

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 380  
BLOOMSBURG, PA 17815  
FAX: (570) 784-0257

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6300

June 10, 1999

Elwood R. Harding Jr., ESQ.  
Harding and Associates  
38 W. 3rd Street  
Bloomsburg, Pa. 17815

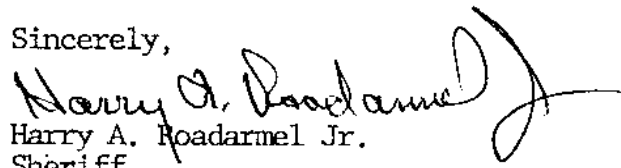
CCFNB VS Michael R. Miknich  
35-1999 and 117-1999

Dear Mr. Harding:

In response to your letter dated June 9, 1999 regarding the above caption. Enclosed you will find a cost sheet for the Mortgage Foreclosure (Settlement) and Check No. 11830 for the refund amount of \$431.64, made payable to CCFNB.

Poundage is 2% based on the settlement price of \$5,698.10 and is \$113.96. Should there be any questions, please call. As per this letter and refund this foreclosure is now closed.

Sincerely,

  
Harry A. Roadarmel Jr.  
Sheriff

REAL ESTATE  
SHERIFF'S SALE--COST SHEET

Col. G. Farmer vs William M. Mikulich  
NO. 35-99 E.D. NO. 117-99 J.D. DATE OF SALE 6-24-99 TIME OF SALE 10:00

DOCKET AND RETURN	\$ 15.00
SERVICE PER DEFENDANT OR GARNISHEE	150.00
LEVY (PER PARCEL)	15.00
MAILING COSTS	18.90
ADVERTISING, SALE BILLS, & COPIES	15.00
ADVERTISING SALE (PLUS NEWSPAPER)	15.00
MILEAGE	17.50
POSTING HANDBILLS	15.00
CRYING?ADJOURN SALE (EACH SALE)	10.00
SHERIFF'S DEED	
TRANSFER TAX FORM	
DISTRIBUTION FORM	
OTHER	

TOTAL.....\$ 261.40

PRESS-ENTERPRISE INC \$       
SOLICITOR'S SERVICES     

TOTAL.....

PROTHONOTARY (NOTARY) \$       
RECORDER OF DEEDS     

OTHER     

TOTAL.....

REAL ESTATE TAXES:

BOROUGH, TWP. & COUNTY TAXES, 19      \$       
SCHOOL DISTRICT TAXES, 19      \$       
DELINQUENT TAXES, 19     , 19      \$ 5.00

TOTAL.....\$ 5.00

MUNICIPAL FEES DUE:

SEWER--MUNICIPAL      19      \$       
WATER--MUNICIPAL      19      \$     

TOTAL.....

SURCHARGE FEE: STATE TREASURER (TRAINING FEE)

TOTAL.....\$ 88.00

MISCELLANEOUS Powdage \$ 113.96

TOTAL.....\$ 113.96

TOTAL COSTS (OPEN BID).....\$ 468.36

LAW OFFICES OF  
**HARDING AND ASSOCIATES**  
38 WEST THIRD STREET  
BLOOMSBURG, PENNSYLVANIA 17815-1771  
(WWW.HARDINGANDASSOCIATES.COM)

ELWOOD R. HARDING, JR.  
CHARLES L. YOST

TELEPHONE: (570) 784-6770  
TELEFAX: (570) 784-6075

June 9, 1999

Harry A. Roadarmel, Sheriff  
**Columbia County Sheriff's Department**  
35 East Main Street  
P.O. Box 380  
Bloomsburg, PA 17815

**RE: Columbia County Farmers National Bank  
Vs. Michael R. Miknich  
C.P. #: 117 OF 1999  
E.D. #: 35 OF 1999  
Our file #: 3081 (CCFNB 99)**

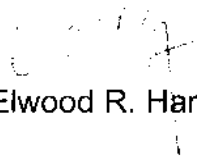
Dear Harry:

At the request of the Plaintiff, Columbia County Farmers National Bank, I have been instructed to stay the sale of the property situate at 218 West Ninth Street, Bloomsburg, Pennsylvania, scheduled for **Thursday, June 24, 1999, at 10:00 a.m.**, in connection with the above referenced matter.

