SHERIFF'S SALE

Distribution Sheet

NO. \$\frac{1284-1292}{84.1292}\$ JD DATE OF SALE: \$\frac{120.129.1298}{24.1292}\$ JD DATE OF SALE: \$\frac{120.129.1298}{24.1292}\$ JEOS I HEREBY CERTIFY AND RETURN, that in obedience to and by virtue of the within writ, to me directed, I seize and took into execution the within described real estate, and after having given due legal and timely notice of the time and place of sale, by advertisements in divers public newspapers and by handbills set up in the most public places in my bailiwick, I did on (date) \$\textit{.an. 29. 1298}\$ and (time) \$\textit{.com AM}\$, of said day it the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outery when and where I sold the same to \$\textit{.cm Thomas G. King. Intell. 1200 AM}\$, of said day it the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outery when and where I sold the same to \$\text{.cm Thomas G. King. Intell. 1200 AM}\$, of said day it the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outery when and where I sold the same to \$\text{.cm Thomas G. King. Intell. 1200 AM}\$, of said day it the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outery when and where I sold the same to the price or sum of \$\text{.cm 200 AM}\$, of said day it the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outery when and when the highest and best bring the said premises to sale at public vendue or outery when and the the highest and best bring the said premises to sale at public vendue or outery when and the the highest and best price bidden for the same, which I have applied as follows: 1	PNC Bank,	V	Charles and Linda E S	Bird Shotu	vell	
I HEREBY CERTIFY AND RETURN, That in obedience to and by virtue of the within writ, to me directed, I seizes and took into execution the within described real estate, and after having given due legal and timely notice of the time and took into execution the within described real estate, and after having given due legal and timely notice of the time and place of sale, by advertisements in divers public newspapers and by handbills set up in the most public places in my bailiwick, I did on (date) Jan. 23 1936 and (time) 1000 AM of said day the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outery when and where I sold the same to Thomas S, King, 102 75, Box 376, Mc Count Linburg, PA 17383 being the tighest and best bidder, and that the highest and best price bidden for the same; which I have applied as follows: Bid Price	NO. <u>1184-1996</u> JD					
and took into execution the within described real estate, and after having given due legal and timely notice of the time and place of sale, by advertisements in divers public newspapers and by handbills set up in the most public places in my balliwick, I did on (date) \(\Lambda \text{Lon B 29, \text{Los B } \) and (time) \(\Lambda \text{Los D A L} \) \(\text{.of Sid deg} \) and (time) \(\Lambda \text{Los D A L} \) \(\text{.of Sid deg} \) and (time) \(\text{Los D A L} \) \(\text{.of Sid deg} \) and (time) \(\text{Los D A L} \) \(\text{.of Sid deg} \) and (time) \(\text{Los D A L} \) \(\text{.of Sid deg} \) and (time) \(\text{Los D A L} \) \(\text{.of Sid deg} \) and (time) \(\text{Los D A L} \) \(\text{.of Sid deg} \) and where I sold the same to \(\text{.of D B Los Base} \) \(\text{.of Sid deg} \) and where I sold the same to \(\text{.of D B Los Base} \) \(\text{.of Sid D B Los Base} \) \(\text{.of D B Los Base} \) \(\text{.of Sid D B Los Base} \) \(\text{.of D B Los Base} \) \(\text{.of Sid D B Los Base} \) \(\text{.of D B Los Base} \)	NO. <u>84-1987</u> ED		DATE OF SALE: <u>JOB</u>	<u>, 40, 1898</u>	,	
## Dollars Dollars	and took into execution the within described real estate and place of sale, by advertisements in divers public may bailiwick, I did on (date) <u>Jan. 29</u> , 1998	e, and news	d after having given due less papers and by handbills seemed (time)	egal and tim et up in the	mely notice of most public p	the time places in said day
being the highest and best bidder, and that the highest and best price bidden for the same; which I have applied as follows: Bid Price \$ 0.000.00			_	_		-
Bid Price S	for the price or sum of \$69,000.00 (bid price	2)				
Bid Price	Thomas S. King, HCR 75, Box 376, Mc	Conr	nellsburg, PA 17233		b	eing the
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Amount Paid Down Balance Needed to Purchase Columbia County Sheriff - Costs	Transfer Taxes		0,027,07			
Balance Needed to Purchase 384.47				\$	•	
Separate	·				24,663.20	
Columbia County Sheriff - Costs	Balance Needed to Purchase	•••••			<u> 48 759 17</u>	
Newspaper						
Newspaper	Columbia County Sheriff - Costs	\$ _	364.47		1 544 45	
Printing	Poundage	_	ι,380.00	\$		
Solicitor					362.36	
Columbia County Prothonotary	_					
Columbia County Recorder of Deeds - Deed copy work Realty transfer taxes 3 042 37					<u> 50.00</u>	
Realty transfer taxes 3 042 37	- · · · · · · · · · · · · · · · · · · ·					
State stamps	Columbia County Recorder of Deeds -				26.50	
Tax Collector (22,178.55 Columbia County Tax Assessment Office 22,178.55 State Treasurer 16.00 Other: DSTE 16.00 Bloomsburg Municipal Authority (Sewer) 1.655.32 TOTAL EXPENSES: \$29,085.57 Less Expenses 29,085.57 Less Expenses 29,085.57 Net to First Lien Holder 44,336.80 Plus Deposit 900.00 Total to First Lien Holder 45,236.80 Sheriff's Office, Bloomsburg, Pa. So answers FEBRUARY 11, 1008 Sheriff			Realty transfer taxes		<u>3,042.37</u>	
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	FEBRUARY 11, 1998		Harry A Parda	WAND To	-	Sheriff

			NKRUPTCY COUR.	PA	
			ORDER OF COURT		#11
DEBTOR(S)	· · · · · · · · · · · · · · · · · · ·	CHAPTER:		(CLE	RK'S OFFICE USE ONLY)
CHARLES SHOTWELL		CASE NO.:	5-97-02549		OCT 1 7 1997
		ADV NO.:			1997
CAPTION	·			-	apparent engineer de la rapensario destante de la competitorio de la raperta de la competitorio della competitorio de la competitorio della compet
COLUMBIA COUNTY TAX CLAII	M BUREAU	HEARING DATE:	OCT. 15, 1997		9th 5 1907
	vs.			1	। इ
CHARLES SHOTWELL CHARLES J. DeHART, ESO., TR	<i>IUSTEE</i>	HEARING H	ELD X	1	
DOCUMENT NO: 3		HEARING N	OT HELD		
Appearance(s) for Plaintiff/Movant	Appearant Defendant/R		Other Appearance	:e(s)	Other Appearance(s)
ROBERT SPIELMAN	J. MURRAY, ESO.		R. 3 hiers		
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DECISION: GRANTED					/ERRULED
SUSTAINED			EN UNDER ADVISEMEN		days,
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Briefs Due fr	om Opponent			within	days.
X Settled - Stij	gulation within 30	days. Otherwi	ise, proceeding to be d	ismissed w	ithout prejudice.
			hearing incorporated b		•
Debtor to Fi	le Amended		nissed or 🗆 case is com	within	days
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) 		days of 🗆 require	ed filing fee 🗆 en sessem	ent in the an	nount of
CONTINUED TO: (date)					
AT REQUEST OF				·	
TRIAL/FINAL HEARING DATE	SET:	·		 . 	<u></u>
Discovery deadline:			Pre-Trial Motion dead	iline:	
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untilsale	sh Cole	whia Co	unty and	WX	
NOTICE of this disposition is	to be served by:_				
IT IS SO N	OTED			IT 19 SO	ORDERED
			- JOHN	J THOMAS	, Bankfüptey Judge
Courtroom Dated:	1597			-,	d Mailing Not Required

COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE BUREAU OF COMPLAINCE DEPT. 280948 HARRISBURG, PA 17128-0946



REVENUE DEPARTMENT TAX CLAIM FOR SHERIFFS SALE Please Print or Type

EXECUTIO: JUMBER 96-cv-1184	
DATE OF SALE 1-28-98	·
AMOUNT \$2017.07	

MR HARRY A ROADARMEL JR SHERIFF OF COLUMBIA COUNTY BOX 380 BLOOMSBURG PA 17815

CORPORATION TAX FILE (BOX) NU	MBER
EMPLOYER EIN	
SALES TAX LICENSE NUMBER	
SOCIAL SECURITY NUMBER 198-40-7919	

DEFENDANT

CHARLES R SHOTWELL JR., LINDA BIRD SHOTWELL, HIS WIFE

This statement is to advise you that the above owes the Commonwealth of Pennsylvania taxes, interest, penalty and lien costs as shown on the Statement of Account below for the following taxes. This statement is made in accordance with 42 Pa. C.S.A. §8151 and 72 P.S. §1402 (Fiscal Code §1402).

- A. For the following taxes a priority in the distribution of the proceeds of the judicial sale should be made in accordance with the applicable provisions of the Tax Reform Code of 1971, 72 P.S. §7101, et seq. Tax liens were filed with the Prothonotary of COLUMBIA County.
- ☐ Sales and Use Tax, 72 P.S. §7242
- Employer Withholding Tax, 72 P.S. §7345
- Pennsylvania Personal Income tax, 72 P.S. §7345
- B. A Corporation tax lien is a first lien and is required to be paid first out of the proceeds of the judicial sale before any pre-existing judgement, mortgage, or any other claim or lien against the corporation in accordance with 72 P.S. §1401 (Fiscal Code §1401).
- Corporation Taxes, 72 P.S. §1401

STATEMENT OF ACCOUNT

TYPE OF TAX	SETTLEMENT OR LIEN DATE	LIEN NUMBER OR FILING PERIOD	AMOUNT OR BALANCE
ANNUAL	11-22-93	1998-93	\$1298,09
	12-16-93	2088	718.98
	i		
	}		
I certify that the abov	e Statement of Account is a true and corr	rect statement of all liened taxes, pe	enalties and interest owed to the
Commonwealth of Penns	sylvania (based upon the Department of l	Revenue records) by the above nam	ned entity.
WITNESS my hand a	nd the seal of the Department of	DIRECTOR, BUREAU OF COMPLIAN	NCE
,	· P	Donate 1	7. Tottom
Revenue this 14711	day of January 1998	Dorothy C	c. Grano
	17.11	SECRETARY OF REVENUE	
<u> </u>		Robert A. Judge, Sr	•

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the mailpiece, o eof on the mailp	to whom the arti		na. . & Industrv	ند ا	17128	(eu	of Assembly	er 1994	completed c	3. Article Addressed to: Internal Revenue Service Attn: District Director	4a. Article No Z 286 4b. Service T ☐ Registere	532 119 ype
to the front of eceipt Request	ceipi will show i	ressed to:	. of Penna of Labor &	Inut	burg, PA	5. Received By: (Print Name,	(Addresses	Form 3811 , December 1994	ETURN ADDRESS	P.O. BOX 1205-I Philadelphia, PA 19106	☐ Express N	Mail Insure peipt for Merchandise COD
ard to you. stach this form emit. virie "Return Re	The Return Rec	3. Article Addressed	Common. Deat	. oz	Harrisburg	Received E	Signature	S Form 381		5. Received By: (Print Name) 6. Signature: (Addressee or Agent)	8. Addressee and fee is	DFC 2 3 1997 s's Address (Only if requested paid)
		•			<u>Чорие</u>	NAUT:	∕on⊾⊞g λon⊾⊞g	el ଧ	ls your	PS Form 3811 , December 1994 10.	İ	Domestic Return Recei

2. Restricted Delivery Consult postmaster for fee.	lumber 532 114	be ed	Mail Insured	r Merchandise	elivery DEC 2.2 1997	Addressee's Address (Only if requested and fee is paid)		Domestic Return Receipt		■ Complete items 1 and/or 2 for additional services. ■ Complete items 3, 4a, and 4b. ■ Print your name and address on the reverse of this form so that we card to you. ■ Attach this form to the front of the mailpiece, or on the back if space permit. ■ Write "Beturn Receipt Requested" on the mailpiece below the article. ■ The Return Receipt will show to whom the article was delivered and delivered. 3. Article Addressed to: Office of F.A.I.R Dept. of Public Welfare	e does not e number. d the date	599027596 Type
below the article number. as delivered and the date		4b. Service Type	☐ Express Mail	A Return Re	7. Date of Delivery	8. Addresse and fee is			1	P.O. BOX 8016 Harrisburg, PA 17105 5. Received By: (Print Name) 6. Signature: (Addressee of Agent)	Express I Petum Rec 7. Date of De DEC	Mail Insured beint for Merchandise COD Blivery 8 1937 S's Address (Only if requested
uested" on the mailpiece belinder to whom the article was o				06897		Name)	ee or Agenth	December 1994	side? Is	PS Form 3811, December 1994 SENDER: Complete items 1 and/or 2 for additional services. Complete items 3, 4a, and 4b.		Domestic Return Receipt I also wish to receive the following services (for an
permit. *Write 'Return Receipt Requested' on the malibiece *The Return Receipt will show to whom the article w delivered.	Address	Age	Danb	Wilton, CT		5. Received By: (Print Name)	6. Signature Addressee or X	PS Form 3811 , Dece	completed on the reverse	A your name and address on the reverse of this form so that we card to you. Attach this form to the front of the mailpiece, or on the back if space permit. Write "Return Receipt Requested" on the mailpiece below the article "The Return Receipt will show to whom the article was delivered and delivered. 3. Article Addressed to: Chrysler First Business Credit	le number. Ind the date 4a. Article N Z 399	227 600
u the rev	o pajaji	duo	S S:	380	I <u>GA</u> N	RUT3f	§ your ∑	• F	s your <u>RETURN ADDRESS</u> com	1251 S. Cedar Crest Blvd Suite 105-A Allentown, PA 18105 5. Received By: (Print Name) 6. Signature: (Addressen) Agent)	7. Date of De	Mail Certified Mail Insured COD elivery Ps Address (Only if requested
									the reverse side	PS Form 3811, December 1994 SENDER: Complete items 1 and/or 2 for additional services. Complete items 3, 4a, and 4b. Print your name and address on the reverse of this form so that we card to you. Attach this form to the front of the mailpiece, or on the back if space permit. Write "Return Receipt Requested" on the mailpiece below the article The Return Receipt will show to whom the article was delivered and delivered.	can return this does not number.	Domestic Return Receipt I also wish to receive the following services (for an extra fee): 84 of 1997 1. Addressee's Address 2. Restricted Delivery Consult postmaster for fee.
									RETURN ADDRESS complete	Barry Maguda R.R.#4 Box 4053 Berwick, PA 18603	7. Date of De 1. C 2 9 8. Addressee and fee is i	mber 286 532 101 ype d
•								į	_	PS Form 381/1 , December 1994		Domestic Return Receipt

MUNICIPAL AUTHORITY

Board of Directors

Chairman
Robert Linn
Vice Chairman
George Hemingway
Treasurer
Samuel Evans
Secretary-Asst Treasurer
Gerald E. Depo
Solicitor
Charles B. Pursel, Esq.

