# SHEKILE, 2 SWIE--CO21 SHEEL KEVI ESLVIE

TOTAL COSTS (OPEN BID) MISCELLANEOUS JATOT SURCHARGE FEE: STATE TREASURER (TRAINING FEE) 1661% JATOT MATER--MUNICIPAL L + 61 SEMER--MUNICIPAL / WONICIPAL FEES DUE: JATOT оегійдиейт тАхез, 19 110511 SCHOOL DISTRICT TAXES, 19 вокоисн, тир. & соимту тахез, туf\$ REAL ESTATE TAXES: OTHER весоврев от реерз РКОТНОИОТАКУ (ИОТАRY) JATUT+1 20LICITOR'S SERVICES PRESS-ENTERPRISE INC **JATUT** DISTRIBUTION FORM TRANSFER TAX FORM SHEKILE, 2 DEED CKKINGSYDDONKN ZYFE (EYCH ZYFE) POSTING HANDBILLS ADVERTISING SALE BILLS, & COPIES ADVERTISING SALE (PLUS NEWSPAPER) WYIFING CO212 FEAK (PER PARCEL) ЗЕВЛІСЕ РЕВ ОЕРЕЙОВИТ ОВ САВИІЗНЕЕ ооскет Амр кетови 🗇 🔻 DATE OF SALEGATOR OF SALE ALLO \*0\*7 .ОИ



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

34 HOOK MHONE

(212) 388-2**622** UHONE

2 m/ -	TOTAL DUE IN \$ 2873. SY
· ·	DOMN BAXMENT \$
	TESS DEPOSIT \$ 900,00
	TOTAL AMOUNT DUE \$ 3773,34
	AMOUNT RECEIVED BY PURCHASER:
	The state of the s
	PURCHASER(S) SIGNATURE(S):
	NAME(S) ON DEED: CONTINOCTAGE (OLD COLD COT)
	ADDRESS: 338 SOUTH WALMINSTOC ROACH
	PURCHASER(S): (D) + MO(+990 CO(porchbr)
	TOTAL AMOUNT NEEDED TO PURCHASE
	MISC. COSTS \$
	TRANSFER TAX 2%, FAIR MARKET PRICE \$-
	PQUNDATE2% OF BID PRICE \$ 73.49
	BID PRICE (INCLUDES COSTS) \$ 3699.35
	DATE OF SALE:
,a,t	NO. 37 99 E.D. NO. 1200-18
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	SHERIEE'S REAL ESTATE FINAL COST SHEET
00£9- <del>1</del> 82 (212)	### 1/212) 284-0722 ###################################

FEDERMAN AND PHELAN
Two Penn Center Plaza
Two Penn Center Plaza
Tele: 215-563-7000
Tele: 215-563-5534

September 28, 1999

Office of the Sheriff Columbia County Courthouse 5 West Main Street Bloomsburg, PA 17815

Re: THOMAS, Naoma E., Meglyn N., & Paul J. 445 East Third Street Bloomsburg, PA 17815

No.98-CV-1299

Gentlemen:

With reference to the above captioned property, which was sheriff's Deed to CONTIMORTGAGE CORPORATION, ONE CONTIPARK, 338 south warminster ROAD, HATBORO, PA 19040-3430.

PLEASE FAX ME A COPY OF THE SHERIFF'S DEED, RECORDING DATE.

Enclosed are three (3) transfer tax affidavits reflecting the assignment, and two (2) stamped self-addressed envelopes for your convenience.

Your cooperation in this matter would be appreciated.

Frank Federman Edna Höuston/for

cc: CONTIMORTGAGE CORP. #3891710

OFFICE OF SHERIFF COLUMNIY COUNTY OCT 13 10 51 AM '99 SHERIFF

886090 10/13/66 CHECK NO: THECK DATE

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Sheriff of Columbia County [SCOLU]

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TWO PENN CENTER PL. STE 900

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PHILADELPHIA, PA 19148 COMMERCE BYOK

PHILADELPHIA, PA 19102 ATTORNEY ESCROW ACCOUNT
TWO PENN CENTER PL. STE 900 FEDERMAN & PHELAN

TWO THOUSAND EIGHT HUNDRED SEVENTY THREE AND 34/100 DOLLARS DE.E78,2\*\*\*\*\* 66/EI/0I TNUOMA DYLE 6661-01-04

Void after 90 days

Sheriff of Columbia County

35 W Main Street

JO.