I am informed by Plaintiff's representatives that the mortgage payments have been brought current to July, 1999, in the amount of Five Thousand Six Hundred Ninety-eight Dollars and Ten Cents, (**\$ 5,698.10**).

Kindly discontinue all advertising of the sale and cancel the same. If you would have any questions concerning this matter, please contact me at your convenience. Thank you.

Sincerely,

  
Elwood R. Harding, Jr.

ERH/ctd

Cc: Ed Wenner  
Elaine Edwards

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE  
(717) 309-5622

24 HOUR PHONE  
(717) 784-6300

Atty. Elwood Harding, ESQ  
Harding & Associates  
38 W. 3rd St.,  
Bloomsburg, Pa. 17815

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY, COMMONWEALTH  
OF PENNSYLVANIA,  
Columbia Co. Farmers Bank  
NO. 35 of 1999  
Michael R. MIKNICH  
WRIT OF EXECUTION 117 of 1999

SERVICE ON Michael R. Miknich

ON May 3, 1999 AT 1145 AM A TRUE AND ATTESTED COPY OF  
THE WITHIN WRIT OF EXECUTION AND A TRUE COPY OF THE NOTICE OF EXECUTION WAS  
SERVED ON THE DEFENDANT, Michael R. MIKNICH

AT the Columbia Co. Sheriff's office BY <sup>CHIEF</sup> DEPUTY SHERIFF Timothy T.

Chamberlain SERVICE WAS MADE BY HANDING SAID WRIT OF EXECUTION AND

NOTICE OF EXECUTION TO Michael R. Miknich

Other persons and concerns of interest and judgement have also been served, as  
for the 3129 (NO ANSWERS)

CHIEF

DEPUTY SHERIFF

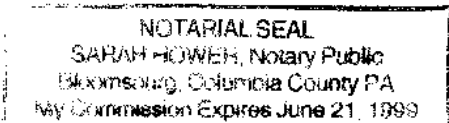
FOR:

*Nancy A. Roadarmel*  
HARRY A. ROADARMEL, JR. SHERIFF

Sworn and subscribed before me  
this 20th day of  
May 1999

*Sarah J. Hoyer*

Sarah J. Hoyer



HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P. O. BOX 300  
SHERIFF'S SUPERVISOR'S OFFICE OUTLINE

PHONE  
(717) 389-3622

24 HOUR PHONE  
(717) 784-6300

RECEIVE AND TIME STAMP WRIT April 21-99

DOCKET AND INDEX April 22-99

SET FILE FOLDER UP \_\_\_\_\_

CHECK FOR PROPER INFO \_\_\_\_\_

WRIT OF EXECUTION 4

COPY OF DESCRIPTION 11

WHEREABOUTS OF LAST KNOWN ADDRESS ✓

NON-MILITARY AFFIDAVIT 3

NOTICES OF SHERIFF'S SALE 7

WATCHMAN RELEASE FORM 3

AFFIDAVIT OF LIENS LIST ✓

CHECK FOR 900.00 Check Bank 30/23 @ 900.00

\* IF ANY OF THE ABOVE ARE MISSING DO NOT PROCEED ANY FURTHER WITH SALE NOTIFY THE ATTY TO SEND ADDITIONAL INFO

SALE JUNE 24, 1999 1000  
Post MAY 01, 1999  
ADV JUNE 3, 10, 17, 1999

SET SALE DATE AND ADV. DATES AND POSTING DATES \_\_\_\_\_

POST ALL DATES ON CALANDER \_\_\_\_\_

\* SET SALE DATE AT LEAST 2 MONTHS AFTER RECEIVING WRIT ✓

\* SET ADV. DATES 3 THURSDAYS BEFORE SALE DATE TO RUN EVERY THURSDAY TILL SALE 3 TIMES ✓

\* SET POSTING DATE NO LATER THAN 30 DAYS PRIOR TO SALE ✓

SET DISTRIBUTION DATE 5 8 1999

\* MUST BE FILED WITHIN 30 DAYS OF SALE (POSTED)

