COLUMBIA COUNTY TAX CLAIM BUREAU LIEN CERTIFICATE

Date April 13 , 19 94 REVISED FROM 2/9/94

OWNER OR REPUTED OWNER

Kile, Rodney L. & Gloria A.

DESCRIPTION OF PROPERTY

1.518 Acres

PARCEL NUMBER

27.06--005-01,000

IN Orange Jownship Borough City

This is to certify that, according to our records, there are no unpaid Taxes on the above mentioned property as of December 31, 19 93.

Excluding: Interim Tax Billings

Requested by: Columbia County Sheriff Dept.

COLUMBIA COUNTY TAX CLAIM BUREAU

FEE - \$5.00 Per Parcel

5d 4-28-94

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HARRY A. ROADARMIT, JR.



SETTING OF COLUMBIA COUNTY

roser Standarios COUPT HOUSE - P. O. BOX 100-BLOCKISRURG, PA 17845

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Datos

FEB 8-94

Tot

Robert Edwards--Tax Collector

R.R.2, Box 38-C

Orangeville, PA 17859

Post Meridian Bank

V⁶ Rodney L. & Gloria A. Kile, his wife

Har

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of 1994 ID

No: 1581

of

92

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Sheriff's Sale set for April 28, 1994 at 1000.

Dear Sir:

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

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

Pospectfully,

Harry A. Roadarmol, Jr.

BEGINNING at an iron pin on the southerly line of L.R. 19033 leading from Lighstreet to Orangeville, said iron pin being the northwestern corner of land of Milton and Judy Hess; thence along the western line of land of Hess South 24 degrees 03 minutes 20 seconds East 186.92 feet to an iron pin in line of lands of Earl and Margaret Lemons; thence along lands of Lemons South 69 degrees 16 minutes 11 seconds West, 347.07 feet to an iron pin; thence along the same North 24 degrees 03 minutes 20 seconds West 177.47 feet to an iron pin on the southerly line of L.R. 19033; thence along the southerly line of L.R. 19033 North 63 degrees 20 minutes 46 seconds East 100.00 feet to a point; thence along the same North 64 degrees 05 minutes 39 seconds East 125.92 feet to a point; thence along the same North 71 degrees 01 minutes 57 seconds East 48.63 feet to a point; thence along the same North 77 degrees 38 minutes 42 seconds East 73.82 feet to an iron pin, being the point and place of beginning.

CONTAINING 1.518 acres of land according to a survey of Orangeville Surveying Consultants dated March 22, 1977, a copy of which is attached hereto and recorded herewith.

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HARRY A. ROADARMH, JR.



SHERIFF OF COLUMBIA COUNTY

(717) 784 **(991**

COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA - 47045

CALL BAR VALUE (

Date:	FEB 8-94			
fo:				
		-		
	Meridian Bank 9 of 1994 II)			
Dear S	Sir:			
f	Enclosed is a notice of an upo	oming Sheriff's S	ale, If you ha	ive any
claims	s against this property, notif	y this office <u>IMM</u>	EDIATELY.	

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

Respectfully.

