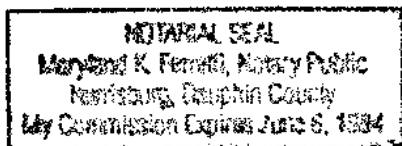
COMMONWEALTH OF PENNSYLVANIA :  
SS  
COUNTY OF DAUPHIN :

Personally appeared before me, a Notary Public in and for said Commonwealth and County, LEON P. HALLER, ESQUIRE who being duly sworn according to law deposes and states that the Defendant(s) above named are not in the Military or Naval Service nor are they engaged in any way which would bring them within the Soldiers and Sailors Relief Act of 1940, as amended.

Sworn to and subscribed :  
before me this 16 day :  
of May 19 94 :

  
Notary Public

  
LEON P. HALLER, ESQUIRE



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TAX MAP OSW-04-21

LAW OFFICES  
PURCELL, KRUG & HALLER  
1719 NORTH FRONT STREET  
HARRISBURG, PENNSYLVANIA 17102

(717) 234-4178

June 1, 1994

Sheriff's Office  
Columbia County Courthouse  
35 W. Main Street  
Bloomsburg, PA 17815

Re: WHITE  
MORTGAGE FORECLOSURE - REAL ESTATE SALE

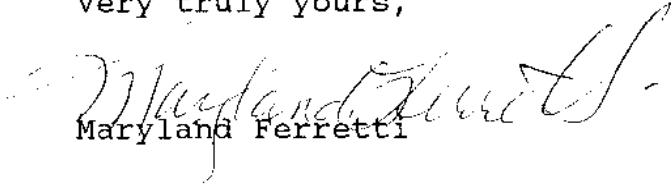
Dear Mr. Roadarmel:

Enclosed is the check in the amount of \$250 to supplement the previous \$500 deposit I forwarded in the above matter.

Per our conversation this morning, please go ahead and schedule the sale, using the brief legal description in your possession. That is the only legal that was provided to us.

If you have any questions do not hesitate to contact me.

Very truly yours,

  
Maryland Ferretti

LPH/Md.

## **TO THE SHERIFF:**

I am submitting herewith documentation necessary to schedule a Sheriff's sale of real estate.

If you require anything further or have questions as to content or format, please contact the undersigned.

Maryland Ferretti  
Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102  
PHONE: (717) 234-4178  
FAX: (717) 234-1206

Inquiries relating to service should be directed to  
Barb Villarrial.

Inquiries relating to the actual sale should be directed to  
Sharon Dunn.

AMERICAN GENERAL FINANCE, INC., : IN THE COURT OF COMMON PLEAS  
PLAINTIFF : COLUMBIA COUNTY, PENNSYLVANIA  
:   
VS. : CIVIL ACTION - LAW  
WILLIAM GARY WHITE AND :   
JOAN R. WHITE, : 94-88-34  
DEFENDANTS : NO. 94 CV 322  
: IN MORTGAGE FORECLOSURE

AFFIDAVIT PURSUANT TO P.R.C.P. 3129.1

The Plaintiff in the above action, by its attorneys, Purcell, Krug & Haller, sets forth as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at **416 West First Street, Bloomsburg, PA 17815:**

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

William Gary White  
416 West First Street  
Bloomsburg, PA 17815

Joan R. White  
a/k/a Joan Rebsamen  
117 East 15th Street  
Hazleton, PA 18201

2. Name and address of Defendant(s) in the Judgment, if different from that listed in (1) above:

**SAME**

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

COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF PUBLIC WELFARE  
P O BOX 8016  
HARRISBURG PA 17105

Commonwealth Bank & Trust Company  
101 Mill Street  
Danville, PA 17821

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

PLAINTIFF HEREIN  
(AND ANY OTHERS AS NOTED BELOW):

Commonwealth Bank & Trust Company  
101 Mill Street  
Danville, PA 17821

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

**UNKNOWN**

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:

**UNKNOWN**

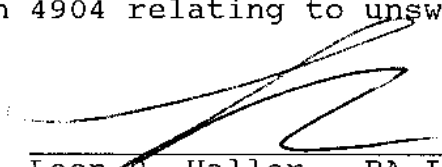
7. Name and address of every other person of whom the Plaintiff has knowledge who has **any interest** in the property which may be affected by the sale:

TENANTS IF ANY ...

DOMESTIC RELATIONS OFFICE  
Columbia County Courthouse  
35 W. Main Street  
Bloomsburg, PA 17815

(In the preceding information, where addresses could not be reasonably ascertained, the same is indicated.)

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



\_\_\_\_\_  
Leon P. Haller PA I.D. #15700  
Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102  
(717) 234-4178

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE  
(717) 784-1991

24 HOUR PHONE  
(717) 784-6300

Date: JUNE 3-1994

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

Re: American General Finance Co. VS. William Gary White and Joan R. White

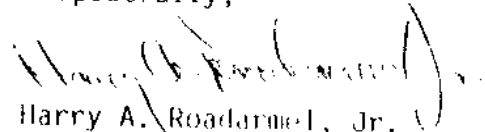
No: 34 of 94 ED No: 322 of 1994 JD

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) 781-1223

24 HOUR PHONE  
(717) 781-6300

Date: JUL 3-1994

To: Internal Revenue Service  
P.O. Box 12050  
Philadelphia, PA 19105  
ATTN: SPECIAL PROCEDURES  
FUNCTION

