

Berwick; 1126-1128 Freas Avenue, Berwick; and 2457 Old Berwick Road, Espy, Scott Township, Columbia County, Pennsylvania, the same being more particularly described in Exhibit "A" attached hereto and incorporated herein, to enforce the court judgment of \$217,876.81 plus interest thereon at the rates as are specifically reflected in the three separate Notes attached as Exhibit "A" to the complaint filed in this action from 3/2/96 to October 28, 1996, and thereafter at the rate of six (6%) percent to the date of Sheriff Sale, plus additional accrued tax and insurance escrow fees, late charges and inspections fees and attorneys' fees thereon and costs of this suit as obtained by the judgment creditor against you.

NOTICE OF OWNERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale you must take **immediate action**.

1. The sale will be canceled if you pay to the PNC Bank, National Association, in care of Lenahan & Dempsey, P.C., 116 North Washington Avenue, Suite 400, Scranton, PA 18503, the amount of the judgment plus interest, late charges, all costs and reasonable attorneys' fees due. To find out how much you must pay, you may call

Thomas R. Daniels, Esquire
Lenahan & Dempsey, P. C.
717-346-2097

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.

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 Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling the Columbia County Sheriff's office at (717) 389-5624.
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 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 Columbia County Sheriff's office at (717) 389-5624.
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 your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days from the date of 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 schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the distribution schedule.
7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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

SUSQUEHANNA LEGAL SERVICES
168 E. 5TH STREET
BLOOMSBURG, PA 17815

BY VIRTUE of Writ of Execution No. 3-97 issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Columbia County Courthouse in the City of Bloomsburg, Pennsylvania, on April 3, 1997, at 10:00 a.m. in the forenoon of said day, all the right, title and interest of the Defendants in and to the following real property:

210-212 Mulberry Street, Berwick, Pa.

ALL THAT CERTAIN piece and parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the corner of Third and Mulberry Streets; thence along Mulberry Street in a southerly direction 50-3/4 feet, more or less, to property of the estate of Mary Heller Sheep, deceased; thence along same in easterly direction 99 feet, more or less, to land now or late of James L. Evans; thence along same in a northerly direction 50 3/4 feet, more or less, to Third Street; thence along Third Street in a westerly direction 99 feet, more or less, to the place of beginning.

BEING the same premises conveyed to Steven D. Wieners and Kathleen E. Wieners by Deed of Richard Elder Sheep dated November 3, 1989, and recorded November 6, 1989, in Deed Book 440 at Page 760.

1126-1128 Freas Avenue, Berwick, Pa.

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING on Freas Avenue at corner of Lot No. 1016, thence in an easterly direction along Freas Avenue 46.4 feet to the corner of Lot No. 1014; thence in a southerly direction, along said Lot No. 1014, 160 feet to a 15 foot alley; thence in a westerly direction along said alley 46.4 feet to corner of Lot No. 1016; thence in a northerly direction along said Lot No. 1016, 160 feet to Freas Avenue, the place of beginning.

BEING Lot No. 1015 of Berwick Land and Improvement Company's addition to West Berwick, now Borough of Berwick, together with a two-story frame dwelling for four families.

BEING the same premises conveyed into Steven D. Wieners and Kathy Wieners by Deed of Jeffrey L. Kile et ux. dated November 5, 1990, and recorded November 8, 1990, in the Office of the Recorder of Deeds in and for Columbia County in Deed Book 462 at Page 287.

2457 Old Berwick Road, Espy, Scott Township, Pa.

ALL THAT CERTAIN piece or parcel of land situate in the Village of Espy, Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

On the east side by public road leading from Bloomsburg to Berwick; on the west by an alley; on the north by a lot now or late of Mary M. Creveling; on the south by lot now or late of Mary M. Creveling and S.K. Worman; being 173 1/4 feet in length and 41 feet 6 inches in width.

Being the same premises conveyed to Steven D. Wieners and Kathleen Wieners by Deed of Sheriff of Columbia County dated February 21, 1991, and recorded March 4, 1991, in Deed Book 468 at Page 1000.

On October 18, 1993, the marriage of Steven D. Wieners and Kathleen E. Wieners was dissolved by Order of the Seventeenth Judicial Circuit in and for Broward County, Florida, thereby creating a tenancy in common interest in the premises. Moreover, on June 2, 1995, the said Kathleen E. Wieners passed away, and her remaining 50% interest in the aforescribed premises passed to David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J. Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners as the residuary beneficiaries and heirs named in the Last Will and Testament of Kathleen E. Wieners, deceased, dated May 17, 1991. The said Steven D. Wieners has since been remarried to a Kathy Wieners a/k/a Kathleen Wieners.

TOGETHER with all buildings and improvements thereon.

SUBJECT to all exceptions, conditions, restrictions and reservations as contained in the Deeds forming the chain of title.

SEIZED AND TAKEN into execution at the suit of Plaintiff, PNC Bank, National Association, formerly known as First Eastern Bank, N.A., through its attorneys, Lenahan & Dempsey, P.C., by Thomas R. Daniels, Esquire, against Defendants, Steven D. Wieners, individually and as surviving tenant in command of Kathleen E. Wieners, deceased, Kathy Wieners a/k/a Kathleen Wieners, David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J.

Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners filed to Civil Term No. 937 of 1996 and will be sold by:

Harry A. Roadarmel
Sheriff of Columbia County

Thomas R. Daniels, Esquire
Lenahan & Dempsey, P.C.
Attorneys for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, : IN THE COURT OF COMMON PLEAS
successor by merger and acquisition: OF COLUMBIA COUNTY
to FIRST EASTERN BANK, N.A., :
Mortgagee/ : CIVIL ACTION - LAW
Plaintiff :
:

VS. :
:

STEVEN D. WIENERS, surviving tenant:
in command of KATHLEEN E. WIENERS, :
Deceased, :

Mortgagor and :
Real Owner/ :
Defendant :

AND :

KATHY WIENERS a/k/a KATHLEEN :
WIENERS his wife, :

Real Owner/ :
Defendant :

AND :

DAVID S. WIENERS and DEBRA WIENERS, :
his wife, :

Real Owners/ :
Defendants :

AND :

JERRY W. TAYLOR and DEBBIE J. :
TAYLOR, his wife, :

Real Owners/ :
Defendants :

AND :

JOHN SCHEFFLER and VICKI A. BROWN :
SCHEFFLER, his wife, :

Real Owners/ :
Defendants :

AND :

MICHAEL E. McCALLA and PAM McCALLA, :
his wife, :

Real Owners/ :
Defendants :

AND :

PATRICK D. McCALLA and BETH :
McCALLA, his wife, :

Real Owners/ :
Defendants :

AND :

MORTGAGE FORECLOSURE

3-97

NO. 937-CIVIL-1996

Complaint \$55.50 pd
Judgment + 9.25 pd
Wage \$15.00 pd
Total 5.00

BY VIRTUE of Writ of Execution No. 5-1997 issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Columbia County Courthouse in the City of Bloomsburg, Pennsylvania, on April 3, 1997, at 10:00 a.m. in the forenoon of said day, all the right, title and interest of the Defendants in and to the following real property:

210-212 Mulberry Street, Berwick, Pa.

ALL THAT CERTAIN piece and parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the corner of Third and Mulberry Streets; thence along Mulberry Street in a southerly direction 50-3/4 feet, more or less, to property of the estate of Mary Heller Sheep, deceased; thence along same in easterly direction 99 feet, more or less, to land now or late of James L. Evans; thence along same in a northerly direction 50 3/4 feet, more or less, to Third Street; thence along Third Street in a westerly direction 99 feet, more or less, to the place of beginning.

BEING the same premises conveyed to Steven D. Wieners and Kathleen E. Wieners by Deed of Richard Elder Sheep dated November 3, 1989, and recorded November 6, 1989, in Deed Book 440 at Page 760.

1126-1128 Freas Avenue, Berwick, Pa.

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING on Freas Avenue at corner of Lot No. 1016, thence in an easterly direction along Freas Avenue 46.4 feet to the corner of Lot No. 1014; thence in a southerly direction, along said Lot No. 1014, 160 feet to a 15 foot alley; thence in a westerly direction along said alley 46.4 feet to corner of Lot No. 1016; thence in a northerly direction along said Lot No. 1016, 160 feet to Freas Avenue, the place of beginning.

BEING Lot No. 1015 of Berwick Land and Improvement Company's addition to West Berwick, now Borough of Berwick, together with a two-story frame dwelling for four families.

BEING the same premises conveyed into Steven D. Wieners and Kathy Wieners by Deed of Jeffrey L. Kile et ux. dated November 5, 1990, and recorded November 8, 1990, in the Office of the Recorder of Deeds in and for Columbia County in Deed Book 462 at Page 287.

2457 Old Berwick Road, Espy, Scott Township, Pa.

ALL THAT CERTAIN piece or parcel of land situate in the Village of Espy, Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

On the east side by public road leading from Bloomsburg to Berwick; on the west by an alley; on the north by a lot now or late of Mary M. Creveling; on the south by lot now or late of Mary M. Creveling and S.K. Worman; being 173 1/4 feet in length and 41 feet 6 inches in width.

Being the same premises conveyed to Steven D. Wieners and Kathleen Wieners by Deed of Sheriff of Columbia County dated February 21, 1991, and recorded March 4, 1991, in Deed Book 468 at Page 1000.

On October 18, 1993, the marriage of Steven D. Wieners and Kathleen E. Wieners was dissolved by Order of the Seventeenth Judicial Circuit in and for Broward County, Florida, thereby creating a tenancy in common interest in the premises. Moreover, on June 2, 1995, the said Kathleen E. Wieners passed away, and her remaining 50% interest in the aforescribed premises passed to David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J. Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners as the residuary beneficiaries and heirs named in the Last Will and Testament of Kathleen E. Wieners, deceased, dated May 17, 1991. The said Steven D. Wieners has since been remarried to a Kathy Wieners a/k/a Kathleen Wieners.

TOGETHER with all buildings and improvements thereon.

SUBJECT to all exceptions, conditions, restrictions and reservations as contained in the Deeds forming the chain of title.

SEIZED AND TAKEN into execution at the suit of Plaintiff, PNC Bank, National Association, formerly known as First Eastern Bank, N.A., through its attorneys, Lenahan & Dempsey, P.C., by Thomas R. Daniels, Esquire, against Defendants, Steven D. Wieners, individually and as surviving tenant in command of Kathleen E. Wieners, deceased, Kathy Wieners a/k/a Kathleen Wieners, David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J.

Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners filed to Civil Term No. 937 of 1996 and will be sold by:

Harry A. Roadarmel
Sheriff of Columbia County

Thomas R. Daniels, Esquire
Lenahan & Dempsey, P.C.
Attorneys for Plaintiff

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17015

PHONE
(717) 389-5622

24 HOUR PHONE
(717) 701-6,000

Date: FEB 4, 1997

To: Tenant
First Floor
1126 Freas Ave.
Berwick, PA 18603

VACANT

Re: PNC Bank, N.A.

VS.

Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased

No: 3 of 1997 JD

No: 937 of 1996 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

PNC BANK, NATIONAL ASSOCIATION, : IN THE COURT OF COMMON PLEAS
successor by merger and acquisition: OF COLUMBIA COUNTY
to FIRST EASTERN BANK, N.A., :
Mortgagee/ : CIVIL ACTION - LAW
Plaintiff :
:

VS. :
:

STEVEN D. WIENERS, surviving tenant: :
in command of KATHLEEN E. WIENERS, :
Deceased, :

Mortgagor and :
Real Owner/ :
Defendant :

AND :

KATHY WIENERS a/k/a KATHLEEN :
WIENERS his wife, :

Real Owner/ :
Defendant :

AND :

DAVID S. WIENERS and DEBRA WIENERS, :
his wife, :

Real Owners/ :
Defendants :

AND :

JERRY W. TAYLOR and DEBBIE J. :
TAYLOR, his wife, :

Real Owners/ :
Defendants :

AND :

JOHN SCHEFFLER and VICKI A. BROWN :
SCHEFFLER, his wife, :

Real Owners/ :
Defendants :

AND :

MICHAEL E. McCALLA and PAM McCALLA, :
his wife, :

Real Owners/ :
Defendants :

AND :
:

MORTGAGE FORECLOSURE

3-97

Berwick; 1126-1128 Freas Avenue, Berwick; and 2457 Old Berwick Road, Espy, Scott Township, Columbia County, Pennsylvania, the same being more particularly described in Exhibit "A" attached hereto and incorporated herein, to enforce the court judgment of \$217,876.81 plus interest thereon at the rates as are specifically reflected in the three separate Notes attached as Exhibit "A" to the complaint filed in this action from 3/2/96 to October 28, 1996, and thereafter at the rate of six (6%) percent to the date of Sheriff Sale, plus additional accrued tax and insurance escrow fees, late charges and inspections fees and attorneys' fees thereon and costs of this suit as obtained by the judgment creditor against you.