Harry A. Roadarmel, dr. J Sheriff of Columbia County

SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVE AND TIME STAMP WRIT /- 24-99
DOCKET AND INDEX 1-24-94
SET FILE FOLDER UP
CHECK FOR PROPER INFO
WRIT OF EXECUTION 1- 7- 74-94
WRIT OF EXECUTION 1-74-94 COPY OF DESCRIPTION 1-74-94
WHEREABOUTS OF LAST KNOWN ADDRESS 1-64-14
NON-MILITARY AFFIDAVIT NOTICES OF SHERIFF'S SALE -ZY-94 WATCHMAN RELEASE FORM -ZY-94 AFFIDAVIT OF LIENS LIST -ZY-94
NOTICES OF SHERIFF'S SALE 1-24-94
WATCHMAN RELEASE FORM 1-74-94
AFFIDAVIT OF LIENS LIST 1-24-94
CHECK FOR \$500.00750
* IF ANY OF THE ABOVE ARE MISSING DO NOT PROCEDE ANY FURTHER WITH SALE NOTIFY THE ATTY TO SEND ADDITIONAL INFO SET SALE DATE AND ADV. DATES AND POSTING DATES SALE DATE AND ADV. DATES AND POSTING DATES SALE DATE OF COLUMN AND ADV.
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POST ALL DATES ON CALANDER
* SET SALE DATE AT LEAST 2MONTHS AFTER RECEIVING WRIT * SET ADV. DATES 3 THURSDAYS BEFORE SALE DATE TO RUN EVERY THURSDAY TILL SALE 3 TIMES * SET POSTING DATE NO LATER THAN 30 DAYS PRIOR TO SALE
SET DISTRIBUTION DATE
* MUST BE FILED WITHIN 30 DAYS OF SALE (POSTED) * MUST BE PAID 10 DAYS AFTER IT HAS BEEN POSTED
FILL IN ALL NO'S ON EXECUTION PAPERS
TYPE PROPER INFO ON DESCRIPTION (refer to previos sales)
SERVICE SERVICE
TYPE CARDS FOR DEFENDANTS
* COPY OF WRIT FOR EACH DEFENDANT * NOTICE OF SHERIFF SALE * COPY OF DESCRIPTION
PUT TOGETHER PAPERS FOR LIEN HOLDERS 7-9-94
* NOTICE OF SALE DIRECTED TO THEM
SEND NOTICES TO LIEN HOLDERS VIA CERT. MAIL OR SENDERS RECIEPT
ONCE DEFENDANTS ARE SERVED DOCKET COSTS AND INFO
SEND ATTY RETURN OF SERVICE AND COPY OF SENDERS RECIEPT FOR LIEN HOLDERS

SALE BILLS

SEND DESCRIPTION TO PRINTER
** THE FOLLOWING NOTICES REQUIRE A LETTER WITH EXPLAINATIONS
SEND NOTICE TO PRESS DIRECTING WHEN TO ADV. 2-16-94
SEND NOTICES TO LOCAL TAX COLLECTORS 7-(6-91)
NOTICES TO WATER AND SEWER AUTH.
SEND NOTICES TO FEDERAL AND STATE TAX AUTH Z-10-94
IF BUSINESS SEND COPY TO SBA AUTH. 2-9-94
•
HANDBILLS
SEND COPIES OF HANDBILLS TO:
RECORDER'S OFFICE-
TAX CLAIM OFFICE $Z-9-9-9-7-1$
TAX ASSESSMENT OFFICE Z-8-94
PROIN OFFICE(post on board)
POST IN FRONT LOBBY
POST IN SHERIFF'S OFFICE
SEND COPY TO ATTY
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

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

By: Mark G. Yoder, Esquire

Attorney I.D. No. 32493

660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215) 374-8377

MERIDIAN BANK, : IN THE COURT OF COMMON PLEAS

Plaintiff : OF COLUMBIA COUNTY, PENNA.

: No. 1581-CV-92

vs. : CIVIL ACTION - LAW

RODNEY L. KILE and :

GLORIA A. KILE, his wife, : ACTION IN

Defendants : MORTGAGE FORECLOSURE

AFFIDAVIT PURSUANT TO RULE 3129.1

Meridian Bank, plaintiff in the above action, sets forth as of November 11, 1993, the following information concerning the 1.528 acre tract of land situate in Orange Township, Columbia County, Pennsylvania:

Name and address of owners or reputed owners:

RODNEY L. KILE GLORIA A. KILE
R.D. #3, Box 260 R.D.2, Box 38-H
Catawissa, PA 17820 Orangeville, PA 17859

Name and address of defendants in the judgment:

RODNEY L. KILE

R.D. #3, Box 260

Catawissa, PA 17820

GLORIA A. KILE

R.D.2, Box 38-H

Orangeville, PA 17859

3. Name and address of every judgment creditor whose judgment is a record on the real property to be sold: COMMONWEALTH OF PENNSYLVANIA
Department of Revenue
Bureau of Compliance
Dept. 220946
harrisburg, PA 17128

MERIDIAN BANK 35 N. 6th Street Reading, PA 19601

SWIN RESOURCES, INC. (address listed on docket)
29 Frosty Valley Road
Bloomsburg, PA 17815