TOWN HALL
301 EAST MAIN STREET
BLOOMSBURG, PA 17815
(717)-784-5422
FAX (717)-784-1518
E-MAIL townhall@bafn.org

Robert Linn George Hemingway Samuel Evans Francis J. Welk Donald Pursel

January 7, 1998

Harry A. Roadarmel, Jr. Sheriff of Columbia County Columbia County Court House P.O. Box 380 Bloomsburg, PA 17815

Sheriff Roadarmei:

This is in response to your notification regarding the upcoming Sheriff's Sale on a property in Bloomsburg owned by Charles R. Shotwell Jr. and Linda Bird Shotwell. Sale on this property is to be held on January 29,1998. The Bloomsburg Municipal Authority would like to inform you of delinquent sewer amounts due on said property.

Delinquent Sewer Charges

\$1655.32

Thank you for informing the Municipal Authority office of this matter. If you require further information, feel free to contact me at (717)-784-5422 (extension #112).

Sincerely,

Amber Kenney, Office Administrator



SHERILE OF COLUMBIA, COUNTY COURT HOUSE - P. O. BOX 300

PHOTE TENNESSES

(7 (7) 309-2022	ξ		RLO	OMSBURG, PA	17015				(717) 744-6300
DATE: DEC_	26 , 1997				•				
RE: She	riff's Sa	le Adve	rtristing Da	ites					
	PNC Bank,	NA		v: Charl	es R.	Shotwe	71 & L	inda Bir	d Shotwell
No.	84 of:	1997	ED	No.	of	1184	1 Toff JD	1996	
Dear Sir:									
Plea	se adverti	ise the	enclosed	SHERUFF S	SALE or	i the 1	oLlovi	ng dates	:
	lst week	JAN	8, 1998	DAT	E OF S	SALE JA	NUARY	29, 1998	AT 1000 AM
	2nd week	JAN	15, 1998			******			
	3rd week	JAN	22, 1998						
Feel			na it you						
						despect	~~·	-	
					1/	Jam	J. Book	emobe	
					1	laury A	Roada	imel, Jr	. V
					5	beri Ef			



#11ON4 (717) 389-5622

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

24 HOUR PHONE (717) 784-6300

Robert P. Sheils Jr. Attorney at Law 108 North Washington Ave., Scranton, PA 18503

Sarah J. Hower

NOTARIAL SEAL.
SARAH HOWER, Notary Public
Bloomsburg, Colombia County PA
My Commission Expans June 21, 1999

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, COMMONWEALTH OF PENNA. PNC Bank, N.A.

VS. Charles R. and Linda Bird SHOTWELL WRIT OF EXECUTION 84 of 1997 (MORTGAGE FORECLOSURE)

POSTING OF PROPERTY

	W W FW
December 26, 1997, at 1215 PM	POSTED A COPY OF THE SHERIFF'S SALE BILL
	, Bloomsburg, Pa., and the Columbis Co. Court House
COLUMBIA COUNTY, PENNSYLVANIA. SAIÐ	POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY
SHERIFF Timothy T. Chamberlain	
	SO ANSWERS:
	DEPUTY SHERIFF
	SHERTER HARRY A ROADARMEL, JR.
Sworn and subscribed before me	·
this 26th day of	
December 1997	
Sarah Abwer	



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

24 HOUR PHOIDS 71 704 6000

17 17) 2014200117C 389-5622	BLOOMSBURG, PA 17815	24m
Date:DEC 16, 1997		
To:Internal Revenue Ser	vice	
ATTN: District Direc	tor	
P.O. Box 1205-I		
- Philadelphia, PA 191	06	
Re: PNC Bank, NA	VS. Charles R. and Linda Bird SHOTWE	ΞLΙ
No: 84 of 1997	ED No: 1184 of 1996 Ju	-)

Dear Sir:

THONE

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

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

Respectfully.

Harry A. Roadarmel, Jr. Sheriff of Columbia County



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

20 HOUR PRODUC (712) 784-600p

Date:	DEC	16, 19	97							
To:				iates of						
- - -				Pike, Box PA 19406	**				٠	
	Bank, M	NA		. ·	_VSCha	rles	R. and	Linda	Bird	SHOTWELL
No:	84	of	1997	ED	No:_	118	4	of_	1996	JD

Dear Sir:

унонг

17 (7) व्यक्तिकार्वा

389-5622

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. Moadarmel, Jr.



SHERIFF OF COLUMBIA COUNTY COURT 110080 - P. Q. BOX 300 BLOOMSHURG, PA 17815

24 HOUR PHOTO (747) 740-6300

307 3022 .	(* *
Date: DEC 16, 1997	
To: C.V.C. Contractors	
l Kelly Square	
Bldg. 1, Route 15 N	
Lewisburg, PA 17837	
	_
Re: PNC Bank, NA	VSCharles R. and Linda Bird SHOTWELL
No: 84 of 1997 ED	No: 1184 of 1996
•	

Dear Sir:

215101012

STATE SHAMFARK

389-5622

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

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

Respectfully,

Harry A. Roadarmel, Jr. Sheriff of Columbia County



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

24/11/04/01/2010/00/2 749-6340

389-	-5622 .	240 0110110110, 17(17(1))	(717)
Date: _	DEC 16, 1997		
To:	Fracalossi Chevrolet,	, Inc.	
_	Rt. 61, P.O. Box J		
_	Shamokin Dam; PA 1787		
Re: <u>PNC</u>	Bank, NA	VS. Charles R. and Linda Bird	SHOTWELL
lo:	84 of 1997 ED	No: 1184 of 1996	JU
	C. 12-2	iso: ot 1990	

Dear Sir:

17 (7) 299000 17 (7) 29900000

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

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

Respectfully,

Harry A. Roadarmel, Jr. Sheriff of Columbia County



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. Q. BOX 300 BLOOMSHURG, PA 17815

24 HOUR PHEIR 1747) 704-6 000

389-	-5622 .	54.00815110RC, PA 17815	(7 (7) 7
Date: _	DEC 16, 1997		
To: _	Finance America Consume	er Discount Co.	
_	29th and North Church S	St. Suite B410	
_	Hazleton Office Campus		
	Hazleton, PA 18201		
•		,	
Re: PNC	Bank, NA	VS. Charles R. and Linda Bird SHOTWE	LŁ
No: <u> </u>	84 of 1997 ED	No: 1184 of 1996 JU	
		· ·	

Dear Sir:

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17 171 MINWANTK

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. Moadarmel, Jr.



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

28 HOUR PROPER (717) 784-6300

389-	.5622	m.OOnsu	JRG, PA 17015		(717) 7
Date: _	DEC 16, 1997				
To: _	Chrysler First B	usiness Cred	it Corp.		
- - -	1251 South Cedar Suite 105-A Allentown, PA 18	e ·	s.,* .		
Re: PNC	Bank, NA	VS.	Charles R. a	ınd Linda	Bird SHOTWELL
No:	84 of 1997	ED	No: 1784	of_	1996 J0

Dear Sir:

риснич 2) MANAMARIC

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 COURT HOUSE - P. O. BOX 300 BLOOMSBURG, PA 17815

winding rinding (747) 744-6300

Date: _	DEC 16, 1997		
To:	Barry Maguda R.R.4, Box 4053 Berwick, Pa. 18603		
Re: PNC	Bank, NA	1	VS. Charles R. and Linda Bird SHOTWELL
No:	84 of 1997	ED	No: 1184 of 1996 Ju

Dear Sir:

PHONE

17 17) 2014/21/41/10

389-5622

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. Moadarmel, Jr.