NOTICE OF OWNERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale you must take immediate action.

1. The sale will be canceled if you pay to the PNC Bank, National Association, in care of Lenahan & Dempsey, P.C., 116 North Washington Avenue, Suite 400, Scranton, PA 18503, the amount of the judgment plus interest, late charges, all costs and reasonable attorneys' fees due. To find out how much you must pay, you may call

Thomas R. Daniels, Esquire
Lenahan & Dempsey, P. C.
717-346-2097

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.

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 Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling the Columbia County Sheriff's office at (717) 389-5624.
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 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 Columbia County Sheriff's office at (717) 389-5624.
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 your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days from the date of 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 schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the distribution schedule.
7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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

SUSQUEHANNA LEGAL SERVICES
168 E. 5TH STREET
BLOOMSBURG, PA 17815

BY VIRTUE of Writ of Execution No. 3-97 issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Columbia County Courthouse in the City of Bloomsburg, Pennsylvania, on April 3, 1997, at 10:00 a.m. in the forenoon of said day, all the right, title and interest of the Defendants in and to the following real property:

210-212 Mulberry Street, Berwick, Pa.

ALL THAT CERTAIN piece and parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the corner of Third and Mulberry Streets; thence along Mulberry Street in a southerly direction 50-3/4 feet, more or less, to property of the estate of Mary Heller Sheep, deceased; thence along same in easterly direction 99 feet, more or less, to land now or late of James L. Evans; thence along same in a northerly direction 50 3/4 feet, more or less, to Third Street; thence along Third Street in a westerly direction 99 feet, more or less, to the place of beginning.

BEING the same premises conveyed to Steven D. Wieners and Kathleen E. Wieners by Deed of Richard Elder Sheep dated November 3, 1989, and recorded November 6, 1989, in Deed Book 440 at Page 760.

1126-1128 Freas Avenue, Berwick, Pa.

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING on Freas Avenue at corner of Lot No. 1016, thence in an easterly direction along Freas Avenue 46.4 feet to the corner of Lot No. 1014; thence in a southerly direction, along said Lot No. 1014, 160 feet to a 15 foot alley; thence in a westerly direction along said alley 46.4 feet to corner of Lot No. 1016; thence in a northerly direction along said Lot No. 1016, 160 feet to Freas Avenue, the place of beginning.

BEING Lot No. 1015 of Berwick Land and Improvement Company's addition to West Berwick, now Borough of Berwick, together with a two-story frame dwelling for four families.

BEING the same premises conveyed into Steven D. Wieners and Kathy Wieners by Deed of Jeffrey L. Kile et ux. dated November 5, 1990, and recorded November 8, 1990, in the Office of the Recorder of Deeds in and for Columbia County in Deed Book 462 at Page 287.

2457 Old Berwick Road, Espy, Scott Township, Pa.

ALL THAT CERTAIN piece or parcel of land situate in the Village of Espy, Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

On the east side by public road leading from Bloomsburg to Berwick; on the west by an alley; on the north by a lot now or late of Mary M. Creveling; on the south by lot now or late of Mary M. Creveling and S.K. Worman; being 173 1/4 feet in length and 41 feet 6 inches in width.

Being the same premises conveyed to Steven D. Wieners and Kathleen Wieners by Deed of Sheriff of Columbia County dated February 21, 1991, and recorded March 4, 1991, in Deed Book 468 at Page 1000.

On October 18, 1993, the marriage of Steven D. Wieners and Kathleen E. Wieners was dissolved by Order of the Seventeenth Judicial Circuit in and for Broward County, Florida, thereby creating a tenancy in common interest in the premises. Moreover, on June 2, 1995, the said Kathleen E. Wieners passed away, and her remaining 50% interest in the aforescribed premises passed to David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J. Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners as the residuary beneficiaries and heirs named in the Last Will and Testament of Kathleen E. Wieners, deceased, dated May 17, 1991. The said Steven D. Wieners has since been remarried to a Kathy Wieners a/k/a Kathleen Wieners.

TOGETHER with all buildings and improvements thereon.

SUBJECT to all exceptions, conditions, restrictions and reservations as contained in the Deeds forming the chain of title.

SEIZED AND TAKEN into execution at the suit of Plaintiff, PNC Bank, National Association, formerly known as First Eastern Bank, N.A., through its attorneys, Lenahan & Dempsey, P.C., by Thomas R. Daniels, Esquire, against Defendants, Steven D. Wieners, individually and as surviving tenant in command of Kathleen E. Wieners, deceased, Kathy Wieners a/k/a Kathleen Wieners, David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J.

Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners filed to Civil Term No. 937 of 1996 and will be sold by:

Harry A. Roadarmel
Sheriff of Columbia County

Thomas R. Daniels, Esquire
Lenahan & Dempsey, P.C.
Attorneys for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, : IN THE COURT OF COMMON PLEAS
successor by merger and acquisition: OF COLUMBIA COUNTY
to FIRST EASTERN BANK, N.A., :

TO FIRST DEFENDANT, BANK OF AMERICA, N.A. : CIVIL ACTION - LAW
Mortgagee/ :
Plaintiff :
:

VS.