Order

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FAP

EMLILK

To The

Bloomsburg, PA 17815

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

	at 10.62 per diem
\$ and costs.	Interest from 4/20/99 to Sale
<del>bb'885'b</del> 9\$	Amount Due
CI9/I	PREMISES: 445 East Third Street, Bloomsburg, PA (See Legal Description attached)
31021	Ad anadomocid tooms bridt tool 200 12421/1349
er you are directed to levy upon and sell the following property	(specifically described property below):
COLINTY PENUSYI VANIA.	TO THE SHERIFF OF COLUMBIA
	To with of
(a maayaa ya z 2828 y zazyy)	Paul J. Thomas Commonwealth of Pennsylvania:
WKIT OF EXECUTION (Mortgage Foreclosure)	samolT . U fus q
Weil OF EVECUTION	Naoma E. Thomas Megiyn N. Thomas
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CV-1299 Term 19 98 A.D	
	PN
DLUMBIA COUNTY, PENUSYLVANIA	າາ
THE COURT OF COMMON PLEAS OF	

of Columbia County, Penna.

(Clerk) Office of the Prothy Support, Common Pleas Court

Dated CAS)

### DESCRIBLION

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

BEGINNING at a point on the northerly side of East Third Street, 99 feet 6 inches West from

Wood Street;

THENCE Northwardly by a line parallel with Wood Street, 128 feet 6 inches, more or less, to an

alley, THENCE Westwardly along said ally, 50 feet to a stake; THENCE Southwardly by a line

parallel with Wood Street, 128 feet 6 inches, more or less, to East Third Street, AND THENCE

Eastwardly along same, 50 feet to the place of BEGINNING.

County Tax Parcel # 05E-03-391

Meglyn W. Thomas

Naoma E. Thomas

IN BE:

### FOR THE MIDDLE DISTRICT OF PENUSYLVANIA IN THE UNITED STATES BANKRUPTCY COURT

Chapter No. 7 BK. No. 99-02168

Deptor(B)

Contimortgage Corporation

MOVARE

Meglyn N. Thomas изошя В. Тропав

brie

Robert M. Opel II, Esquire (Trustee)

Respondent (s)

ORDER MODIFYING \$362 AUTOMATIC STAY

Wilkes-Barre upon Motion of Continurtgage Corporation, (Movant), it is: AND NOW, this older day of Algebrank

legal action for enforcement of its right, to possession biss 16 of said premises at Sheriff's Sale (or purchaser's assignee) to take any to allow the Movant to foreclose on its mortgage and allow the purchaser with respect to premises 445 East Third Street, Bloomsburg, PA 17815, as provided under \$362 of the Bankruptcy Code II U.S.C. \$362 is modified ONDERED that the Automatic Stay of all proceedings, as

John J. Thomas, Bankruptcy Judge

2Eb - 51999

11 U.S.C. \$362

Philadelphia, PA 19102-1799 Two Penn Center Plaza, Suite 900 Brenda L. Brogdon, Esquire Lealie E. Puida, Esquire : 55

Kingston, PA 18704 316 Park Office Building 400 3rd Ave. Robert M. Opel II, Esquire (Trustee)

Bloomsburg, PA 17815 yra ixou grieer Machael R. Lynn

Bloomsburg, PA 17815 445 East Third Street Naoma E. Thomas

SISAL AG 'SINGSWOOTS 445 East Third Street Megiyn N. Thomas

ts:II 6661-22-d3s

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# STATE OF PENNSYLVANIA COUNTY OF COLUMBIA

} SS

Paula Barry, Publisher's Assistant being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily continuously in said Town, County and State since the day of its establishment: that hereto attached is a copy of the legal notice or advertisement in the above entitled proceeding which appeared in the issue of said newspaper on \_\_June 3, 10, 17, 1999\_exactly as printed and published; that the affiant is one of the owners and publishers of said newspaper in which legal advertisement or notice was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

	15/16-5
Sworn and subscribed to before	me this $1740$ day of June 19.99
	Donna L. Kishlaw a
	(Notary Public)
	My commission expires  Notarial Seal  Donna L. Kishbaugh, Notary Public Scott Twp., Columbia County My Commission Expires Oct. 11, 2001  Member, Pennsylvania Association of Notaries
And now,	, 19, I hereby certify that the advertising and
publication charges amounting to \$	for publishing the foregoing notice, and the
fee for this affidavit have been paid i	n full.