\* MUST BE PAID 10 DAYS AFTER IT HAS BEEN POSTED

FILL IN ALL NO'S ON EXECUTION PAPERS \_\_\_\_\_

TYPE PROPER INFO ON DESCRIPTION (refer to previous sales) \_\_\_\_\_

SERVICE

TYPE CARDS FOR DEFENDANTS \_\_\_\_\_

PUT PAPERS TOGETHER FOR DEFENDANTS \_\_\_\_\_

- \* COPY OF WRIT FOR EACH DEFENDANT
- \* NOTICE OF SHERIFF SALE
- \* COPY OF DESCRIPTION

PUT TOGETHER PAPERS FOR LIEN HOLDERS \_\_\_\_\_

\* NOTICE OF SALE DIRECTED TO THEM

SEND NOTICES TO LIEN HOLDERS VIA CERT. MAIL OR SENDERS RECEIPT \_\_\_\_\_

\* DOCKET ALL DATES

HARRY A. ROADARMEL, JR.



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

24 HOUR PHONE  
(717) 704-6300(2)

PHONE  
(717) 309-5622

SHERIFF'S SALE OUTLINE CONT

SALE BILLS

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

AA THE FOLLOWING NOTICES REQUIRE A LETTER WITH EXPLANATIONS \_\_\_\_\_

SEND NOTICE TO PRESS DIRECTING WHEN TO ADV. \_\_\_\_\_

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. \_\_\_\_\_

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 \_\_\_\_\_

SEND COPY TO ATTY \_\_\_\_\_

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

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

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

PREPARE COST SHEET 2 DAYS BEFORE SALE

\* BE SURE ALL COSTS ARE RECEIVED

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

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

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

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

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

RECORD SHERIFF FEES COLLECTED ON MONTHLY REPORT \_\_\_\_\_

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

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

HARRY A. ROADARMEL, JR.



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

PHONE  
(717) 339-5622

TELEPHONE  
(717) 749-6100

Date: April 26, 1999

To: Mary F. Ward--Tax Collector  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Re: Columbia Co. Farmers

vs.

Michael R. Miknich

No: 35 of 1999 ED

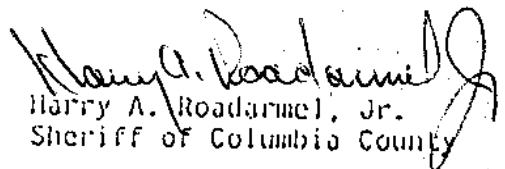
No: 117 of 1999 JU

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

COPY

COLUMBIA COUNTY FARMERS  
NATIONAL BANK,

Plaintiff

Vs.

MICHAEL R. MIKNICH,

Defendant

: IN THE COURT OF COMMON PLEAS  
: FOR THE 26<sup>TH</sup> JUDICIAL DISTRICT  
: COLUMBIA COUNTY, PENNA  
: CIVIL ACTION - AT LAW  
: IN MORTGAGE FORECLOSURE  
: E.D. NO. 35 OF 1999  
: AD NO. 117 OF 1999  
: JU NO. \_\_\_\_\_ OF 1999

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**NOTICE OF SHERIFF'S SALE OF REAL ESTATE**