STEVEN D. WIENERS, surviving tenant:
in command of KATHLEEN E. WIENERS, :
Deceased, :

Mortgagor and
Real Owner/
Defendant

AND

KATHY WIENERS a/k/a KATHLEEN
WIENERS his wife,

Real Owner/
Defendant

AND

DAVID S. WIENERS and DEBRA WIENERS, :
his wife, :

Real Owners/
Defendants

AND

JERRY W. TAYLOR and DEBBIE J.
TAYLOR, his wife,

Real Owners/
Defendants

AND

JOHN SCHEFFLER and VICKI A. BROWN
SCHEFFLER, his wife,

Real Owners/
Defendants

AND

MICHAEL E. McCALLA and PAM McCALLA, :
his wife, :

Real Owners/
Defendants

AND

PATRICK D. McCALLA and BETH
McCALLA, his wife,

Real Owners/
Defendants

AND

PERRY L. McCALLA and CAROL
McCALLA, his wife,

Real Owners/
Defendants

MORTGAGE FORECLOSURE

NO. 937-CIVIL-1996

AND	:	
TIMOTHY A. McCALLA,	:	
Real Owner/	:	
Defendant	:	
AND	:	
SEAN M. McCALLA,	:	
Real Owner/	:	
Defendant	:	
AND	:	
BRIAN WIENERS and RHONDA WIENERS,	:	
his wife,	:	
Real Owners/	:	
Defendants	:	NO. 937-CIVIL-1996
: :		

ACT 91 OF 1983
AFFIDAVIT AND INDEMNIFICATION

I, Thomas R. Daniels, Esquire, of the law firm of Lenahan & Dempsey, P. C., being duly sworn according to law, do hereby depose and state that I am the attorney for Plaintiff, PNC Bank, National Association, successor in interest to First Eastern Bank, N.A. (hereinafter referred to as "PNC"). I am fully familiar with the facts and circumstances surrounding the Mortgage Foreclosure Action filed in the Prothonotary's office of Columbia County against the above-referenced Defendants which is scheduled for Sheriff's Sale on April 3, 1997, and I am authorized to make this Affidavit on behalf of PNC.

I further depose and say that the said Defendants do not fall within any of the provisions of Act 91 of the General Assembly of Pennsylvania being House Bill No.: 500, Session of 1983, which would preclude the Sheriff of Columbia County from proceeding with the Sheriff's Sale scheduled on April 3, 1997, and I hereby direct the Sheriff to proceed with the said sale.

PNC BANK, NATIONAL ASSOCIATION, : IN THE COURT OF COMMON PLEAS
successor by merger and acquisition: OF COLUMBIA COUNTY
to FIRST EASTERN BANK, N.A., :
Mortgagee/ : CIVIL ACTION - LAW
Plaintiff :
: :
: :

VS. :
: :
: :

STEVEN D. WIENERS, surviving tenant: :
in command of KATHLEEN E. WIENERS, :
Deceased, :
: :

Mortgagor and :
Real Owner/ :
Defendant :
: :

AND :
: :

KATHY WIENERS a/k/a KATHLEEN :
WIENERS his wife, :
: :

Real Owner/ :
Defendant :
: :

AND :
: :

DAVID S. WIENERS and DEBRA WIENERS, :
his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

JERRY W. TAYLOR and DEBBIE J. :
TAYLOR, his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

JOHN SCHEFFLER and VICKI A. BROWN :
SCHEFFLER, his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

MICHAEL E. McCALLA and PAM McCALLA, :
his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

PATRICK D. McCALLA and BETH :
McCALLA, his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

MORTGAGE FORECLOSURE

3-97

NO. 937-CIVIL-1996

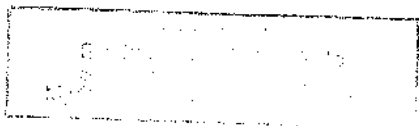
and that the last known addresses of the Defendants are listed in Exhibit "A" attached hereto, and the address of the above Plaintiff is 201 Penn Avenue, Scranton, Pennsylvania.

Lenahan & Dempsey, P.C.

Thomas R. Daniels
Thomas R. Daniels, Esquire

Sworn to and subscribed :
before me this 17th day :
of January 1997:

Sandra P. Carey
Notary Public



Mr. Steven D. Wieners
3907 N.W. 69th Terrace
Coral Springs, Florida 33065.

Mrs. Kathy Wieners
3907 N.W. 69th Terrace
Coral Springs, Florida 33065.

Mr. David S. Wieners
RD 2, Box 435
Fulton, New York 13069.

Mrs. Debra Wieners
RD 2, Box 435
Fulton, New York 13069.

Mr. Jerry W. Taylor
6100 Shangri-La Blvd.
Milton, Florida 32583

Mrs. Debbie J. Taylor
6100 Shangri-La Blvd.
Milton, Florida 32583

Mr. John Scheffler
2817 Main Avenue
Sheboygan, Wisconsin 53083

Mrs. Vickie Brown Scheffler
2817 Main Avenue
Sheboygan, Wisconsin 53083

Mr. Michael E. McCalla
RR 3, Box 391-T
Reed City, Michigan 49677

Mrs. Pam McCalla
RR 3, Box 391-T
Reed City, Michigan 49677

Mr. Patrick D. McCalla
1550 Persimmon Place
Noblesville, Indiana 46060

Mrs. Beth McCalla
1550 Persimmon Place
Noblesville, Indiana 46040

Mr. Perry L. McCalla
7100 Blue Star Highway
Coloma, Michigan 49038

Mrs. Carol McCalla
7100 Blue Star Highway
Coloma, Michigan 49038

Mr. Timothy McCalla
28 Voerman Street
Tomahawk, Wisconsin 54487

Mr. Sean McCalla
2308 Langley Avenue
St. Joseph, Michigan 49085

Mr. Brian Wieners
600 East Third Street
Berwick, PA 18603

Mrs. Rhonda Wieners
600 East Third Street
Berwick, PA 18603

Exhibit "A"

PNC BANK, NATIONAL ASSOCIATION, : IN THE COURT OF COMMON PLEAS
successor by merger and acquisition: OF COLUMBIA COUNTY
to FIRST EASTERN BANK, N.A., :
Mortgagee/ : CIVIL ACTION - LAW
Plaintiff :
: :
: :