# FEDERMAN AND PHELAN

Suite 900

Two Penn Center Plaza Philadelphia, PA 19102-1799 (215) 563-7000 Telecopier: (215) 563-5534

Denise Hattield Judgment Clerk, Ext. 283 Representing Lenders in Pennsylvania and New Jersey

June 24, 1999

Office of the Sheriff
Columbia County Courthouse
570-784-0257

Re: ContiMortgage Corporation v. Naoma Thomas, Meglyn N. Thomas and Paul J. Thomas

No. 98-CV-1299

Dear Sir/Madam:

Please allow this letter to serve as a request to postpone the Sheriff's Sale scheduled for June 25, 1999 in the above-referenced matter. The defendant has filed a Chapter 7 bankruptcy at No. 99-02168 on 6/25/99. Please relist for the September 23, 1999 sale.

Should you have any questions, please do not hesitate to contact me. Your assistance in this matter is greatly appreciated.

Very truly yours,

By:

FRANK FEDERMAN

FF/dsh

cc:

ContiMortgage Corp.

Attention: Foreclosure Department, Account No. 3891710



SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P.O. BOX 380

BLOOMSBURG, PA 17845 FAX: (717) 784-0257

Naoma, Meglyn, Paul J. THOMAS

24 HOUR PHONE (717) 784-6,100

FEDERMAN & PHELAN Frank Federman, ESQ Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

PHONE

(717) 389-5622

SERVICE ON

SARAH HOWER, Notery Public Bloomsburg, Columbia County PA My Commission Expires June 21, 1899 IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMONWEALTH
OF PENNA.
Conti-Mort. Corp.
NO. 37-1999
Naoma, Meglyn, Paul J. THOMAS
WRIT OF EXECUTION 1299-1998

	_				······		·	
ON	May 7,	1999	AT	0715 AM	. A TRUE AND	ATTESTED COP	Y OF THE W	ITHIN
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ДТ <u>445</u> 1	E. 3rd St	., Bloomsbu	rg, Pa.		PUTY SHERIFF I	imothy T. Ch		
SERVICE	WAS MADE	E BY HANDING	THE S	AID WRIT O	F EXECUTION A	ND NOTICE OF	SHERIFF'S	SALE
IN REAL Service	. ESTATE / es on 312	AND A COPY ( 9 are also	)F THE Complet	DESCRIPTIO ed either	N TO Hung Bui, in person or	adult son o	of THOMAS'S Milings.	<b>;</b>
					SO ANSWERS:			
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FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

Contimortgage Corporation :

338 South Warminster Road : COLUMBIA COUNTY

Hatboro, PA 19040-3430 : COURT OF COMMON PLEAS

Plaintiff,

CIVIL DIVISION

v.

: NO98-CV-1299

Naoma E. Thomas : 31-ED 1999

Meglyn N. Thomas

Paul J. Thomas : 445 East Third Street :

Bloomsburg, PA 17815 :

Defendant(s).

### NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Naoma E. Thomas
Meglyn N. Thomas
Paul J. Thomas
445 East Third Street
Bloomsburg, PA 17815

This firm is a debt collector attempting to collect a debt. Any information we obtain will be used for that purpose. If you have previously received a discharge in bankruptcy, this correspondence is not and should not be construed to be an attempt to collect a debt, but only enforcement of a lien against property.

Your house (real estate) at 445 East Third Street, Bloomsburg, PA 17815 is scheduled to be sold at Sheriff's Sale on , at 11:00 a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of \$64,588.44 obtained by Contimortgage Corporation, (the Mortgagee) against you. If the Sale is postponed, the property will be relisted for Sale.

# 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 the Mortgagee, Contimortgage Corporation, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call (215) 563-7000.

Attorney for Plaintiff

- 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 better chance you will have of stopping the Sale. (See the Notice below on how to obtain an attorney.)