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. Q. HOX 200 BLOOMSBURG, PA 17815

тачнода гиоти (747) 744-6300

389-	5622	BECOMBINERO, PA 17815	7 (7) 7
Date: _	DEC 16, 1997		
ĩo: _	. Jim Thorpe National Ba	ank	
	12 Broadway Street — Jim Thorpe, PA 18229		
Da. PNC	Bank, NA	Chaples D. and Linda Dind SUCTUE	
Re, FAC	Dank, IA	VS. Charles R. and Linda Bird SHOTWE	LL.
No:	<u>84</u> of 1997 ED	No: 1184 of 1996 Ju	

Dear Sir:

PHONE १७ १७) प्रवास्थाकामार

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,

3 F

Harry A. Roadarmel, Jr. Sheriff of Columbia County



THONE 12 121 2014X149K1C 389-5622

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

24 HOURS PHONE (747) 784-6300

Date:	DEC 16, 1997	-7 (X 17815	79 29 16 (74)
	Penna. Power & Light 2North 9th Street Allentown, PA 18101		
Re: PNC Bar No: 84 Dear Sir:		vs. Charles R. and Linda B	ird SHOTWELL 996 JU

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

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

Respectfully,

Harry A. Roadarmel, Jr. Sheriff of Columbia County

SHERIFF'S SALE

Distribution Sheet

PNC Bank,		vs .	harles and Lindo	a Bird Shoti	vell	
NO. <u>2284-1996</u>	JD		PATE OF SALE:			
NO. <u>84-1997</u>	ED			<u> </u>	<u>, , , , , , , , , , , , , , , , , , , </u>	
and took into execution to and place of sale, by ad- any bailiwick, I did on (on the Court House, in the	Y AND RETURN, That in one the within described real estimates are divers publicated at a superfective of Bloomsburg, Pen	ate, and a c newspap ————— nnsylvania	fter having given dubers and by handbill and (time)	e legal and tin s set up in the 1000 AM es to sale at pu	most public public public of the control of the con	the time places in said day
	he same to <u>Thomas S.</u>					
or the price or sum of	\$69,000.00 (bid pri g, HCR 75, Box 376, Ma	cel a Connal	Tohman DA 1793			Dollars
	and that the highest and be					eing the
Bid Price Poundage Transfer Taxes Total Nea	eded to Purchase	\$6	3,042.37		73_422.37 24,663.20	
	Needed to Purchase				48 759 7.7	
XPENSES:	heriff - Costs		364.47 1,380.00		1 744.47	
Newspaper	Poundage			\$	362.36	<u> </u>
Solicitor	rothonotaryecorder of Deeds -	••••••	******		50.00 10.00 26.50 3_042.37	
Tax Collector (State stamps			
Columbia County T State Treasurer	ax Assessment Office				22,778.55	
	oomsburg Municipal Au	ithority	(Sever)		16.00 1_655.32	
		ТС	TAL EXPENSES:	\$	\$29,085.57	
			Less Expenses First Lien Holder	\$	73,422.37 29,085.57 44,336.80	
		Total *	Plus Deposit First Lien Holder	ø	900.00	
neriff's Office, Bloomsb	\$		That Fiell Holder		45,236.80	61
FEBRUARY 11, 199	18 J		Harry A. Road	darmel Jr		Sherif

SHERIFF'S SALE REAL ESTATE FINAL COST SHEET

RMA ELECTION	VS		101108//
No. 80.0	_ E.D.	NO. 1184.96	J.D.
DATE OF SALE: 1-29-92			
BID PRICE (INCLUDES COSTS)		\$ 69,000,-	
POUNDAGE 2% BID PRICE		\$ 1300,	
TRANSFER TAX 2% BID PRICE MISC. COSTS		\$ 3042,37	
		a	my destinates as many
TOTAL NEEDED TO PURCHASE			\$ 73,422.37
•			
PURCHASER(S): Thomas	S. Kin	10	~** <u>*</u>
ADDRESS : HCP75 Po	x 37	4. McConnell	Walna, VA 172
NAME(S) ON DEED:			į
PURCHASER(S) SIGNATURE(S) :			
	/		Salar Company of the
AMOUNT DECEIVED DY CHEDICE FROM DI	IDCUACED/	(c) .	
AMOUNT RECEIVED BY SHERIFF FROM PL	JKUNASEK (TOTAL DUE	\$ 73,422,37
		LESS DEPOSIT	\$ 24,663 70
		DOWN PAYMENT	\$
SIAL EXPRINSES 29,085,	ร 7	AMOUNT DUE IN	
24,000		EIGHT DAYS	\$ 48,759.17
Car De Milles			

EXHIBIT "A"

By virtue of a Writ of Execution No. 84 of 1997, issued out of the Court of Common Pleas of Columbia County, directed to me, there will be exposed to public sale, by vendue or outcry the highest and best bidders, for cash, in the Court House in the City of Bloomsburg, Columbia County, Pennsylvania on 100 A.M. in the forenoon of the said day, all the right, title, and interest of the Defendants in and to the property more particularly described as follows:

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the eastern side of Catherine Street in line of land now or formerly of Leonard Cox and Ethel Cox, his wife; thence in a northerly direction along the eastern side of Catherine Street, forty feet seven inches (40'7") to a point in line of land now or formerly of James W. Casey and Ann R. Casey, his wife; thence along said Casey land in an easterly direction, one hundred nineteen feet six inches (119'6") to a point on the western side of an alley; thence along the western side of said alley in a southerly direction forty feet seven inches (40'7") to a point in line of land now or formerly of the said Leonard Cox et ux; thence in a westerly direction along said Cox land, one hundred nineteen feet six inches (119'6") to a point on the eastern side of Catherine Street, the place of Beginning. Being designated as 637 Catherine Street.

BEING improved with a residential dwelling more commonly known and identified as 637 Catherine Street, Bloomsburg, Pennsylvania.

AND BEING THE SAME premises conveyed by Stanley Heath and Patricia Heath, his wife, unto Charles R. Shotwell and Linda \mathcal{J} . Bird, now Linda B. Shotwell, by Deed dated February 10, 1983 and recorded in the Office of Recorder of Deeds in and for Columbia County, Pennsylvania at Record Book 314 at Page 839.

Tax Parcel No: 05E,02-249-00,000

NOTICE is hereby given to all claimants and parties in interest that the Sheriff will for all sales where the filing of a schedule of distribution is required, file the said schedule of distribution not later than thirty (30) days after the sale, in his office, where the same will be available for inspection and that distribution will be made in accordance with the schedule, unless exceptions are filed within ten (10) days thereafter.

SEIZED AND TAKEN IN EXECUTION AT THE SUIT OF PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO PNC BANK, NORTHEAST PA, FORMERLY NORTHEASTERN BANK OF PENNSYLVANIA, Plaintiff, and against CHARLES R. SHOTWELL, JR. and LINDA BIRD SHOTWELL, husband and wife, Defendants. Judgment entered to No. 96-CV-1184. Sheriff to collect \$269,273.76 plus additional costs. Writ Issued ________, 1997.

Charles R. Lyons, Esq. Attorney for Plaintiff



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

23 HOOR PRODE

Date: _	DEC 16, 1997	· 				
To:	.Air Age Publishing					
	251 Danbury Road		t. V.			
_	Wilton, CT 06897	.,				
_						
•						
Re: PNC	Bank, NA	·	VS. Charles R. and	Linda	Bird	SHOTWELL
No:	84 of 1997	ED	No: 1184	_of	1996	J0

Dear Sir:

389-5622

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

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

Respectfully,

Harry A. Roadarmel, Jr.