VS. :
: :
: :

STEVEN D. WIENERS, surviving tenant: :
in command of KATHLEEN E. WIENERS, :
Deceased, :
: :

Mortgagor and :
Real Owner/ :
Defendant :
: :

AND :
: :

KATHY WIENERS a/k/a KATHLEEN :
WIENERS his wife, :
: :

Real Owner/ :
Defendant :
: :

AND :
: :

DAVID S. WIENERS and DEBRA WIENERS, :
his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

JERRY W. TAYLOR and DEBBIE J. :
TAYLOR, his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

JOHN SCHEFFLER and VICKI A. BROWN :
SCHEFFLER, his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

MICHAEL E. McCALLA and PAM McCALLA, :
his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

PATRICK D. McCALLA and BETH :
McCALLA, his wife, :
: :

Real Owners/ :
Defendants :
: :

AND :
: :

MORTGAGE FORECLOSURE

3-97

NO. 937-CIVIL-1996

PERRY L. McCALLA and CAROL
McCALLA, his wife,

Real Owners/
Defendants

AND
TIMOTHY A. McCALLA,

Real Owner/
Defendant

AND
SEAN M. McCALLA,

Real Owner/
Defendant

AND
BRIAN WIENERS and RHONDA WIENERS,
his wife,

Real Owners/
Defendants

NO. 937-CIVIL-1996

AFFIDAVIT PURSUANT TO RULE 3129.1

PNC Bank, National Association, formerly known as First Eastern Bank, N.A., Plaintiff in the above action, sets forth, as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at 210-212 Mulberry Street, Berwick, Columbia County, Pennsylvania; 1126-1128 Freas Avenue, Berwick, Columbia County, Pennsylvania, 2457 Old Berwick Road, Espy, Scott Township, Columbia County, Pennsylvania, more fully described in Exhibit "A" attached for more specific description.

1. Name and address of owners or reputed owners:

Mr. Steven D. Wieners
3907 N.W. 69th Terrace
Coral Springs, Florida 33065.

Mrs. Kathy Wieners
3907 N.W. 69th Terrace
Coral Springs, Florida 33065.

Mr. David S. Wieners
RD 2, Box 435
Fulton, New York 13069.

Mrs. Debra Wieners
RD 2, Box 435
Fulton, New York 13069.

Mr. Jerry W. Taylor
6100 Shangri-La Blvd.
Milton, Florida 32583

Mrs. Debbie J. Taylor
6100 Shangri-La Blvd.
Milton, Florida 32583

Mr. John Scheffler
2817 Main Avenue
Sheboygan, Wisconsin 53083

Mrs. Vickie Brown Scheffler
2817 Main Avenue
Sheboygan, Wisconsin 53083

Mr. Michael E. McCalla
RR 3, Box 391-T
Reed City, Michigan 49677

Mrs. Pam McCalla
RR 3, Box 391-T
Reed City, Michigan 49677

Mr. Patrick D. McCalla
1550 Persimmon Place
Noblesville, Indiana 46060

Mrs. Beth McCalla
1550 Persimmon Place
Noblesville, Indiana 46040

Mr. Perry L. McCalla
7100 Blue Star Highway
Coloma, Michigan 49038

Mrs. Carol McCalla
7100 Blue Star Highway
Coloma, Michigan 49038

Mr. Timothy McCalla
28 Voerman Street
Tomahawk, Wisconsin 54487

Mr. Sean McCalla
2308 Langley Avenue
St. Joseph, Michigan 49085

Mr. Brian Wieners
600 East Third Street
Berwick, PA 18603

Mrs. Rhonda Wieners
600 East Third Street
Berwick, PA 18603

2. Name and address of Defendants in the judgement:

Mr. Steven D. Wieners
3907 N.W. 69th Terrace
Coral Springs, Florida 33065.

Mrs. Kathy Wieners
3907 N.W. 69th Terrace
Coral Springs, Florida 33065.

Mr. David S. Wieners
RD 2, Box 435
Fulton, New York 13069.

Mrs. Debra Wieners
RD 2, Box 435
Fulton, New York 13069.

Mr. Jerry W. Taylor
6100 Shangri-La Blvd.
Milton, Florida 32583

Mrs. Debbie J. Taylor
6100 Shangri-La Blvd.
Milton, Florida 32583

Mr. John Scheffler
2817 Main Avenue
Sheboygan, Wisconsin 53083

Mrs. Vickie Brown Scheffler
2817 Main Avenue
Sheboygan, Wisconsin 53083

Mr. Michael E. McCalla
RR 3, Box 391-T
Reed City, Michigan 49677

Mrs. Pam McCalla
RR 3, Box 391-T
Reed City, Michigan 49677

Mr. Patrick D. McCalla
1550 Persimmon Place
Noblesville, Indiana 46060

Mrs. Beth McCalla
1550 Persimmon Place
Noblesville, Indiana 46040

Mr. Perry L. McCalla
7100 Blue Star Highway
Coloma, Michigan 49038

Mrs. Carol McCalla
7100 Blue Star Highway
Coloma, Michigan 49038

Mr. Timothy McCalla
28 Voerman Street
Tomahawk, Wisconsin 54487

Mr. Sean McCalla
2308 Langley Avenue
St. Joseph, Michigan 49085

Mr. Brian Wieners
600 East Third Street
Berwick, PA 18603

Mrs. Rhonda Wieners
600 East Third Street
Berwick, PA 18603

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

PNC Bank, National Association
201 Penn Avenue
Scranton, PA 18501

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

PNC Bank, National Association
201 Penn Avenue
Scranton, PA 18501

PNC Mortgage Corp. of America
539 South Fourth Avenue
Louisville, KY 40202-2531
Attn: Yvonne L. Johnson

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

Tax Claim Bureau
Columbia County Court House
P.O. Box 380
Bloomsburg, PA 17815

Connie Ginger
Tax Collector
120 Rear East Third Street
Berwick, PA 18603

Scott Township Authority
c/o Hill & Hill
16 West Main Street
Bloomsburg, PA 17815

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

Tenants/Occupants
210 Mulberry Street
Berwick, PA 18603

Tenants/Occupants
212 Mulberry Street
Berwick, PA 18603

Tenants/Occupants
First Floor
1126 Freas Avenue
Berwick, PA

Tenants/Occupants
Second Floor
1126 Freas Avenue
Berwick, PA

Tenants/Occupants
First Floor
1128 Freas Avenue
Berwick, PA

Tenants/Occupants
Second Floor
1128 Freas Avenue
Berwick, PA

Tenants/Occupants
2457 Old Berwick Road
Espy, PA

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

LENAHAN & DEMPSEY, P.C.