SWIN RESOURCES, INC. 4949 Liberty Lane P.O. Box 3447 Allentown, PA 18106

SWIN RESOURCE SYSTEMS, INC. (address listed on docket) \$\times_29\$ Frosty Valley Road Bloomsburg, PA 17815

SWIN RESOURCE SYSTEMS, INC. \(\sqrt{4949} \) Liberty Lane P.O. Box 3447 Allentown, PA 18106

AMGUARD INSURANCE COMPANY 16 S. River Street Wilkes-Barre, PA 18703

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

MERIDIAN BANK
35 N. 6th Street
Reading, PA 19601

FIRST EASTERN EQUIPMENT LEASING COMPANY P.O. Box 230 Scranton, PA 18301

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

COLUMBIA COUNTY TAX CLAIM BUREAU
Columbia County Courthouse
P. O. Box 380
Bloomsburg, PA 17815

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 of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale:

United States of America filed a federal tax lien against Rodney Kile and Kiles Disposal Service to No. 1337-1992 on September 21, 1992 with the Prothonotary of Columbia County, Pennsylvania. Plaintiff asserts that this federal tax lien does not operate as a lien against the subject property since it is owned as tenants by the entireties by the Defedants and the lien is filed only against the Defendant, Rodney L. Kile.

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

Dated: January 18, 1994

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

Ву:

Mark G. Yoder, Esquire Attorneys for Meridian Bank

who Tel

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

By: Mark G. Yoder, Esquire

Attorney I.D. No. 32493

660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215)374-8377

MERIDIAN BANK,

IN THE COURT OF COMMON PLEAS

OF COLUMBIA COUNTY, PENNA. Plaintiff :

No. 1581-CV-92

vs.

CIVIL ACTION - LAW

RODNEY L. KILE and

GLORIA A. KILE, his wife, : ACTION IN
Defendants : MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

FIRST EASTERN EQUIPMENT LEASING COMPANY TO:

P.O. Box 230

Scranton, PA 18501

The 1.518 acre tract of land situate in Orange Township, Columbia County, Pennsylvania, on which you have a lien is scheduled to be sold at Sheriff's Sale on Ari Z , 1994, at 1000 AM prevailing time, in the Office of the Sheriff, Columbia County Court House, Bloomsburg, Pennsylvania to enforce the court judgment of \$115,180.55 obtained by Meridian Bank (the "Bank") against Gloria A. Kile and the judgment in the amount of \$122,918.47 obtained by the Bank against Rodney L. Kile.

NOTICE OF LIENHOLDERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

- The sale will be canceled if you pay to the Bank the back payments, late charges, costs and reasonable attorneys' fees due. To find out how much you must pay, you may call: Mark G. Yoder, Esquire at (215)374-8377.
- You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
- You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert you rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page three on how to obtain an attorney).

YOU MAY STILL BE ABLE TO SAVE THE PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

- 1. If the Sheriff's Sale is not stopped, the property will be sold to the highest bidder. You may find out the bid price by calling the Sheriff of Columbia County at (717)389-5600.
- 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of the property.
- 3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff of Columbia County at (717) 389-5600.
- 4. If the amount due from the buyer is not paid to the Sheriff, Rodney L. Kile and Gloria A. Kile will remain the owners of the property as if the sale never happened.
- 5. Rodney L. Kile and Gloria A. Kile will have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict the defendants.
- 6. You may be entitled to a share of the money which was paid for the property. A schedule of distribution of the money bid for the property will be filed by the Sheriff within thirty (30) days of the sale date. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the schedule is filed.
- 7. You may also have other rights and defenses, or ways of protecting your lien, if you act immediately after the sale.

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 LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Fred Trump, Court Administrator Columbia County Courthouse Bloomsburg, PA 17815

Telephone: (717)784-1991, ext. 267

Dated: January &, 1994

BINGAMAN, HESS, COBLENTZ & BELL

Mark G. Yoder, Esq.

Attorneys for Meridian Bank

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CONTAINING 1.518 acres of land according to a survey of Orangeville Surveying Consultants dated March 22, 1977, a copy of which is attached hereto and recorded herewith.