Sheriff of Columbia County

1 ⁵⁰⁷



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

24 HORBERTON (7 (7) 700-6300

Date:DEC 16, 1997	_
To: Shirley J. Yorks	
1900 W. Market St.,	▼ -
Berwick, PA 18603	· · · · · · · · · · · · · · · · · · ·
Re: PNC Bank, NA	VS. Charles R. and Linda Bird SHOTWELL
No: 84 of 1997 ED	No: 1184 of 1996 JU

Dear Sir:

JACHT)

१७ १७। ज्यानेन्द्रकाराट

389-5622

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 COURT HOUSE - P. O. BOX 380 BLOOMSBURG, PA. 17015

29 00000 000000 (747) 704-6000

389-5622		1/1.Q	JOMISHORG, PA 17845	(717)
Date: DEC 16	5, 1997			
	· · · · · · · · · · · · · · · · · · ·			
To:Flame	Supply Co.,	Inc.		
166 W	est Lehigh Avo	e.,	—. .v	
Phila	delphia; PA 1	91'33		
	•	····-	-	
			-	
Re: PNC Bank, NA	1		VS. Charles R. and Linda Bird	SHOTWELL
No: 84	of 1997	ED	No: 1184 of 1996	JD
•			•	

Dear Sir:

31443147

17 171 24142/1416

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 COURT HOUSE - P. Q. BOX 300 BLOOMSBURG, PA 17815

24 Diction Printers 704-6000

7777 MANAGE 389-5622 .	moc	MOUSE - P. O. BOX 380 (7.1) 2015BURG, PA (17815)	े अनेत्रते (7 17)
Date: DEC 16, 1997	,	<u>.</u>	
To: Mellon Bank			
<u>8 West Market</u> Wilkes-Barre,			
Re: PNC Bank, NA	. ·	VS. Charles R. and Linda Bird	SHOTWELL
No: 84 of 1997	7 <u>E</u> D	No: 1184 of 1996	JU

Dear Sir:

MORE

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 COURT HOUSE - P. Q. BOX 300 BLOOMSBURG, PA 17015

24/10/06 PROPE (747) 740-6/000

Date: _	DEC	16,	199)7	• ———•								
To: _	. Con	nmo n	weal	th of	Penna.					•			
_	Der	ot.	of L	abor &	Indust	ry	v.*.						
_	4tl	า & โ	wa 1 n	ut·St.	, Straw	 berry	Squ	are					
_	Hai	rrist	burg	, PA 1	7128								
•													
Re: PNC	Bank,	NA		·	· ·	VS.	Cha	rles	R.	and	Linda	Bird	SHOTWELL
No: <u>·</u>	84	·	of_	1997	E0		No:	118	34		of	1996	JI)
~ 								•					<u></u>

Dear Sir:

24(4) 24(4) 24(4) 24(4) 24(4)

389-5622

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

4 "



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

21 October Prices (747) 784-6360

Re: PNC Bank, NA ve Charles R. and Linda Bird SHOTWELL 1184 1996 No: JD

Dear Sir:

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389-5622

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 COURT HOUSE - P. O. BOX 300 BLOOMSBURG, PA 17045

73 200000 PROPER (717) 704-6300

389-5622	11.00MBHURO, PA 17815	(717)
Date:DEC 16, 1997		
COMMONWEALTH OF PENNS TO: DEPARTMENT OF REVENUE SUREAU OF COMPLIANCE CLEARANCE SUPPORT SECT DEPARTMENT 280946 HARRISBURG PA 17128-094	TION-	
Re: PNC Bank, NA	VS. Charles R. and Linda Bird S	HOTWELL
No: 84 of 1997 [1]) No: 1184 of 1996	JU

Dear Sir:

(717) MIMMORK

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

5 5 7



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 200 BLOOMSBURG, PA. 17815

24 HOOR PROM (747) 704-6300

1717) 3948/1841 389-5622

Date: DEC 16, 1997

To: - Office of F.A.I.R

. Dept. of Public Welfare

P.O. BOX 8016

Harrisburg, PA 17105

Re: PNC Bank, NA	4	V	_{S.} Charles	R. and	d Linda	Bird	SHOTWELL
No: 84	of 1997	ED	No: 11	84	of	1996	.10

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. Shoriff of Columbia



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. Q. BOX 300 BLOOMSHURG, PA 17815

variation primary (747) 784-6300

1717) XIIIXIAU 389-56				
Date:	DEC	16,	1997	

To:

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

Re: PNC Bank, NA		VS. Charles	R. and	Linda	Bird	SHOTWELL
No: 84 of 1997	ED	No: 118	34	_of	1996	JU

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

Law Offices of ROBERT P. SHEILS, JR.

108 NORTH WASHINGTON AVENUE SUITE 603 SCRANTON, PENNSYLVANIA 18503 (717) 341-3240 FAX (717) 341-3245 E-MAIL: RSHEH.80@COUNSEL.COM

ROBERT P. SHEILS, JR.* CHARLES R. LYONS **

*Member PA & NY Bar **Member PA & DC Bar

November 6, 1997

Office of the Sheriff Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815

Re: PNC BANK, NATIONAL ASSOCIATION

vs. CHARLES R. SHOTWELL, JR AND LINDA BIRD SHOTWELL

No. 96-CV-1184

Dear Sir/Madam:

Enclosed please find the required documentation for the Real Estate Execution regarding the above captioned matter along with a check in the amount of \$900.00 for the required deposit fee. Please proceed to file the necessary documents, time-stamp any extra copies, and forward them back to me in the self-addressed stamped envelope which was forwarded to you by the Prothonotary's office.

Please note that the Bank has agreed with the Defendant's attorney not to set the sale until after 60 days which would be approximately December 16, 1997.

Should you have any questions or need additional forms, please call me immediately.

Very Truly Yours,

Nancy DJ Forgash

Legal Assistant

Enc.

PNC BANK, NATIONAL ASSOCIATION,: successor by merger to PNC BANK,: NORTHEAST PA, formerly Northeastern Bank: of Pennsylvania.

Plaintiff

IN THE COURT OF COMMON PLEAS

OF COLUMBIA COUNTY

CIVIL ACTION - LAW

vs.

CHARLES R. SHOTWELL, JR., and LINDA BIRD : SHOTWELL, husband and wife, :

Defendants

ACTION IN MORTGAGE FORECLOSURE

No. 96-CV-1184 P4-ED-1997

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: LINDA BIRD SHOTWELL 637 Catherine Street Bloomsburg, Pennsylvania 17815

Your property at 637 Catherine Street, Bloomsburg, Columbia County, Pennsylvania 17815 is scheduled to be sold at Sheriff's Sale on 1000, 29, 1998 at 1000 a.m. in the Office of the Sheriff of Columbia County, Courthouse, 35 West Main Street, Bloomsburg, Pennsylvania 17815, to enforce the court judgment of \$254,353.22 with additional interest, attorney's commission and costs to be added, obtained by PNC Bank, National Association, successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvania, against you.

NOTICE OF OWNER'S 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 cancelled if you pay to PNC Bank, National Association, (the amount of judgment plus costs) (the back payments, late charges, costs and reasonable attorney's fees due).

To find out how much you must pay, you may call:

Frank DeStefano
Assistant Vice President
PNC Bank, National Association
(717) 961-6245

- 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 greater chance you will have of stopping the sale. (See notice below to find out 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 NOT 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 bid price by calling the Sheriff of Columbia County at (717) 389-5622.
- 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 Sheriff of Columbia County at (717) 389-5622.
- 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 house. A schedule of distribution of the money bid for your house will be filed by the Sheriff within thirty (30) days of the Sale date. This schedule will state who will be receiving the money. The money will be paid out in accordance with this schedule unless exemptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after.
- 7. You may also have other rights and defenses, or ways of getting your house 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 HELP.