NOTICE IS HEREBY GIVEN in accordance with PA. R.C.P. 3129.2 that, by virtue of Writ of Execution No. 35 issued out of the Court of Common Pleas of Columbia County, directed to the Sheriff of Columbia County, pursuant to judgment entered in favor of Plaintiff in the above captioned proceedings in the amount of \$ 39,249.43, there will be exposed to public sale, by endue or outcry, to the highest and best bidder, for cash, at the Sheriff's Office, Columbia County Courthouse, Bloomsburg, Pennsylvania, on JUNE 24, 1999, at 10:00 o'clock A.M., all the right, title and interest of the owner, Defendant Michael R. Miknich, in and to:

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

**BEGINNING** at a rail monument in line of land now or formerly of the Delaware, Lackawanna and Western Railroad Company, formerly the Pennsylvania Canal, and land now or late of Cunningham;

**THENCE** South Forty-Seven and One-Half degrees West, Sixty-Two feet and Six inches to the Easterly line of a sixteen foot alley;

**THENCE** by the same, North Forty-Three degrees and Forty-Two minutes West, One Hundred Thirty-Four feet Six inches to the Southerly line of Ninth Street;

**THENCE** by the same, North Forty-Six degrees Eighteen minutes East, Eighty-Eight feet and Six inches to an iron pin in line of land now or late of Cunningham;

**THENCE** South Thirty-Two and One-Fourth degrees East, One Hundred Forty feet to rail monument, the place of BEGINNING.



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

## **MUNICIPAL AUTHORITY**

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

**Board of Directors**

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

May 3, 1999

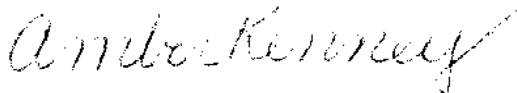
Harry A. Roadarmel Jr.  
Sheriff of Columbia County  
Columbia County Court House  
P. O. Box 380  
Bloomsburg PA 17815

Dear Sheriff Roadarmel:

In response to your notification regarding the pending Sheriff's Sale on the property owned by Michael Miknich and located at 218 West Ninth Street, Bloomsburg, the Bloomsburg Municipal Authority would like to inform you that it holds no claims against this property.

Thank you for informing the Municipal Authority office of this matter. If you require any further information, please contact me at 784-5422, ext. 112. Thank you.

Sincerely,



Amber M. Kenney, Office Administrator

DOMESTIC RELATIONS SECTION OF Columbia COUNTY

STATEMENT OF LIEN BY OPERATION OF LAW ARISING FROM OVERDUE SUPPORT OBLIGATIONS

Part I. Obligor Information (To be completed by requestor)

Please search your records of child and spousal support obligations to determine whether any record of overdue support exists for the following person:

Name Date of Birth Social Security Number  
Michael R. M. Kovich \_\_\_\_\_ \_\_\_\_\_

Date: 4-29-99

Requestor: Sheriff's office  
Print Name

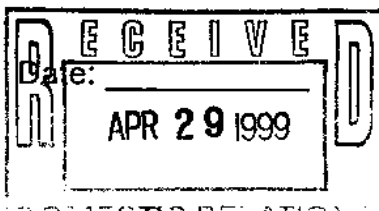
\_\_\_\_\_  
Signature

Part II - Lien Information (To be provided by DRS)

\_\_\_\_\_ WE HAVE NO RECORD OF ANY CASE WITH THE ABOVE-NAMED INDIVIDUAL.

X WE HAVE THE FOLLOWING RECORD OF OVERDUE SUPPORT OWED BY THE ABOVE NAMED OBLIGOR. THIS OVERDUE SUPPORT IS A LIEN BY OPERATION OF LAW AGAINST ALL REAL ESTATE OWNED BY THE OBLIGOR WITHIN THE JUDICIAL DISTRICT.

<u>Amount of Overdue Support</u>	<u>Next Due Date</u>	<u>Next Payment Amount</u>
<u>\$ 627.02</u>	<u>5-31-99</u>	<u>175.00</u>



BY: Rosie H. Lujan  
TITLE: Book Keeper

Certified from the record  
this 29 day of April 1999  
Gail K. Jordan  
Director Domestic Relations Section  
By: Rosie H. Lujan

HARRY A. ROADARMEL, JR.