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BINGAMAN, HESS, COLLENTZ & BELL

By: Mark G. Yoder, Esquire

Attorney I.D. No. 32493

660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215) 374-8377

MERIDIAN BANK, : IN THE COURT OF COMMON PLEAS

Plaintiff : OF COLUMBIA COUNTY, PENNA.

: No. 1581-CV-92

vs.

: CIVIL ACTION - LAW

RODNEY L. KILE and : WRIT OF EXECUTION

GLORIA A. KILE, his wife, :

Defendants : ACTION IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: RODNEY L. KILE
R.D. #3, Box 260
Catawissa, PA 17820

Your 1.518 acre tract of land situate in Orange Township, Columbia County, Pennsylvania, is scheduled to be sold at Sheriff's Sale on Noril 78, 1994 at 1000 AM pennsylvania time, in the Office of the Sheriff, Columbia County Courthouse in Bloomsburg, Pennsylvania to enforce the court judgment of \$122,918.47 to the extent of \$115,180.55 obtained by Meridian Bank (the "Bank") against you.

NOTICE OF OWNERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

- 1. The sale will be canceled if you pay to Meridian the back payments, late charges, costs and reasonable attorneys' fees due. To find out how much you must pay, you may call: Mark G. Yoder, Esquire at (215)374-8377.
- 2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
- 3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney).

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

- 1. If the Sheliff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the bid price by calling the Sheriff of Columbia County at (717)389-5600.
- 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
- 3. The sale will be completed only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff of Columbia County at (717)389-5600
- 4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
- 5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
- 6. You may be entitled to a share of the money which was paid for the property. A schedule of distribution of the money bid for the property will be filed by the Sheriff thirty (30) days after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
- 7. You may also have other rights and defenses, or ways of getting your property back, if you act immediately after the sale.

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 LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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

Dated: January 18, 1994

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

Mark G. Yoder, Esquire

Inh - Tol

Attorneys for Meridian

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BINGAMAN, HESS, COBLENTZ & BELL

Mark G. Yoder, Esquire

Attorney I.D. No. 32493

660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215) 374-8377

IN THE COURT OF COMMON PLEAS MERIDIAN BANK,

> Plaintiff OF COLUMBIA COUNTY, PENNA.

> > No. 1581-CV-92 :

CIVIL ACTION - LAW vs. :

RODNEY L. KILE and WRIT OF EXECUTION

GLORIA A. KILE, his wife,

Defendants ACTION IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: GLORIA A. KILE R.D. 2, Box 38-H

Orangeville, PA 17859

Your 1.518 acre tract of land situate in Orange Township, Columbia County, Pennsylvania, is scheduled to be sold at Sheriff's _, 1994 at prevailing time, in the Office of the Sheriff, Columbia County Courthouse in Bloomsburg, Pennsylvania to enforce the court judgment of of \$115,180.55 obtained by Meridian Bank (the "Bank") against you.

NOTICE OF OWNERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

Dated: January 18, 1994

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

By: Mark G. Yoder, Esquire

Attorneys for Meridian

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MERIDIAN BANK, : IN THE COURT OF COMMON PLEAS

Plaintiff : OF COLUMBIA COUNTY, PENNA.

: No. 1581-CV-92

vs.

: CIVIL ACTION - LAW

RODNEY L. KILE and : WRIT OF EXECUTION

GLORIA A. KILE, his wife,

Defendants : ACTION IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: RODNEY L. KILE R.D. #3, Box 260 Catawissa, PA 17820

Your 1.518 acre tract of land situate in Orange Township, Columbia County, Pennsylvania, is scheduled to be sold at Sheriff's Sale on _______, 1994 at _______p.m., prevailing time, in the Office of the Sheriff, Columbia County Courthouse in Bloomsburg, Pennsylvania to enforce the court judgment of \$122,918.47 to the extent of \$115,180.55 obtained by Meridian Bank (the "Bank") against you.