Susquehanna Legal Services, Inc. 168 E. 5th Street Bloomsburg, Pennsylvania 17815 (717) 784-8760 Pennsylvania Lawyer Referral Service Pennsylvania Bar Association P.O. Box 186 Harrisburg, Pennsylvania 17108 (800) 692-7375

NOTICE PURSUANT TO R.C.P. 3129 OF THE SUPREME COURT OF PENNSYLVANIA

TO THE FOLLOWING DEFENDANT(S) AND OWNER:

Linda Bird Shotwell 637 Catherine Street Bloomsburg, Pennsylvania 17815

This Notice is given to you as owner(s) and defendant(s) in an execution proceeding brought before the Sheriff of Columbia County, Pennsylvania by PNC Bank, National Association, successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvania, relative to the following judgment and execution: No. 96-CV-1184, J.D. and No.

The property together with its location and improvements are described on Exhibit "A" attached to this Notice; and said premises will be offered for sale by the Sheriff of Columbia County according to the information set forth in this Notice.

The sale will be held on 70, 79, 1998 at 10:00 a.m. in the Office of the Sheriff of Columbia County, Courthouse, 35 West Main Street, Bloomsburg, Pennsylvania. A Schedule of Distribution will be filed by the Sheriff within thirty (30) days of sale and distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days from the date of filing.

Dated: Noromberle , 1997

Charles R. Lyons, Esq. Attorney for Plaintiff

EXHIBIT "A"

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the eastern side of Catherine Street in line of land now or formerly of Leonard Cox and Ethel Cox, his wife; thence in a northerly direction along the eastern side of Catherine Street, forty feet seven inches (40'7") to a point in line of land now or formerly of James W. Casey and Ann R. Casey, his wife; thence along said Casey land in an easterly direction, one hundred nineteen feet six inches (119'6") to a point on the western side of an alley; thence along the western side of said alley in a southerly direction forty feet seven inches (40'7") to a point in line of land now or formerly of the said Leonard Cox et ux; thence in a westerly direction along said Cox land, one hundred nineteen feet six inches (119'6") to a point on the eastern side of Catherine Street, the place of Beginning. Being designated as 637 Catherine Street.

BEING improved with a residential dwelling more commonly known and identified as 637 Catherine Street, Bloomsburg, Pennsylvania.

AND BEING THE SAME premises conveyed by Stanley Heath and Patricia Heath, his wife, unto Charles R. Shotwell and Linda J. Bird, now Linda B. Shotwell, by Deed dated February 10, 1943 and recorded in the Office of Recorder of Deeds in and for Columbia County, Pennsylvania at Record Book 314 at Page 839.

Tax Parcel No: 05E,02-349-00,000

NOTICE is hereby given to all claimants and parties in sincerest that the Sheriff will for all sales where the filing of a schedule of distribution is required, file the said schedule of distribution not later than thirty (30) days after the sale, in his office, where the same will be available for inspection and that distribution will be made in accordance with the schedule, unless exceptions are filed within ten (10) days thereafter.

SEIZED AND TAKEN IN EXECUTION AT THE SUIT OF PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO PNC BANK, NORTHEAST PA, FORMERLY NORTHEASTERN BANK OF PENNSYLVANIA, Plaintiff, and against CHARLES R. SHOTWELL, JR. and LINDA BIRD SHOTWELL, husband and wife, Defendants. Judgment entered to No. 96-CV-1184. Sheriff to collect \$269,273.76 plus additional costs. Writ Issued Nov. 10 ____, 1997.

Charles R. Lyons, Esq. Attorney for Plaintiff

December 18, 1997

Harry A. Roadarmel, Jr. Sheriff of Columbia County Court House P.O. Box 380 Bloomsburg, PA 17815

Dear Mr. Roadarmel;

The Jim Thorpe National Bank does have a claim against Charles and Linda Shotwell as shown in face of Mortgage dated March 27, 1987, reference book No. 385, Page 400. The total amount of Principal & Interest due to The Jim Thorpe National Bank, as of December 18, 1997, is \$76,045.49.

Sincerely yours,

George Armbruster Assistant Vice-President

Eug awhere

edith of Pennsylvania Z:49 pm ly of Columbia Recorded on this 31st day of March A.D. 1987, in the Recorder's Rec Value 385 Page 400

e of said County, in Mary Na Wook Rec Volume Given under my hand and the seal of the said Office, the date alproc

MORTGAGE Mar

Or De National Bank ("Borrower"). This Security Instrument is given to LIR J.III or the laws of the Line U.S. Of America, and whore pidress is 12.8 road way. #4.8 road way res to Lenvert (a) the repayment of the veol evidences by the rest, with interest, and all renewals, extensions and ifficultors; (b) the payment of all other sums, with interest, advanced under paragraph I in protect the security of this religious tribunity in the performance of Borrower's covenants and agreements under this Security Instrument and

ALL THAT CERTAIN piece, parcel and lot of land, tuate in the Town of Bloomsburg, County of Columbia d State of Pennsylvania, bounded and described as follows, -wit:

BEGINNING at a point on the eastern side of atherine Street in line of land now or formerly of conard Cox and Ethel Cox, his wife; thence in a cortherly direction along the eastern side of Catherine treet, forty feet seven inches (40'7") to a point in the of land now or formerly of James W. Casey and Annia of land now or formerly of James W. Casey and Annia of land now or formerly of James W. Casey and Annia of land now or formerly of James W. Casey and Annia of land now or formerly of James W. Casey and Annia of land now or formerly of James W. Casey and Annia of land now or formerly or land now o . Casey, his wife; thence along said Casey land in an asterly direction, one hundred nineteen feet six inches 119'6") to a point on the western side of an alley; hence along the western side of said alley in a outherly direction forty feet seven inches (40'7") to point in line of land now or formerly of the said seonard Cox, et ux; thence in a westerly direction along aid Cox land, one hundred nineteen feet six inclies (119'6") said Cox land, one hundred nineteen feet six inclies (119'6") to a point on the eastern side of Catherine Street, the Being designated as 637 Catherine Street. lace of BEGINNING. which has the address of 637 Catherine Street, Bloomsburg (City)

Pennsylvania 17815 ("Property Address");

TODETHER WITH all the improvements now or hereafter exected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or herafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully acised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record, mortgage, grant and will defend generally the title to the Property against all claims and demands, subject to any-

encumbrances of record. This Security Instrument combines uniform coverants for national use and non-uniform coverants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

385 FACE 400

HARRY A. ROÁDARMEL, JR.



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 300

PHONE (717) 389-5622

COURT HOUSE - P. O. BOX 300
SHER1FF SUSAMEBURGAR PESTATE OUTLINE

24 HOUR PHONE (717) 784-6300

(717) 369-3022	SHERIFF ' 94'9	SAME REALPY	SPATE OF	JTLINE	(7 (7)	784-6300
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PUT TOGETHER PAPER	S FOR LIEN HOL	DERS		<u> </u>		
* NOTICE OF S	ALE DIRECTED T	O THEM				•
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HARRY A. ROADARMEL, JR.