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

- 1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.
- 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 (215) 563-7000.
- 4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.
- 5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
- 6. You may be entitled to a share of the money which was paid for your real estate. A

  Schedule of Distribution of the money bid for real estate will be filed by the Sheriff on

  \_\_\_\_\_\_\_. This schedule will state who will be receiving that money. The

  money will be paid out in accordance with this schedule unless exceptions (reason why the
  proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the
  Schedule of Distribution is filed.
- 7. You may also have other rights and defenses or ways of getting your home back if you act immediately after the Sale.

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

COLUMBIA COUNTY SUSQUEHANNA LEGAL SERVICES 168 EAST 5<sup>TH</sup> STREET BLOOMSBURG, PA 17815 (717) 784-8760

### **DESCRIPTION**

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

BEGINNING at a point on the northerly side of East Third Street, 99 feet 6 inches West from Wood Street;

THENCE Northwardly by a line parallel with Wood Street, 128 feet 6 inches, more or less, to an alley; THENCE Westwardly along said ally, 50 feet to a stake; THENCE Southwardly by a line parallel with Wood Street, 128 feet 6 inches, more or less, to East Third Street, AND THENCE Eastwardly along same, 50 feet to the place of BEGINNING.

County Tax Parcel # 05E-03-391

FEDERMAN AND PHELAN By: Frank Federman, Esquire Attorney I.D. No.: 12248 Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102 (215) 563-7000

Contimortgage Corporation 338 South Warminster Road

Hatboro, PA 19040-3430

.

COLUMBIA COUNTY

**COURT OF COMMON PLEAS** 

**Attorney for Plaintiff** 

:

:

Plaintiff, : CIVIL DIVISION

:

NO. 98-CV-1299 S1-ED-199 9

: N

Naoma E. Thomas Meglyn N. Thomas Paul J. Thomas

v.

445 East Third Street Bloomsburg, PA 17815

:

Defendant(s).

### AFFIDAVIT OF NON-MILITARY SERVICE

FRANK FEDERMAN, ESQUIRE hereby verifies that he is the attorney for the Plaintiff in the above-captioned matter and that on information and belief, he has knowledge of the following facts, to wit:

- (a) that the Defendant(s) is/are not in the Military or Naval Service of the United States or its Allies or otherwise, within the provisions of the Soldiers' and Sailors' Civil Relief Act of Congress of 1940, as amended.
- (b) that Defendant Naoma E. Thomas, is over 18 years of age and resides at 445 East Third Street, Bloomsburg, PA 17815.
- (c) that Defendant Meglyn N. Thomas, is over 18 years of age and resides at 445 East Third Street, Bloomsburg, PA 17815.
- (d) that Defendant, Paul J. Thomas, is over 18 years of age and resides at 445 East Third Street, Bloomsburg, PA 17815.

This statement is made subject to the penalties of 18 Pa. C.S. '4904 relating to unsworn falsification to authorities.

FRANK FEDERMAN, ESQUIRE

hall Fre

Attorney for Plaintiff

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

Contimortgage Corporation

338 South Warminster Road : COLUMBIA COUNTY

Hatboro, PA 19040-3430 : COURT OF COMMON PLEAS

:

:

Plaintiff, : CIVIL DIVISION

. NO 08 CV-1200

**Attorney for Plaintiff** 

v. : NO. 98-CV-1299 : 31-ED-1**9**99

Naoma E. Thomas

Meglyn N. Thomas
Paul J. Thomas

445 East Third Street
Bloomsburg, PA 17815

Defendant(s).

# AFFIDAVIT PURSUANT TO RULE 3129 (Affidavit No.1)

Contimortgage Corporation, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at 445 East Third Street, Bloomsburg, PA 17815.

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

Naoma E. Thomas

Meglyn N. Thomas

445 East Third Street

Bloomsburg, PA 17815

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

Naoma E. Thomas 445 East Third Street

Meglyn N. Thomas Bloomsburg, PA 17815

Paul J. Thomas

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

Pennsylvania Power &

Light Co.

2 North Ninth Street Allentown, PA 18105

America Business Credit,

Inc.