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Dated: January 18, 1994

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

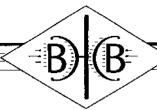
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KURT ALTHOUSE
WILLIAM P. BARRETT
HARRY D. McMUNIGAL
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SHAWN J. LAU

SUSAN N. DENARO

JILL M. SCHEIDT

DANIEL J. PORUBAN

660 PENN SQUARE CENTER • 601 PENN STREET
P.O. BOX 61
READING, PENNSYLVANIA 19603-0061
TELEPHONE (610) 374-8377
FAX # (610) 376-3105

RAYMOND K. HESS J. WENDELL COBLENTZ RALPH J. ALTHOUSE, JR. GERALD P. SIGAL OF COUNSEL

LLEWELLYN R. BINGAMAN

JAMES F. BELL 1921-1988

BERNVILLE OFFICE 331 MAIN STREET BERNVILLE, PA 19506 (510) 488-0656

PHILADELPHIA OFFICE 2207 CHESTNUT STREET PHILADELPHIA, PA 19103 (215) 790-0451

April 21, 1994

Harry A. Roadarmel Sheriff of Columbia County Courthouse 35 West Main Street P.O. Box 380 Bloomsburg, PA 17815

> Re: Meridian Bank vs. Rodney L. and Gloria A. Kile No. 1581-CV-92 Columbia County Court of Common Pleas Our File No. 1011-123

Dear Sheriff Roadarmel:

On behalf of Plaintiff Meridian Bank I request that you cancel the sheriff's sale of real estate scheduled for April 28, 1994 in your office and withdraw the writ of execution.

A check in the amount of \$1,811.70 will be hand delivered with this letter, which amount represents the balance due to your office per your conversation with Joann Ruchlewicz on April 20, 1994.

Thank you very much for your assistance.

Very truly yours,

John Tol-

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

Mark G. Yoder

MGY:vlr Enclosure

cc: James T. Grady/Meridian Bank (SQ0305)

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 . April 7, 14, 21
Larraine M. Ruischer
•
Sworn and subscribed to before me this . A. day of ARCA 1997
(Notary Public)
My Commission Expires

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

24 HOUR PHONE (717) 784-6300

April 25, 1994

Meridian Bank

Order of Execution-5-94 E.D. and 1581 J.D. 1992.

VS.

Rodney L. Kile Gloria A. Kile

Information regarding the final costs of the proposed Sheriff's Sale, dated for April 28, 1994.

Advertsing Costs--Press-Enterprise Sheriff's Costs Sheriff's Poundage on Judgement

306.29 179.51 2,075.70

Total Costs to be Assessed on this Sale/Adjournment

\$2,561.70

Should there be any questions, feelfree to call me.

Harry A. Roadarmel Jr.

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

By: Mark G. Yoder, Esquire

Attorney I.D. No. 32493 660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215)374-8377

IN THE COURT OF COMMON PLEAS MERIDIAN BANK,

OF COLUMBIA COUNTY, PENNA. Plaintiff :

No. 1581-CV-92

vs.

RODNEY L. KILE and

GLORIA A. KILE, his wife, : CIVIL ACTION - LAW

Defendants : ACTION IN MORTGAGE FORECLOSURE

Defendants

OFFICE OF THE SHERIFF TO:

COLUMBIA COUNTY COURTHOUSE

P.O. BOX 380

BLOOMSBURG, PA 17815

R.D. 2, Box 38-H, Orangeville, Columbia County, Property at

Pennsylvania (See Exhibit A attached).

WAIVER OF WATCHMAN

Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever if 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 such property before sheriff's sale thereof.

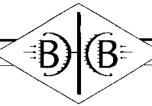
Dated: February 1, 1994.

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

Attorney for Plaintiff

BEGINNING at an iron pin on the southerly line of L.R. 19033 leading from Lighstreet to Orangeville, said iron pin being the northwestern corner of land of Milton and Judy Hess; thence along the western line of land of Hess South 24 degrees 03 minutes 20 seconds East 186.92 feet to an iron pin in line of lands of Earl and Margaret Lemons; thence along lands of Lemons South 69 degrees 16 minutes 11 seconds West, 347.07 feet to an iron pin; thence along the same North 24 degrees 03 minutes 20 seconds West 177.47 feet to an iron pin on the southerly line of L.R. 19033; thence along the southerly line of L.R. 19033 North 63 degrees 20 minutes 46 seconds East 100.00 feet to a point; thence along the same North 64 degrees 05 minutes 39 seconds East 125.92 feet to a point; thence along the same North 71 degrees 01 minutes 57 seconds East 48.63 feet to a point; thence along the same North 77 degrees 38 minutes 42 seconds East 73.82 feet to an iron pin, being the point and place of beginning.