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

PHONE  
(717) 291-6100  
389-5622

TELETYPE  
(717) 704-6100

Date: April 26, 1999

To: DOMESTIC RELATIONS  
702 SAWMILL ROAD  
BLOOMSBURG, PA 17815

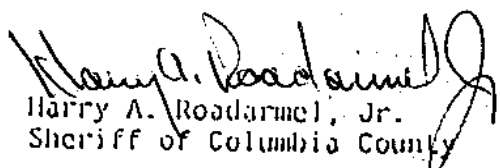
Re: Columbia Co. Farmers vs. Michael R. Miknich  
No: 35 of 1999 ED Ho: 117 of 1999 JD

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

COLUMBIA COUNTY FARMERS	:	IN THE COURT OF COMMON PLEAS
NATIONAL BANK,	:	FOR THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	Plaintiff	: COLUMBIA COUNTY, PENNA
		: CIVIL ACTION - AT LAW
Vs.		: IN MORTGAGE FORECLOSURE
		: E.D. NO. _____ OF 1999
MICHAEL R. MIKNICH,	:	AD NO. 117 OF 1999
	Defendant	: JU NO. _____ OF 1999

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**AFFIDAVIT PURSUANT TO RULE 3129.1**

Edwin A. Wenner, Loan Administration Manager of Columbia County Farmers National Bank, Plaintiff in the above captioned matter, sets forth as of the date the Praecipe for a Writ of Execution was filed the following information concerning the real property located at 218 West Ninth Street, in the Town of Bloomsburg, Columbia County, Pennsylvania, described as follows:

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

**BEGINNING** at a rail monument in line of land now or formerly of the Delaware, Lackawanna and Western Railroad Company, formerly the Pennsylvania Canal, and land now or late of Cunningham;

**THENCE** South Forty-Seven and One-Half degrees West, Sixty-Two feet and Six inches to the Easterly line of a sixteen foot alley;

**THENCE** by the same, North Forty-Three degrees and Forty-Two minutes West, One Hundred Thirty-Four feet Six inches to the Southerly line of Ninth Street;

**THENCE** by the same, North Forty-Six degrees Eighteen minutes East, Eighty-Eight feet and Six inches to an iron pin in line of land now or late of Cunningham;

**THENCE** South Thirty-Two and One-Fourth degrees East, One Hundred Forty feet to rail monument, the place of BEGINNING.

**BEING** Lot No. 11 in plan of lots made by W. H. Eyer, C.E., dated April 15, 1922 for Elmer E. Quick and being designated as No. 218 West Ninth Street, in the said Town of Bloomsburg.

WHEREON is erected a brick bungalow and barn.

1. Name and address of owner(s) or reputed owner(s):

a) Michael R. Miknich  
218 West Ninth Street  
Bloomsburg, PA 17815

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

a) Michael R. Miknich  
218 West Ninth Street  
Bloomsburg, PA 17815

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

Columbia County Farmers National Bank  
232 East Street  
Bloomsburg, PA 17815

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

Columbia County Farmers National Bank  
232 East Street  
Bloomsburg, PA 17815

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

Greenwood Trust  
c/o Robert Kodak, Esquire  
P.O. Box 11848  
Harrisburg, PA 17108-1848

First Deposit National Bank  
c/o Melvin Mantz, Esquire  
25 State Street  
Doylestown, PA 18901

6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the sale: None.

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

Date: April 12, 1999.

  
\_\_\_\_\_  
**EDWIN A. WENNER,**  
**LOAN ADMINISTRATION MANAGER**

COPY

COLUMBIA COUNTY FARMERS  
NATIONAL BANK,

Plaintiff

Vs.