111 Presidential Blvd. Bala Cynwyd, PA 19004

PG Energy

1 S. 7th Street

Bloomsburg, PA 17815

Bloomsburg Municipal

Authority

301 East Main Street

Bloomsburg, PA 17815

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

None

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

None

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:

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

None

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

NAME

LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

Tenant/Occupant

445 East Third Street Bloomsburg, PA 17815

**Domestic Relations** 

**Columbia County Courthouse** 

Columbia County

P.O. Box 380

Bloomsburg, PA 17815

I verify that the statements made in this Affidavit are true and correct to the best of my knowledge, information or 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.

April 20, 1999

Date

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

FEDERMAN AND PHELAN By: Frank Federman, Esquire Attorney I.D. No.: 12248 Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102 (215) 563-7000

**Attorney for Plaintiff** 

Contimortgage Corporation 338 South Warminster Road Hatboro, PA 19040-3430

 $\mathbf{v}_{\bullet}$ 

30

COLUMBIA COUNTY

**COURT OF COMMON PLEAS** 

Plaintiff.

CIVIL DIVISION

Naoma E. Thomas Meglyn N. Thomas Paul J. Thomas 445 East Third Street Bloomsburg, PA 17815 N098-CV-1299 37-ED-1999

Defendant(s).

### **CERTIFICATION**

:

:

:

FRANK FEDERMAN, ESQUIRE hereby verifies that he is the attorney for the Plaintiff in the above-captioned matter and that the premises is not subject to the provisions of Act 91 because it is:

( ) an FHA Mortgage( ) non-owner occupied

( ) vacant

(X) Act 91 procedures have been fulfilled

This Certification is made subject to the penalties of 18 Pa. C.S. '4904 relating to unsworn falsification to authorities.

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

# **DESCRIPTION**

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

BEGINNING at a point on the northerly side of East Third Street, 99 feet 6 inches West from Wood Street;

THENCE Northwardly by a line parallel with Wood Street, 128 feet 6 inches, more or less, to an alley; THENCE Westwardly along said ally, 50 feet to a stake; THENCE Southwardly by a line parallel with Wood Street, 128 feet 6 inches, more or less, to East Third Street, AND THENCE Eastwardly along same, 50 feet to the place of BEGINNING.

County Tax Parcel # 05E-03-391



# SHERIF OF COLUMBIA COUNTY COURT HOUSE - P. O. BOX 300 BEOGRASBURG, PA 17815

7) 704-6300

1	114 1611
{747}	369-5622

facat massaurr		anyonemono, ix ixuis		(71)
DATE: April	26, 1999	•		
RE: Sherif	E's Sale Advertising	Daties		
· <u>-</u>	Contimortgage Corp.	v:: <u>Naoma E, Me</u>	glyn N, 8	<u>Paul J.</u> Thoma
No37	ol; 1999 p.D	No. 1299 of 1	.n. <u></u> 998	
Dear Sir:	•			
Please	advertise the enclos	ed SHERUFF SALE on	the Loll	owing dates:
15	t week June 3, 1999	DATE OF	SALE:	JUNE 24, 1999
2n	d week June 10, 199	9		
3r	d week <u>June 17, 199</u>	9	·····	18.5%
Burst Gu	and the annual materials and 10	was boson and more		

Respectfully

Harry A Roadanuel, Jr. Sheriff

# 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

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:

This is in response to your written notification of the upcoming Sheriff's Sale on a property in Bloomsburg owned by Naoma E., Meglyn N. & Paul J. Thomas. Sale on this property is to be held on June 24, 1999. The Bloomsburg Municipal Authority would like to inform you of delinquent sewer amounts due on said property.

Delinquent Sewer Charges

\$ 319.91

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

Sincerely,

Amber Kenney, Office Manager

Unieckenney

# SHERIFF'S SALE

THURSDAY JUNE 24, 1999 AT 11:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO.37-1999) AND CIVIL WRIT NO. 1299 of 1998 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 RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

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

BEGINNING at a point on the northerly side of East Third Street, 99 feet 6 inches West from Wood Street;

THENCE Northwardly by a line parallel with Wood Street, 128 feet 6 inches, more or less, to an alley; THENCE Westwardly along said ally, 50 feet to a stake, THENCE Southwardly by a line parallel with Wood Street, 128 feet 6 inches, more or less, to East Third Street, AND THENCE

Eastwardly along same, 50 feet to the place of BEGINNING. Owners of Record: Naoma E., Meglyn N., and Paul J. THOMAS, property located at 445 East Third St., Bloomsburg, Pa. 17815

County Tax Parcel # 05E-03-391

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.