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February 1, 1994

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Harry Roadarmel, Sheriff Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815

Re: Meridian Bank, Plaintiff

vs. Rodney L. Kile and Gloria A. Kile, Defendants

No. 1581-CV-92

Columbia County Court of Common Pleas

Our File No. 1011-123

Dear Sheriff Roadarmel:

In accordance with your request, enclosed please find a Waiver of Watchman form, in the above mortgage foreclosure proceeding.

It is my understanding that you will schedule the sale of the Kile property after you have made service of the 3129 Notice upon the Kiles. Kindly contact either myself or JoAnn Ruchlewicz with the date and time of the sale.

Thank you for your cooperation in this matter.

Very truly yours,

Mark G. Yoder, Esquire

for BINGAMAN, HESS, COBLENTZ & BELL, P.C.

MGY/jr Enclosure

cc: Mr. James T. Grady - Meridian Bank (SQ0305)

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

Mark G. Yoder, Esquire

Attorney I.D. No. 32493

660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215)374-8377

IN THE COURT OF COMMON PLEAS MERIDIAN BANK,

> Plaintiff OF COLUMBIA COUNTY, PENNA.

> > No. 1581-CV-92 :

vs.

:

RODNEY L. KILE and

GLORIA A. KILE, his wife, : CIVIL ACTION - LAW

ACTION IN MORTGAGE FORECLOSURE Defendants

TO THE SHERIFF OF COLUMBIA COUNTY:

Please serve the Notice of Sheriff's Sale of Real Property upon the Defendant, Gloria A. Kile, at R.D. 2, Box 38-H, Orangeville, Columbia County, Pennsylvania and upon the Defendant, Rodney L. Kile, at R.D. #3, Box 260, Catawissa, Columbia County, Pennsylvania.

Please note that we have been advised that the best time for you to make service upon the Defendant, Rodney L. Kile, will be after 6:00 P.M.

Also, in accordance with Pa. R.C.P. 3129.2(a), please post the subject property with handbills at lease thirty (30) days prior to the Sheriff's Sale date.

Please make return of service to the undersigned.

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

By: Cale on Tole Mark G. Yoder, Esquire Attorneys for Plaintiff

Dated: January 18, 1994

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

Mark G. Yoder, Esquire

Attorney I.D. No. 32493

660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215)374-8377

MERIDIAN BANK,

IN THE COURT OF COMMON PLEAS

Plaintiff

OF COLUMBIA COUNTY, PENNA.

No. 1581-CV-92

vs.

:

CIVIL ACTION - LAW

RODNEY L. KILE and

GLORIA A. KILE, his wife, :
Defendants:

ACTION IN

MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

SWIN RESOURCE SYSTEMS, INC. TO:

4949 Liberty Lane

P.O. Box 3447

Allentown, PA 18106

The 1.518 acre tract of land situate in Orange Township, Columbia County, Pennsylvania, on which you have a lien is scheduled to be sold at Sheriff's Sale on _______, 1994, Columbia County Court House, Bloomsburg, Pennsylvania to enforce the court judgment of \$115,180.55 obtained by Meridian Bank (the "Bank") against Gloria A. Kile and the judgment in the amount of \$122,918.47 obtained by the Bank against Rodney L. Kile.

NOTICE OF LIENHOLDERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

- The sale will be canceled if you pay to the Bank the back payments, late charges, costs and reasonable attorneys' fees due. To find out how much you must pay, you may call: Mark G. Yoder, Esquire at (215)374-8377.
- You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
- You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert you rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page three on how to obtain an attorney).