MICHAEL R. MIKNICH,

Defendant

: IN THE COURT OF COMMON PLEAS  
: FOR THE 26<sup>TH</sup> JUDICIAL DISTRICT  
: COLUMBIA COUNTY, PENNA  
: CIVIL ACTION - AT LAW  
: IN MORTGAGE FORECLOSURE  
: E.D. NO. 35 OF 1999  
: AD NO. 117 OF 1999  
: JU NO. \_\_\_\_\_ OF 1999

**NOTICE OF SHERIFF'S SALE OF REAL ESTATE**

NOTICE IS HEREBY GIVEN in accordance with *PA. R.C.P. 3129.2* that, by virtue of Writ of Execution No. 35 issued out of the Court of Common Pleas of Columbia County, directed to the Sheriff of Columbia County, pursuant to judgment entered in favor of Plaintiff in the above captioned proceedings in the amount of \$ 39,249.43, there will be exposed to public sale, by endue or outcry, to the highest and best bidder, for cash, at the Sheriff's Office, Columbia County Courthouse, Bloomsburg, Pennsylvania, on JUNE 24, 1999, at 10:00 o'clock A.M., all the right, title and interest of the owner, Defendant Michael R. Miknich, in and to:

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

**BEGINNING** at a rail monument in line of land now or formerly of the Delaware, Lackawanna and Western Railroad Company, formerly the Pennsylvania Canal, and land now or late of Cunningham;

**THENCE** South Forty-Seven and One-Half degrees West, Sixty-Two feet and Six inches to the Easterly line of a sixteen foot alley;

**THENCE** by the same, North Forty-Three degrees and Forty-Two minutes West, One Hundred Thirty-Four feet Six inches to the Southerly line of Ninth Street;

**THENCE** by the same, North Forty-Six degrees Eighteen minutes East, Eighty-Eight feet and Six inches to an iron pin in line of land now or late of Cunningham;

**THENCE** South Thirty-Two and One-Fourth degrees East, One Hundred Forty feet to rail monument, the place of BEGINNING.

**BEING** Lot No. 11 in plan of lots made by W. H. Eyer, C.E., dated April 15, 1922 for Elmer E. Quick and being designated as No. 218 West Ninth Street, in the said Town of Bloomsburg.

WHEREON is erected a brick bungalow and barn.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest, that the Sheriff will on July 5, 1999, file a Schedule of Distribution in his office where the same will be available for inspection and that distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN INTO EXECUTION at the suit of Columbia County Farmers National Bank against Michael R. Miknich, and will be sold by the Sheriff of Columbia County.

HARDING & ASSOCIATES

By: 

Elwood R. Harding, Jr., Esquire  
Attorney for Plaintiff

HARDING & ASSOCIATES

38 West Third Street

Bloomsburg, PA 17815

Phone: (570) 784-6770

I. D. #: 20027



COPY

COLUMBIA COUNTY FARMERS NATIONAL BANK,	Plaintiff	: IN THE COURT OF COMMON PLEAS : FOR THE 26 <sup>TH</sup> JUDICIAL DISTRICT : COLUMBIA COUNTY, PENNA : CIVIL ACTION - AT LAW
Vs.		: IN MORTGAGE FORECLOSURE : E.D. NO. <u>35</u> OF 1999 : AD NO. 117 OF 1999 : JU NO. _____ OF 1999
MICHAEL R. MIKNICH,	Defendant	

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**WRIT OF EXECUTION - MORTGAGE FORECLOSURE**

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

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

**BEGINNING** at a rail monument in line of land now or formerly of the Delaware, Lackawanna and Western Railroad Company, formerly the Pennsylvania Canal, and land now or late of Cunningham;

**THENCE** South Forty-Seven and One-Half degrees West, Sixty-Two feet and Six inches to the Easterly line of a sixteen foot alley;

**THENCE** by the same, North Forty-Three degrees and Forty-Two minutes West, One Hundred Thirty-Four feet Six inches to the Southerly line of Ninth Street;

**THENCE** by the same, North Forty-Six degrees Eighteen minutes East, Eighty-Eight feet and Six inches to an iron pin in line of land now or late of Cunningham;

**THENCE** South Thirty-Two and One-Fourth degrees East, One Hundred Forty feet to rail monument, the place of BEGINNING.