ALL PARTIES IN INTEREST AND CLAIMANTS: Will take notice that a Schedule of the Distribution will be filed within thirty (30) days after the 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: FEDERMAN & PHELAN Frank FEDERMAN, ESQ. Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102

SHERIFF OF COLUMBIA COUNTY Harry A. Roadarmel Jr.

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

Contimortgage Corporation :

338 South Warminster Road : COLUMBIA COUNTY

Hatboro, PA 19040-3430 : COURT OF COMMON PLEAS

:

Plaintiff, : CIVIL DIVISION

:

v. : NO. 98-CV-1299

: 37-ED-1999

**Attorney for Plaintiff** 

Naoma E. Thomas Meglyn N. Thomas

Paul J. Thomas

445 East Third Street Bloomsburg, PA 17815

Defendant(s).

# AFFIDAVIT PURSUANT TO RULE 3129 (Affidavit No.1)

Contimortgage Corporation, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at 445 East Third Street, Bloomsburg, PA 17815.

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

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reasonably ascertained, please so indicate.)

Naoma E. Thomas

445 East Third Street

Meglyn N. Thomas

Bloomsburg, PA 17815

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

Naoma E. Thomas 445 East Third Street
Meglyn N. Thomas Bloomsburg, PA 17815

Paul J. Thomas

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

Pennsylvania Power &

Light Co.

2 North Ninth Street Allentown, PA 18105

America Business Credit,

Inc.

111 Presidential Blvd. Bala Cynwyd, PA 19004

**PG Energy** 

1 S. 7th Street

Bloomsburg, PA 17815

**Bloomsburg Municipal** 

Authority

301 East Main Street Bloomsburg, PA 17815

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

None

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

None

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:

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

None

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

Tenant/Occupant 445 East Third Street

Bloomsburg, PA 17815

Domestic Relations Columbia County Courthouse

Columbia County P.O. Box 380

Bloomsburg, PA 17815

I verify that the statements made in this Affidavit are true and correct to the best of my knowledge, information or 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.

April 20, 1999

Date FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

hall Ful



# SHERIFF OF COLUMBIA COUNTY

1,115,4131					
(717)	369-5622				

(747) 369-5622	• •	I - P. O. BOX 340 JRG, PA 17015	14 HOUA (717) 71
DATE: April 26, 1999			
RE: Sheriff's Sale	Advertising Dates		
•	tgage Corp. vii 1999 <sub>I-D</sub>	Naoma E, Meglyn N	, & Paul J. Thomas
Dear Sir:			
Please advertis	e the enclosed SHE	CLFF SALE on the Lo	llowing dates:
1st week	June 3, 1999	DATE OF SALE:	JUNE 24, 1999
2nd week	June 10, 1999		
3rd week	June 17, 1999		The state of the s

Feel free to contact we if you have any questions.

Respectfully

Harry A Rondannel, Jr. Sheri Ef



# SHERIFF OF COLUMBIA COUNTY

PRONG 217) 389-5622	cou Shertle 18	RT HOUSE - P. O. WOX 300 POSAMEURICALINISTRATE OUTLINE	(717) 784-6300
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<i>p</i> .			DY 7/- 1999
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PUT TOGETHER	PAPERS FOR LIEN	TO TO THEM	
* NOTIC	E OF SALE DIRECT	TO TO THEM.  5 VIA CERT. MAIL OR SENDERS.	RECIEPT



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

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

THOSE (717) 389-5622

# SHERLEFT'S SALE DUTLINE COR'T

SALE B11.1.5	
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THE REPORT OF THE PROPERTY OF	•
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HANDBILLS .	
SCHO COPIES OF HANOBILLS TO:	
TAX CLAIM OFFICE	
	·—
SEND COPY TO ATTY	
POST PROPERTY ACCORDING TO DATE SET	
DOCKET ALL COSTS	
PREPARE COST SHEET 2 DAYS BEFORE SALE	
PREPARE FINAL COSTS SHEET DAY OF SALE	
HOLD SALE	
POST PROPOSED SCHEDULE OF DISTRIBUTION	
PAY DISTRIBUTION ACCORDING TO DATE:  * WHEN PAYING INCLUDE ADDRESS OF CHANGE OF OWNER TO W	MOM IT MAY CONCERN
TRIEN DAYING INCLUDE ADDRESS OF CHANGE	
PRECORD SHERIFF FEES COLLECTED ON FORTHER ACTION.  PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED.	