BY:


THOMAS R. DANIELS, ESQ.
ATTORNEYS FOR PLAINTIFF

DATED: January 15, 1997

BY VIRTUE of Writ of Execution No. 3-97 issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash in the Columbia County Courthouse in the City of Bloomsburg, Pennsylvania, on April 3, 1997, at 10:00 a.m. in the forenoon of said day, all the right, title and interest of the Defendants in and to the following real property:

210-212 Mulberry Street, Berwick, Pa.

ALL THAT CERTAIN piece and parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the corner of Third and Mulberry Streets; thence along Mulberry Street in a southerly direction 50-3/4 feet, more or less, to property of the estate of Mary Heller Sheep, deceased; thence along same in easterly direction 99 feet, more or less, to land now or late of James L. Evans; thence along same in a northerly direction 50 3/4 feet, more or less, to Third Street; thence along Third Street in a westerly direction 99 feet, more or less, to the place of beginning.

BEING the same premises conveyed to Steven D. Wieners and Kathleen E. Wieners by Deed of Richard Elder Sheep dated November 3, 1989, and recorded November 6, 1989, in Deed Book 440 at Page 760.

1126-1128 Freas Avenue, Berwick, Pa.

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING on Freas Avenue at corner of Lot No. 1016, thence in an easterly direction along Freas Avenue 46.4 feet to the corner of Lot No. 1014; thence in a southerly direction, along said Lot No. 1014, 160 feet to a 15 foot alley; thence in a westerly direction along said alley 46.4 feet to corner of Lot No. 1016; thence in a northerly direction along said Lot No. 1016, 160 feet to Freas Avenue, the place of beginning.

BEING Lot No. 1015 of Berwick Land and Improvement Company's addition to West Berwick, now Borough of Berwick, together with a two-story frame dwelling for four families.

BEING the same premises conveyed into Steven D. Wieners and Kathy Wieners by Deed of Jeffrey L. Kile et ux. dated November 5, 1990, and recorded November 8, 1990, in the Office of the Recorder of Deeds in and for Columbia County in Deed Book 462 at Page 287.

2457 Old Berwick Road, Espy, Scott Township, Pa.

ALL THAT CERTAIN piece or parcel of land situate in the Village of Espy, Scott Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

On the east side by public road leading from Bloomsburg to Berwick; on the west by an alley; on the north by a lot now or late of Mary M. Creveling; on the south by lot now or late of Mary M. Creveling and S.K. Worman; being 173 1/4 feet in length and 41 feet 6 inches in width.

Being the same premises conveyed to Steven D. Wieners and Kathleen Wieners by Deed of Sheriff of Columbia County dated February 21, 1991, and recorded March 4, 1991, in Deed Book 468 at Page 1000.

On October 18, 1993, the marriage of Steven D. Wieners and Kathleen E. Wieners was dissolved by Order of the Seventeenth Judicial Circuit in and for Broward County, Florida, thereby creating a tenancy in common interest in the premises. Moreover, on June 2, 1995, the said Kathleen E. Wieners passed away, and her remaining 50% interest in the aforescribed premises passed to David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J. Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners as the residuary beneficiaries and heirs named in the Last Will and Testament of Kathleen E. Wieners, deceased, dated May 17, 1991. The said Steven D. Wieners has since been remarried to a Kathy Wieners a/k/a Kathleen Wieners.

TOGETHER with all buildings and improvements thereon.

SUBJECT to all exceptions, conditions, restrictions and reservations as contained in the Deeds forming the chain of title.

SEIZED AND TAKEN into execution at the suit of Plaintiff, PNC Bank, National Association, formerly known as First Eastern Bank, N.A., through its attorneys, Lenahan & Dempsey, P.C., by Thomas R. Daniels, Esquire, against Defendants, Steven D. Wieners, individually and as surviving tenant in command of Kathleen E. Wieners, deceased, Kathy Wieners a/k/a Kathleen Wieners, David S. Wieners, Debra Wieners, Jerry W. Taylor, Debbie J.

Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners filed to Civil Term No. 937 of 1996 and will be sold by:

Harry A. Roadarmel
Sheriff of Columbia County

Thomas R. Daniels, Esquire
Lenahan & Dempsey, P.C.
Attorneys for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, : IN THE COURT OF COMMON PLEAS
successor by merger and acquisition: OF COLUMBIA COUNTY
to FIRST EASTERN BANK, N.A., :
Mortgagee/ : CIVIL ACTION - LAW
Plaintiff :

VS. :

STEVEN D. WIENERS, surviving tenant: :
in command of KATHLEEN E. WIENERS, :
Deceased, :

Mortgagor and :
Real Owner/ :
Defendant :

AND :

KATHY WIENERS a/k/a KATHLEEN :
WIENERS his wife, :

Real Owner/ :
Defendant :

AND :

DAVID S. WIENERS and DEBRA WIENERS, :
his wife, :

Real Owners/ :
Defendants :

AND :

JERRY W. TAYLOR and DEBBIE J. :
TAYLOR, his wife, :

Real Owners/ :
Defendants :

AND :

JOHN SCHEFFLER and VICKI A. BROWN :
SCHEFFLER, his wife, :

Real Owners/ :
Defendants :

AND :

MICHAEL E. McCALLA and PAM McCALLA, :
his wife, :

Real Owners/ :
Defendants :

AND :

PATRICK D. McCALLA and BETH :
McCALLA, his wife, :

Real Owners/ :
Defendants :

AND :