Re: American General Finance Co. vs. William Gary White and Joan R. White

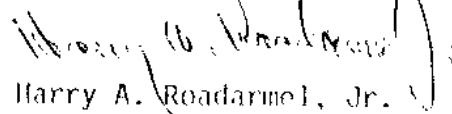
No: 34 of 34 ED No: 322 of 1994 JD

Dear Sir:

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

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

Respectfully,

  
Harry A. Roadarmel, Jr.  
Sheriff of Columbia County

HARRY A. ROADARMEI, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE  
(717) 784-1991

24 HOUR PHONE  
(717) 784-6300

Date: 11-13-94

To: Stephen Brandwene, Atty.  
Deputy Atty. General  
Collection Unit - 4th & Walnut Streets  
Harrisburg, PA 17120

Re: Western General Finance Co. VS. William Gary White and Joseph J. White  
No: 94 of 94 ED No: 322 of 3604 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.*  
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) 781-1991

24 HOUR PHONE  
(717) 781-6100

Date: Jun3-94

To: Commonwealth Bank & Trust Co.  
101 Mill St.  
Danville, PA 17821

Re: American General Finance Co. vs. William Gary White and Joan R. White

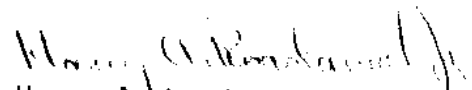
No: 34 of 94 FD No: 322 of 94 JD

Dear Sir:

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

Respectfully,

  
Harry A. Roadarmel, Jr.  
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



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

PHONE  
(717) 781-1991

TELETYPE  
(717) 781-6300

Date: June 2-94

To: Commonwealth of Penna.  
Dept. of Public Welfare  
P.O. Box 8016  
Harrisburg, Pa. 17105

Re: American General Finance Inc vs. William Gary White and Joan R. White  
No: 34 of 1994 FD No: 322 of 1994 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.*  
Harry A. Roadarmel, Jr.  
Sheriff of Columbia County

HARRY A. ROADARMET, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380

BLOOMSBURG, PA 17815

FAX 717-784-0257

717-389-5622

717-389-5622

Atty. Leon P. Haller, ESQ  
PURCELL, KRUG and HALLER  
1719 N. Front St.  
Harrisburg, PA 17102

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

NO. 34 of 1994

WRIT OF EXECUTION

SERVICE ON William Gary White

ON JUNE 2, 1994

AT 1635 hrs

A TRUE AND ATTESTED COPY  
OF THE WITHIN WRIT OF EXECUTION, A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN  
REAL ESTATE AND A COPY OF THE THE DESCRIPTION OF PROPERTY WAS SERVED ON

William Gary White, AT 416 West First St., Bloomsburg,

Penna. 17815 BY DEPUTY SHERIFF Timothy Chamberlain

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 William Gary White

SO ANSWERS:

A handwritten signature in dark ink, appearing to read "Timothy Chamberlain".

DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME

THIS 21st

DAY OF June 19 94

A handwritten signature in dark ink, appearing to read "Tami B. Kline".

TAMI B. KLINE, PROTHONOTARY  
OF COLUMBIA COUNTY

PROTHONOTARY OF COLUMBIA COUNTY  
MY COM. EXPIRES 01/01/99

SHERIFF



HARRY A. ROADARMEL, JR.



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

PHONE  
(717) 784-1991

24 HOUR PHONE  
(717) 784-6300  
FAX (717) 784-0257

American General Finance, Inc.,

PLAINTIFF

vs.

William Gary White and Joan R. White a/k/a  
Rebsamen

DEFENDANT

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY

No. 322 CD Term. 19 94  
34 ED 1994  
WRIT of Execution--Mortgage Foreclosure  
ISSUED May 24, 1994

NOW, June 2 19 94, I, Harry A. Roadarmel Jr.

High Sheriff of Columbia County, Pennsylvania, do hereby deputize the Sheriff of ~~Luzerne County~~, Wilkes-Barre, Penna.

County, Pennsylvania, to execute this Writ. This deputation being made at the request and risk of the Plaintiff.

Defendants alleged address is Joan R. White a/k/a Rebsamen, 117 East 15th St., Hazleton, Pa. 18201  
work place is the Hazleton YMCA on Church Street, Hazleton, Pa.  
CK No. 6858 in the amount of \$28.00 is enclosed  
for Luzerne Co. Sheriff's costs.

Sheriff, Columbia County, Pennsylvania

AFFIDAVIT OF SERVICE

NOW, MONDAY, JUNE 6 19 94, at 10:55 o'clock A. M, served the  
NOTICE OF SALE, NOTICE OF RIGHTS, DESCRIPTION upon JOAN R. WHITE ALSO KNOWN AS JOAN R. REBSAMEN  
within AND WRIT OF EXECUTION MORTGAGE FORECLOSURE upon  
at HER PLACE OF EMPLOYMENT, 75 SOUTH CHURCH STREET, HAZLETON, PA by handing to  
HER PERSONALLY a true and attested copy of the  
original and made known to HER the contents thereof.

Sworn and Subscribed before me

this 8TH

day of JUNE 19 94

*Engene E. Luffey*  
Notary Public

So Answers,

*Frank J. Jagodinski*  
Sheriff

BY: *JD Wood*  
Deputy Sheriff

19, See return endorsed hereon by Sheriff of  
County, Pennsylvania, and made a part of this return

So Answers,

Sheriff

Deputy Sheriff