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

24 HOUR PHONE (717) 784-6300(·2)

PHONE (717) 389-5622

SHERIFF'S SALE OUTLINE CON'T

	`*
SALE BILLS	
SEND DESCRIPTION TO PRINTER	
** THE FOLLOWING NOTICES REQUIRE A LETTER WITH EXPLAINATIONS	
SEND NOTICE TO PRESS DIRECTING WHEN TO ADV.	<u>.,</u>
SEND NOTICES TO LOCAL TAX COLLECTORS	
NOTICES TO WATER AND SEWER AUTH.	
SEND NOTICES TO FEDERAL AND STATE TAX AUTH	
IF BUSINESS SEND COPY TO SBA AUTH.	
The Bostiness of the Bo	
HANDBILLS	
SEND COPIES OF HANDBILLS TO:	
RECORDER'S OFFICE	
TAX CLAIM OFFICE	
TAX ASSESSMENT OFFICE	
PROTH OFFICE(post on board)	· · · · · · · · · · · · · · · · · · ·
POST IN FRONT LOBBY	
POST IN SHERIFF'S OFFICE	
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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	
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ACCORDING TO DATE :	
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RECORD CUEDICE FEES COLLECTED ON MONTHLY REPORT	
PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED	
PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED	

WHEN DEED IS RECORDED SEND TO BUYER _

WRIT OF EXECUTION - (MORTGAGE FORECLOSURE) - Rule 3257

84-ED-1991

COMMONWEALTH OF PENNSYLVANIA

COUNTY OF COLUMBIA

PNC BANK, NATIONAL ASSOCIATION, successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvania, Plaintiff

No. 96-CV-1184

vs.

Charles R. Shotwell, Jr., and Linda Bird Shotwell, husband and wife,

(SEAL)

Defendants

TO THE SHERIFF OF SAID COUNTY:

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

See Exhibit "A" attached hereto

(Specifically describe property)

Note: Description of property may be included in, or attached to, the Writ.

Principal due

\$137,970.36

Interest to October 21, 1997

118,206.73

(per diem \$44.93)

Additional Interest from October 21, 1997 To Be Computed to date of payment in full

Costs to October 21, 1997

287.82

Additional Costs from October 21, 1997

to Date of Payment in Full

To Be Computed

Attorney's Fees (Five (5 %) Precent)

12,808.85

TOTAL

\$269,273.76

Flybetto a Brennan Deputy

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY No. 96-CV-1184

PNC BANK, NATIONAL ASSOCIATION, successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvanía,

Plaintiff

٧s.

Charles R. Shotwell, Jr., and Linda Bird Shotwell, husband and wife, Defendants

WRIT OF EXECUTION (MORTGAGE FORECLOSURE)

Unpaid Principal Balance \$137,970.36 interest to October 21, 1997 118,206.73 (per diem \$44.93) Additional Interest from October 21, 1997 to date of payment in full Costs to October 21, 1997 287.82 Additional Costs to date of payment in full To Be Computed Attorney's Fees (5%) 12,808.85

TOTAL \$269,273.76

Law Offices of Robert P. Sheils, Jr.

Charles R. Lyons, Esquire Attorney for Plaintiff

Suite 603, 108 N. Washington Ave. Scranton, PA 18503

Telephone No. (717) 341-3240

EXHIBIT "A"

By virtue of a Writ of Execution No. of 1997, issued out of the Court of Common Pleas of Columbia County, directed to me, there will be exposed to public sale, by vendue or outcry the highest and best bidders, for cash, in the Court House in the City of Bloomsburg, Columbia County, Pennsylvania on 29 1998 at 1000 A.M. in the forenoon of the said day, all the right, title, and interest of the Defendants in and to the property more particularly described as follows:

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the eastern side of Catherine Street in line of land now or formerly of Leonard Cox and Ethel Cox, his wife; thence in a northerly direction along the eastern side of Catherine Street, forty feet seven inches (40'7") to a point in line of land now or formerly of James W. Casey and Ann R. Casey, his wife; thence along said Casey land in an easterly direction, one hundred nineteen feet six inches (119'6") to a point on the western side of an alley; thence along the western side of said alley in a southerly direction forty feet seven inches (40'7") to a point in line of land now or formerly of the said Leonard Cox et mx; thence in a westerly direction along said Cox land, one hundred nineteen feet six inches (119'6") to a point on the eastern side of Catherine Street, the place of Beginning. Being designated as 66 Catherine Street.

BEING improved with a residential dwelling more dommonly known and identified as 63% Catherine Street, Bloomsburg, Pennsylvania.

AND BEING THE SAME premises conveyed by Stanley Heath And Patricia Heath, his wife, unto Charles R. Shotwell and Linda C. Bird, now Linda B. Shotwell, by Deed dated February 10, 1983 and recorded in the Office of Recorder of Deeds in and for Columbia County, Pennsylvania at Record Book 314 at Fage 839.

Tax Parcel No: 05E, 12-249-60,000

NOTICE is hereby given to all disimants and particle in interest that the Sheriff will for all sales where the filling of a schedule of distribution is required, file the said schedule of distribution not later than thirty (30) days after the sale, in his strice, where the same will be available for inspection and that distribution will be made in accordance with the schedule, unless exceptions are filed within ten (10) days thereafter.

SEIZED AND TAKEN IN EXECUTION AT THE SUIT OF PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO PNC BANK, NORTHEAST PA, FORMERLY NORTHEASTERN BANK OF PENNSYLVANIA, Plaintiff, and against CHARLES R. SHOTWELL, JR. and LINDA BIRD SHOTWELL, husband and wife, Defendants. Judgment entered to No. 96-CV-1184. Sheriff to collect \$269,273.76 plus additional costs. Write Issued No. 1997.

Charles R. Lyons, Esq. Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION,: successor by merger to PNC BANK,: NORTHEAST PA, formerly Northeastern Bank: of Pennsylvania, :

Plaintiff

VS.

CHARLES R. SHOTWELL, JR., and LINDA BIRD SHOTWELL, husband and wife,

Defendants

ACTION OF MORTGAGE FORECLOSURE

CIVIL ACTION - LAW

IN THE COURT OF COMMON PLEAS

OF COLUMBIA COUNTY

No. 96-CV-1184

84-ED-1997

WAIVER OF WATCHMAN/WAIVER OF INSURANCE

Any Deputy Sheriff levying upon or attaching any property under which writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without loss, destruction or removal of any such property before sheriff's sale thereof; and the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.

Law Offices of Robert P. Sheils, Jr.

October 21, 1997

Charles R. Lyons, Esquife Attorney for Plaintiff 60-162/433

899882

ġ

PNC Bank, National Association Jeannette, Pennsylvania

Check Amount

Check Date 10/24/97

> Vendor Number 90COCSH1R

00.006\$*******

PAY Nine hundred and 00/100 Dollars

PNCBANIK Accounts Payable Dept. Pittsburgh, PA 15265 Phone Number (412) 762-3161

To the Order of

17815 COLUMBIA COUNTY SHERIFF P.O. BOX 380 BLOOMSBURG, PA 1781

"B99988;" (O43301627); 2296490"

PAYTOTHE ORDER OF...Columbia County Sheriff REMITTER Tom King. CASHIER'S CHECK THE FILTON CO. 48, 759 Hols I 70ts 17 02 01 61 601 The Fulton County/ National Bank & Trust Company 09mp001771 DATE February 2, 1998. \$ 48,759.17 DOLLARS E 115566 60-1050/313 AUTH, SIG.

1824,663 250 1. Kry hire and the 1. ARS The second 103 60-1050/313 DATE weaty Four Thousand SX Hundres THE FULTON COUNTY
NATIONAL BANK & TRUST COMPANY
MCCONNELLSBURG. PA 17233 FOR Collegia St. Short Sile POSTORIO COLUMBIA CAL DEBORAH K. KING HCR 75, BOX 376 MCCONNELLSBURC, PA 17233 THOMAS S. KING

#031310507# 12m21890# 0103

PNC BANK, NATIONAL ASSOCIATION, successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvania,

Plaintiff

vs.