MORTGAGE FORECLOSURE

3-97

NO. 937-CIVIL-1996

PERRY L. McCALLA and CAROL
McCALLA, his wife,

Real Owners/
Defendants

AND
TIMOTHY A. McCALLA,

Real Owner/
Defendant

AND
SEAN M. McCALLA,

Real Owner/
Defendant

AND
BRIAN WIENERS and RHONDA WIENERS,
his wife,

Real Owners/
Defendants

NO. 937-CIVIL-1996

**WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)**

Writ 3 of 1997

COMMONWEALTH OF PENNSYLVANIA)

) ss.:

COUNTY OF COLUMBIA)

TO THE SHERIFF OF COLUMBIA COUNTY:

In order to satisfy the judgment, interest and costs in the above-captioned matter, you are directed to levy upon and sell the premises known as 210-212 Mulberry Street, Berwick; 1126-1128 Freas Avenue, Berwick; and 2457 Old Berwick Road, Espy, Scott Township, Columbia County, Pennsylvania, which are more fully described on Exhibit "A" attached hereto and made a part hereof.

Amount due.....	\$217,876.81
Interest from 3/2/96 to 2/28/97.....	\$ 18,045.66
Attorneys' Fees	\$ 10,893.84
Costs.....	\$ 2,500.00
Additional Costs to Date of Sale.....	To be computed
Total	\$246,816.31

Prothonotary

Lami R. Kline

Deputy

Dated: *JAN 22*, 1997

Complaint \$55.50 pd
Judgment \$ 9.25 pd
Int \$ 15.00 pd
Satisfy \$ 5.00

Taylor, John Scheffler, Vicki Brown Scheffler, Michael E. McCalla, Pam McCalla, Patrick D. McCalla, Beth McCalla, Perry L. McCalla, Carol McCalla, Timothy A. McCalla, Sean M. McCalla, Brian Wieners and Rhonda Wieners filed to Civil Term No. 937 of 1996 and will be sold by:

Harry A. Roadarmel
Sheriff of Columbia County

Thomas R. Daniels, Esquire
Lenahan & Dempsey, P.C.
Attorneys for Plaintiff

PNC BANK, NATIONAL ASSOCIATION,	:	IN THE COURT OF COMMON PLEAS
successor by merger and acquisition:	:	OF COLUMBIA COUNTY
to FIRST EASTERN BANK, N.A.,	:	
Mortgagee/	:	CIVIL ACTION - LAW
Plaintiff	:	
	:	
VS.	:	
	:	
STEVEN D. WIENERS, surviving tenant:	:	
in command of KATHLEEN E. WIENERS,	:	
Deceased,	:	
	:	
Mortgagor and	:	
Real Owner/	:	
Defendant	:	
	:	
AND	:	MORTGAGE FORECLOSURE
KATHY WIENERS a/k/a KATHLEEN	:	
WIENERS his wife,	:	
	:	
Real Owner/	:	
Defendant	:	
	:	
AND	:	
DAVID S. WIENERS and DEBRA WIENERS,	:	
his wife,	:	
	:	
Real Owners/	:	
Defendants	:	
	:	
AND	:	
JERRY W. TAYLOR and DEBBIE J.	:	
TAYLOR, his wife,	:	
	:	
Real Owners/	:	
Defendants	:	
	:	
AND	:	
JOHN SCHEFFLER and VICKI A. BROWN	:	
SCHEFFLER, his wife,	:	
	:	
Real Owners/	:	
Defendants	:	
	:	
AND	:	
MICHAEL E. McCALLA and PAM McCALLA,	:	
his wife,	:	
	:	
Real Owners/	:	
Defendants	:	
	:	
AND	:	
PATRICK D. McCALLA and BETH	:	
McCALLA, his wife,	:	
	:	
Real Owners/	:	
Defendants	:	
	:	
AND	:	
PERRY L. McCALLA and CAROL	:	
McCALLA, his wife,	:	
	:	
Real Owners/	:	
Defendants	:	

NO. 937-CIVIL-1996

I further depose and say that PNC agrees to indemnify and save harmless the Sheriff of Columbia County against any and all actions, claims, demands, losses, damages, costs and expenses whatsoever that may result from proceeding with the Sheriff's Sale by PNC against the Defendants herein in reliance by the Sheriff of Columbia County on this Affidavit.

Lenahan & Dempsey, P.C.
Attorneys for Plaintiff

BY: Thomas R. Daniels
Thomas R. Daniels, Esq.

SWORN TO and subscribed:

before me this 17th day:

of January 1997:

Suzanne G. Carey
Notary Public



HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17615

PHONE
(717) 339-5622
389-5622

TELEPHONE FACSIMILE
(717) 339-6300

Date: FEB 4, 1997

To: Mrs. Vickie Brown Sheffler
2817 Main Ave.
Sheboygan, WI 53083


Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 JD

Dear Sir:

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

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

Respectfully,


Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17015

PHONE
(717) 339-5622
389-5622

24 HOUR PHONE
(717) 204-4,000

Date: FEB 4, 1997

To: Michael McCalla
PR#3 Pox 3011
Reed City MI 49677

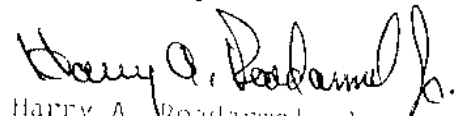
Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 EB No: 937 of 1996 JD

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
HUNTSBURG, PA 17015

PHONE
(717) 704-6100
389-5622

TELETYPE
(717) 704-6100

Date: FEB 4, 1997

To: Mrs. Pam McCalla
RR#3 Box 391T
Reed City, MI 49677

Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 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 300
MCGONAGH, PA 17045

PHONE
617 244-6666
389-5622

24 HOUR PHONE
617 244-6666

Date: FEB 4, 1997

To: Mr. Patrick McCallie
1550 Persimmon Place
Noblesville, TN 46060


Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 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 350
GROOMSBURG, PA 17015

PHONE
(717) 844-5811
389-5622

24 HOUR PHONE
(717) 764-6,000

Date: FEB 4, 1997

To: Mrs. Beth McCalla
1550 Persimmon Place
Noblesville, IN 46060

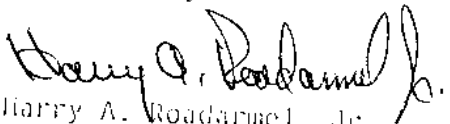
Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 JD No: 937 of 1996 JD