**BEING** Lot No. 11 in plan of lots made by W. H. Eyer, C.E., dated April 15, 1922 for Elmer E. Quick and being designated as No. 218 West Ninth Street, in the said Town of Bloomsburg.

WHEREON is erected a brick bungalow and barn.

Amount due:

\$ 40,019.78

(Costs to be added.)

\$ \_\_\_\_\_

Dated:

4/20/1999

James B. Kline

(SEAL)

PROTHONOTARY

By:

Elizabeth A. Brennan

DEPUTY PROTHONOTARY

Complaint \$55.50 pd  
Judgment \$ 9.00 pd  
Dut \$15.00 pd  
Satisfy \$ 5.00

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

**BEGINNING** at a rail monument in line of land now or formerly of the Delaware, Lackawanna and Western Railroad Company, formerly the Pennsylvania Canal, and land now or late of Cunningham;

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**THENCE** by the same, North Forty-Six degrees Eighteen minutes East, Eighty-Eight feet and Six inches to an iron pin in line of land now or late of Cunningham;

**THENCE** South Thirty-Two and One-Fourth degrees East, One Hundred Forty feet to rail monument, the place of **BEGINNING**.

**BEING** Lot No. 11 in plan of lots made by W. H. Eyer, C.E., dated April 15, 1922 for Elmer E. Quick and being designated as No. 218 West Ninth Street, in the said Town of Bloomsburg.

WHEREON is erected a brick bungalow and barn.

COLUMBIA COUNTY FARMERS  
NATIONAL BANK,

Plaintiff

Vs.

MICHAEL R. MIKNICH,

Defendant

: IN THE COURT OF COMMON PLEAS  
: FOR THE 26<sup>TH</sup> JUDICIAL DISTRICT  
: COLUMBIA COUNTY, PENNA  
: CIVIL ACTION - AT LAW  
: IN MORTGAGE FORECLOSURE  
: E.D. NO. 35 OF 1999  
: AD NO. 117 OF 1999  
: JU NO. \_\_\_\_\_ OF 1999

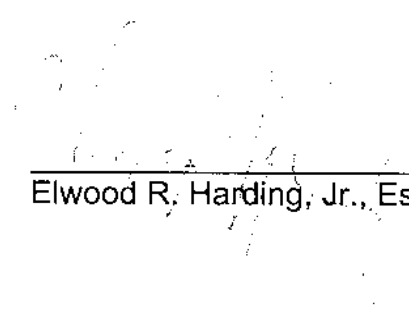
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**AFFIDAVIT OF WHEREABOUTS OF DEFENDANT MICHAEL R. MIKNICH**

I, Elwood R. Harding, Jr., Esquire, counsel to Plaintiff in the above captioned proceeding, hereby state that the whereabouts of the Defendant, Michael R. Miknich, in the above captioned proceeding is his place of residence at the mortgaged premises, namely at 218 West Ninth Street, in the Town of Bloomsburg, Columbia County, Pennsylvania. There are no known tenants occupying the mortgaged premises.

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.

Dated: April 14, 1999.

  
\_\_\_\_\_  
Elwood R. Harding, Jr., Esquire

COLUMBIA COUNTY FARMERS  
NATIONAL BANK,  
Plaintiff

Vs.