CHARLES R. SHOTWELL, JR., and LINDA BIRD SHOTWELL, husband and wife,

Defendants

ASSOCIATION, : IN THE COURT OF COMMON PLEAS

OF COLUMBIA COUNTY

CIVIL ACTION - LAW

ACTION IN MORTGAGE FORECLOSURE

No.96-CV-1184

84-ED-1997

AFFIDAVIT PURSUANT TO RULE 3129.1

PNC Bank, National Association, successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvania, 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 637 Catherine Street, Bloomsburg, Columbia County, Pennsylvania:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

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

Name Charles R. Shotwell, Jr. Address

637 Catherine Street Bloomsburg, Pennsylvania 17815

1120 Montour Boulevard Danville, Pennsylvania 17821

312 East 8th Street Berwick, Pennsylvania 18603

469 E. Eighth Street Bloomsburg, Pennsylvania 17815

Linda Bird Shotwell

637 Catherine Street Bloomsburg, Pennsylvania 17815

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

Name

Charles R. Shotwell, Jr.

Address

637 Catherine Street Bloomsburg, Pennsylvania 17815

1120 Montour Boulevard Danville, Pennsylvania 17821

312 East 8th Street Berwick, Pennsylvania 18603

469 E. Eighth Street Bloomsburg, Pennsylvania 17815

Linda Bird Shotwell

637 Catherine Street Bloomsburg, Pennsylvania 17815

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

Name Address

PNC Bank, National Association successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvania c/o Law Offices of Robert P. Sheils, Jr.

Director, Tax Claim Bureau 🕠

Internal Revenue Service //
Attn: District Director

Commonwoalth of Pennsylvania Department of Revenue

Commonwealth of Pennsylvania Department of Labor & Industry

Municipal Authority Town of Bloomsburg

Mary Ward, Tax Collector Town of Bloomsburg

Acceptance Associates of America Assigned: 3-18-86 First PA Bank, N.A. Central Penn National Bank, Fidelity Bank, N.A., Hamilton Bank

PA Gas & Water Company now PG Energy

C.V.C. Contractors, Inc.

Fracalossi Chevrolet, Inc.

Finance America Consumer Discount Co. 5

Chrysler First Business Credit Corp. v

Ste. 603, 108 North Washington Avenue Scranton, Pennsylvania 18503

Columbia County Tax Claim Bureau P.O. Box 380 Bloomsburg, Pennsylvania 17815

P.O. Box 1205 I Philadelphia, Pennsylvania 19106

4th & Walnut Street, Strawberry Square Rarrisburg, Pennsylvania 17128

4th & Walnut Street, Strawberry Square Harrisburg, Pennsylvania 17128

301 E. Main Street, Town Hall Bloomsburg, Pennsylvania 17815

301 E. Main Street, Town Hall Blcomsburg, Pennsylvania 17815

144 East DeKalb Pike, Box 1089 King of Prussia, Pennsylvania 19406

West 7th Street Berwick, Pennsylvania 18603

1 Kelly Square Building 1, Route 15 N Lewisburg, Pennsylvania 17837

Route 61, P.O. Box J Shamokin Dam, Pennsylvania 17872

29th & North Church St., Suite B410 Hazleton Office Campus Hazleton, Pennsylvania 18201

1251 South Cedar Crest Blvd., Suite 105-A Allentown, Pennsylvania 18105

Borough of Berwick

364 Market Street Berwick, Pennsylvania 18603

Barry Maguda

RR 4, Box 4053 Berwick, Pennsylvania 18603

Jim Thorpe National Bank

12 Broadway Street Jim Thorpe, Pennsylvania 18229

Pennsylvania Power & Light Company

2 North 9th Street Allentown, Pennsylvania 18101

Air Age Publishing

251 Danbury Road Wilton, Connecticut 06897

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

<u>Name</u> Address

PNC Bank, National Association successor by merger to PNC Bank, Northeast PA, formerly Northeastern Bank of Pennsylvania c/o Law Offices of Robert P. Sheils, Jr.

Ste. 603, 108 North Washington Avenue Scranton, Pennsylvania 18503

Jim Thorpe National Bank

12 Broadway Street Jim Thorpe, Pennsylvania 18229

University Real Estate Company c/o Charles R. Shotwell, Jr.

1120 Montour Boulevard Danville, Pennsylvania 17821

5. Name and address of every other person who has any record lien on the property: $\frac{Name}{n}$

None,

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

<u>Name</u>

Mary Ward, Tax Collector

Address

301 East Main Street, Town Hall Bloomsburg, Pennsylvania 17815

Shirley J. Yorks

1900 W. Market Street Berwick, Pennsylvania 18603

Flame Supply Company, Inc.

166 West Lehigh Avenue Philadelphia, Pennsylvania 19133 Mellon Bank, successor by merger \swarrow to United Penn Bank

8 West Market Street Wilkes-Barre, Pennsylvania 18701

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:

Name

Address

None.

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. §4904 relating to unsworn falsification to authorities.

PNC BANK, NATIONAL ASSOCIATION, successor by marger to PNC BANK, NORTHEAST PA, formerly Northeastern Bank of Pennsylvania

DATED: October <u>22</u> 1997

Emanla Daguafana

Title: Assistant Vice President

SWORN TO AND SUBSCRIBED TO

on this 22 day of October, 1997.

Notary Public

EXHIBIT "A"

By virtue of a Writ of Execution No. 80 of 1997, issued out of the Court of Common Pleas of Columbia County, directed to me, there will be exposed to public sale, by vendue or outcry the highest and best bidders, for cash, in the Court House in the City of Bloomsburg, Columbia County, Pennsylvania on 300.00 A.M. in the forenoon of the said day, all the right, title, and interest of the Defendants in and to the property more particularly described as follows:

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the eastern side of Catherine Street in line of land now or formerly of Leonard Cox and Ethel Cox, his wife; thence in a northerly direction along the eastern side of Catherine Street, forty feet seven inches (40'7") to a point in line of land now or formerly of James W. Casey and Ann R. Casey, his wife; thence along said Casey land in an easterly direction, one hundred nineteen feet six inches (119'6") to a point on the western side of an alley; thence along the western side of said alley in a southerly direction forty feet seven inches (40'7") to a point in line of land now or formerly of the said Leonard Cox et ux; thence in a westerly direction along said Cox land, one hundred nineteen feet six inches (119'6") to a point on the eastern side of Catherine Street, the place of Beginning. Being designated as efficiency of the street.

BEING improved with a residential dwelling more commonly known and identified as 637 Catherine Street, Bloomsburg, Pennsylvania.

AND BEING THE SAME premises conveyed by Stanley Heath and Patricia Heath, his wife, unto Charles R. Shotwell and Linda J. Bird, now Linda B. Shotwell, by Deed dated February 10, 1983 and recorded in the Office of Recorder of Deeds in and for Columnia County, Pennsylvania at Record Book 314 at Page 839.

Tax Parcel No: 05E,02-249-00,000

NOTICE is hereby given to all claimants and parties in interest that the Sheriff will for all sales where the riling of a schedule of distribution is required, file the said schedule of distribution not later than thirty (30) days after the sale, in all office, where the same will be available for inspection and that distribution will be made in accordance with the schedule, unless exceptions are filed within ten (10) days thereafter.

SEIZED AND TAKEN IN EXECUTION AT THE SUIT OF PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO PNC BANK, NORTHEAST PA, FORMERLY NORTHEASTERN BANK OF PENNSYLVANIA, Plaintiff, and against CHARLES R. SHOTWELL, JR. and LINDA BIRD SHOTWELL, husband and wife, Defendants. Judgment entered to No. 96-CV-1184. Sheriff to collect \$269,273.76 plus additional costs. Writ Issued (100,10), 1997.

Charles R. Lyons, Esq. Attorney for Plaintiff