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 17015

PHONE
(717) 389-5622

24 HOUR PHONE
(717) 284-6,000

Date: FEB 4, 1997

To: Mr. Barry McCalla
7100 Blue Star Hwy
Coloma, MT 59038

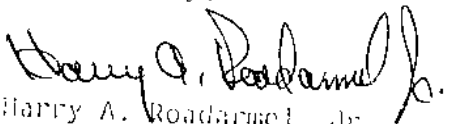
Re: PNC Bank, N.A. VS. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 JD

Dear Sir:

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

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

Respectfully,


Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 300
HOCKESSBURG, PA 17033

PHONE
(717) 200-6000
389-5622

TELETYPE PHONE
(717) 200-6000

Date: FEB 4, 1997

To: Mrs. Carol McCallin
7100 Blue Star Hwy
Colona, MI 49038

Re: PNC Bank, N.A.

vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased

No: 3 of 1997 ED

No: 937 of 1996 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 300
BLOOMSBURG, PA 17015

PHONE
(717) 389-5622

24 HOUR PLAZA
(717) 389-6300

Date: FEB 4, 1997

To: Mr. Timothy McCallin
28 Voornan St.
Dorchester, MA 01937

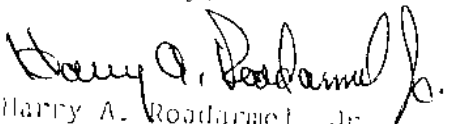
Re: PNC Bank, N.A. VS. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 EB No: 937 of 1996 JD

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) 344-6444
389-5622

TELETYPE PHONE
(717) 703-6300

Date: FEB 4, 1997

To: Mr. Sean McCalla
2308 Lantley Ave.
St. Joseph, MI 49085

Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 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
BEDFORDSHIRE, PA 17015

PHONE
(717) 266-6222
389-5622

TELEPHONE
(717) 266-6300

Date: FEB 4, 1997

To: Mr. Brian Wieners
600 E. Third St.
Perwick, PA 18693

Re: PNC Bank, N.A.

VS. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased

No: 3 of 1997 ED

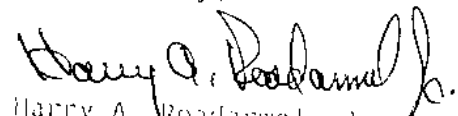
No: 937 of 1996 JD

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) 344-5111
389-5622

TELETYPE PHONE
(717) 704-6100

Date: FEB 4, 1997

To: Yhonda Wieners
600 E. Third St.
Berwick, PA 18603

Re: PNC Bank, N.A. VS. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 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

LENAHAN & DEMPSEY
A PROFESSIONAL CORPORATION
116 NORTH WASHINGTON AVENUE
SCRANTON, PA 18503

FIRST NATIONAL COMMUNITY BANK
DUNMORE, PA 18512
50-3330313

CHECK NO. 0035418

VENDOR

DATE

CHECK NO.

74529

12/17/36

35418

PAY TO THE ORDER OF:

Sheriff, Columbia County

PAY EXACTLY
*****900.00



⑈035418⑈ ⑆031303132⑆ 56 0804708⑈

HARRY A. ROADARMEL, JR.



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

FROM
(717) 389-5622
389-5622

TO FROM FROM
(717) 784-6400

Date: FEB 4, 1997

To: Scott Twp Authority
C/O Hill & Hill
16 West Main St.
Bloomsburg, PA 17815


Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 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 360
BLOOMSBURG, PA 17015

PHONE
(717) 784-6100
389-5622

TELETYPE PHONE
(717) 784-6100

Date: FEB 4, 1997

To: Tenant
210 Mulberry St.
Berwick, PA 18603


Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 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 17015

PHONE
(717) 389-5622
389-5622

TELETYPE
(717) 389-6000

Date: FEB 4, 1997

To: Tenant
212 Mulberry St.
Berwick, PA 18603

Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 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 360
BLOOMSBURG, PA 17815

PHONE
(717) 389-5622

TELETYPE
(717) 389-6400

Date: FEB 4, 1997

To: Tenant
First Floor
1126 Freas Ave.
Berwick, PA 18603

Re: PNC Bank, N.A.

VS. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased

No: 3 of 1997 ED

No: 937 of 1996 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 300
BLOOMSBURG, PA 17015

FROM
717-348-6000
389-5622

717-348-6000
717-348-6000

Date: FEB 4, 1997

To: Tenant
Second Floor
1126 Freas Ave.
Berwick, PA 18603

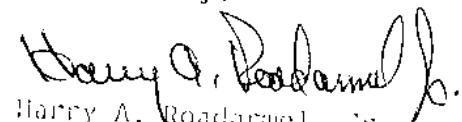
Re: PNC Bank, N.A. vs. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased
No: 3 of 1997 ED No: 937 of 1996 JD

Dear Sir:

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

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

Respectfully,


Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17015

PHONE
(717) 784-6300
389-5622

TELEPHONE
(717) 784-6300

Date: FEB 4, 1997

To: Tenant
First Floor
1128 Freas Ave.
Berwick, PA 18603

Re: PNC Bank, N.A.

vs. Steven D. WIENERS, surviving tentant in
-command of Kathleen E. WIENERS, Deceased

No: 3 of 1997 I.D

No: 937 of 1996 J.D

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 350
BLOOMSBURG, PA 17815

FROM
(717) 784-5622
389-5622

24 HOUR RECORD
(717) 784-6100

Date: FEB 4, 1997

To: Tenant

Second Floor

1128 Freas Ave.

Berwick, PA 18603

Re: PNC Bank, N.A.

VS. Steven D. WIENERS, surviving tentant in
command of Kathleen E. WIENERS, Deceased

No: 3 of 1997 ED

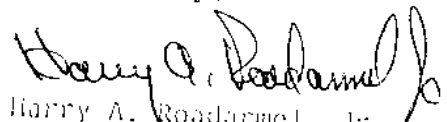
No: 937 of 1996 JD

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