MICHAEL R. MIKNICH,  
Defendant

: IN THE COURT OF COMMON PLEAS  
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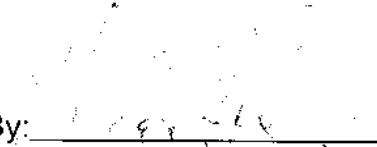
TO: OFFICE OF THE SHERIFF  
COLUMBIA COUNTY COURTHOUSE  
35 Main Street  
P.O. Box 380  
Bloomsburg, PA 17815

PROPERTY AT: 218 West Ninth Street, Bloomsburg, Columbia County,  
Pennsylvania (See Exhibit A, attached hereto.)

**WAIVER OF WATCHMAN**

Any deputy sheriff levying upon or attaching any property under the within writ may leave same without a watchman, in custody of whomever if found in possession, after notifying person of such levy or attachment, without liability on the part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

HARDING & ASSOCIATES

By:   
Elwood R. Harding, Jr., Esquire  
Attorney for Plaintiff  
HARDING & ASSOCIATES  
38 West Third Street  
Bloomsburg, PA 17815  
Phone: (570) 784-6770  
I. D. #: 20027





Columbia County  
Farmers National Bank  
BLOOMSBURG, PA 17815

REFERENCE: V0000001068

CHECK DATE: 04/13/99 \$\*\*\*\*\*900.00

PAY TO THE ORDER OF

Expenses  
Dollars  
EXPENSE CHECK

COLUMBIA COUNTY SHERIFF  
COURT HOUSE  
PO BOX 380  
BLOOMSBURG PA 17815

THE BACK OF THIS DOCUMENT CONTAINS AN ARTIFICIAL WATERMARK - HOLD AT AN ANGLE TO VIEW  
030123 031314785 0021350020 500

THE FACE OF THIS DOCUMENT HAS A COLORED BACKGROUND ON WHITE PAPER

# SHERIFF'S SALE

THURSDAY JUNE 24, 1999 AT 1000

BY VIRTUE OF A WRIT OF EXECUTION NO. 35--1999 AND CIVIL WRIT NO. 117 of 1999 ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST AND BEST BIDDER, FOR CASH, IN A COURT ROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHTS AND TITLE AND INTEREST TO THE DEFENDANT'S IN AND TO:

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

**BEGINNING** at a rail monument in line of land now or formerly of the Delaware, Lackawanna and Western Railroad Company, formerly the Pennsylvania Canal, and land now or late of Cunningham;

**THENCE** South Forty-Seven and One-Half degrees West, Sixty-Two feet and Six inches to the Easterly line of a sixteen foot alley;

**THENCE** by the same, North Forty-Three degrees and Forty-Two minutes West, One Hundred Thirty-Four feet Six inches to the Southerly line of Ninth Street;

**THENCE** by the same, North Forty-Six degrees Eighteen minutes East, Eighty-Eight feet and Six inches to an iron pin in line of land now or late of Cunningham;

**THENCE** South Thirty-Two and One-Fourth degrees East, One Hundred Forty feet to rail monument, the place of BEGINNING.

**BEING** Lot No. 11 in plan of lots made by W. H. Eyer, C.E., dated April 15, 1922 for Elmer E. Quick and being designated as No. 218 West Ninth Street, in the said Town of Bloomsburg.

WHEREON is erected a brick bungalow and barn. Owner listed as Michael R. Miknich, 218 W. Ninth St., Bloomsburg, Pa.

**TERMS OF SALE:** Ten (10) percent cash or cashier's check of the bid or the amount of the opening bid (costs), whichever is higher, due at the time of the Sale. Entire balance of the amount due in cash or cashier's check within eight (8) days after the Sale.

**ALL PARTIES IN INTEREST AND CLAIMANTS:** Will take notice that a Schedule of the Distribution will be filed within thirty (30) days after Sale and the Distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days of the posting of the Schedule.

ATTORNEY FOR PLAINTIFF:  
Harding & Associates  
Elwood R. Harding Jr., ESQ.  
38 W. 3rd St., Bloomsburg, Pa. 17815

SHERIFF OF COLUMBIA COUNTY  
Harry A. Roadarmel Jr.