YOU MAY STILL BE ABLE TO SAVE THE PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

- 1. If the Sheriff's Sale is not stopped, the property will be sold to the highest bidder. You may find out the bid price by calling the Sheriff of Columbia County at (717)389-5600.
- 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of the property.
- 3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff of Columbia County at (717) 389-5600.
- 4. If the amount due from the buyer is not paid to the Sheriff, Rodney L. Kile and Gloria A. Kile will remain the owners of the property as if the sale never happened.
- 5. Rodney L. Kile and Gloria A. Kile will have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict the defendants.
- 6. You may be entitled to a share of the money which was paid for the property. A schedule of distribution of the money bid for the property will be filed by the Sheriff within thirty (30) days of the sale date. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the schedule is filed.
- 7. You may also have other rights and defenses, or ways of protecting your lien, if you act immediately after the sale.

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 LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Fred Trump, Court Administrator Columbia County Courthouse Bloomsburg, PA 17815

Telephone: (717)784-1991, ext. 267

Dated: January 8, 1994

BINGAMAN, HESS, COBLENTZ & BELL

By: Mark G. Yoder, Esq.

Attorneys for Meridian Bank

BEGINNING at an iron pin on the southerly line of L.R. 19033 leading from Lighstreet to Orangeville, said iron pin being the northwestern corner of land of Milton and Judy Hess; thence along the western line of land of Hess South 24 degrees 03 minutes 20 seconds East 186.92 feet to an iron pin in line of lands of Earl and Margaret Lemons; thence along lands of Lemons South 69 degrees 16 minutes 11 seconds West, 347.07 feet to an iron pin; thence along the same North 24 degrees 03 minutes 20 seconds West 177.47 feet to an iron pin on the southerly line of L.R. 19033; thence along the southerly line of L.R. 19033 North 63 degrees 20 minutes 46 seconds East 100.00 feet to a point; thence along the same North 64 degrees 05 minutes 39 seconds East 125.92 feet to a point; thence along the same North 71 degrees 01 minutes 57 seconds East 48.63 feet to a point; thence along the same North 77 degrees 38 minutes 42 seconds East 73.82 feet to an iron pin, being the point and place of beginning.

CONTAINING 1.518 acres of land according to a survey of Orangeville Surveying Consultants dated March 22, 1977, a copy of which is attached hereto and recorded herewith.

BINGAMAN, HESS, COL ANTZ & BELL

By: Mark G. Yoder, Esquire

Attorney I.D. No. 32493

660 Penn Square Center

P.O. Box 61

Reading, PA 19603

Telephone: (215) 374-8377

MERIDIAN BANK, : IN THE COURT OF COMMON PLEAS

Plaintiff : OF COLUMBIA COUNTY, PENNA.

: No. 1581-CV-92

vs.

: CIVIL ACTION - LAW

RODNEY L. KILE and

: WRIT OF EXECUTION

GLORIA A. KILE, his wife,

Defendants : ACTION IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: RODNEY L. KILE
R.D. #3, Box 260
Catawissa, PA 17820

Your 1.518 acre tract of land situate in Orange Township, Columbia County, Pennsylvania, is scheduled to be sold at Sheriff's Sale on _______, 1994 at ________p.m., prevailing time, in the Office of the Sheriff, Columbia County Courthouse in Bloomsburg, Pennsylvania to enforce the court judgment of \$122,918.47 to the extent of \$115,180.55 obtained by Meridian Bank (the "Bank") against you.

NOTICE OF OWNERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

- 1. The sale will be canceled if you pay to Meridian the back payments, late charges, costs and reasonable attorneys' fees due. To find out how much you must pay, you may call: Mark G. Yoder, Esquire at (215)374-8377.
- 2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
- 3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney).

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE

- 1. If the Sh_'iff's Sale is not stopped, our property will be sold to the highest bidder. You may find out the bid price by calling the Sheriff of Columbia County at (717)389-5600.
- 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
- 3. The sale will be completed only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff of Columbia County at (717) 389-5600
- 4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
- 5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
- 6. You may be entitled to a share of the money which was paid for the property. A schedule of distribution of the money bid for the property will be filed by the Sheriff thirty (30) days after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
- 7. You may also have other rights and defenses, or ways of getting your property back, if you act immediately after the sale.

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 LISTED BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

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

Dated: January 18, 1994

BINGAMAN, HESS, COBLENTZ & BELL, P.C.

By: Mark G. Yoder, Esquire

Attorneys for Meridian

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