TO BUYER

# CC JMBIA COUNTY TAX CLAIM BL EAU LIEN CERTIFICATE

Attorney for

Date	September	22	1999
Date			1000

## OWNER OR REPUTED OWNER

Thomas, Naoma E. Thomas, Mexilyn N.

Thomas, Paul DESCRIPTION OF PROPERTY

445 East Mind St.

PARCEL NUMBER 05E.03--201-00,000 IN Town of Bloomsburg

Township Borough City

YEAR	TOTAL	
1998	\$1,310.96	·-··
Cert.	\$ 15.00	
TOTAL	\$1,325,96	

The above figures represent the amount(s) due during the month of October.

This is to certify that, according to our records, there are tax liens on the above mentioned property as of December 31,

Excluding: Interim Tax Billings

Requested by:

Columbia County Sheriff

FEE - \$5.00

Per Parcel

COLUMBIA COUNTY TAX CLAIM BUREAU

ATTORNEY FOR PLAINTIFF

BY: Francis S. Hallinan, Esq. Atty. I.D. #62695 Ste. 900/Two Penn Center Plaza Philadelphia, PA 19102 (215) 563-7000 CONTIMORTGAGE CORPORATION

> COURT OF COMMON PLEAS CIVIL DIVISION COLUMBIA COUNTY

٧s.

NAOMA E. THOMAS MEGLYN N. THOMAS PAUL J. THOMAS No. 98-CV-1299

ORDER

and now, this Ath day of August, 1999, upon consideration of Plaintiff's Motion and the Affidavit of Good Faith Investigation attached thereto, it is hereby ORDERED that Plaintiff may obtain service of the Complaint on the above captioned Defendant(s), NAOMA E. THOMAS, MEGLYN N. THOMAS, AND PAUL J. THOMAS, by mailing a true and correct copy of the Complaint by certified mail and regular mail.

Service of the aforementioned mailings is effective upon the date of mailing and is to be done by Plaintiff's attorney, who will file with the Prothonotary's Office an Affidavit of Service.

BY THE COURT:

J.

IN PAYMENT FOR

FEDERMAN & PHELAN
ATTORNEY ESCROW ACCOUNT
TWO PENN CENTER PLAZA - SUITE 900
PHILADELPHIA, PA. 19102

TO THE ORDER OF

Journal of

PAYLLYL DATE

60-148/319

14546

CHECK AMOUNT DOLLARS

RE Thimas # 3891716

JEFFERSON BANK PHILADELPHIA, PA 19103

-# 1 6 8 8 2 C "O14546" "O31401485" 40

e de la companya de la co

### FEDERMAN AND PHELAN

Suite 900 Two Penn Center Plaza Philadelphia, PA 19102-1799 215-563-7000

Fax: 215-563-5534

Denise Hatfield Judgement Clerk, Ext. 283 Representing Lenders in Pennsylvania and New Jersey

May 19, 1999

Office of the Prothonotary COLUMBIA County Courthouse

Re: CONTIMORTGAGE CORPORATION vs. NAOMA E. THOMAS, MEGLYN N.

THOMAS AND PAUL J. THOMAS

No. 98-CV-1299

### **AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

Dear Sir/Madam:

Enclosed please find an Affidavit of Service Pursuant to Rule 3129 with the necessary attachments regarding the above matter.

Please return a time-stamped copy of same in the enclosed self-addressed, stamped envelope.

Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

Very truly yours,

FEDERMAN AND PHELAN

By:

Denise Hattield

/dsh

Enclosures

cc: Sheriff of COLUMBIA County

# IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CONTIMORTGAGE CORPORATION	:	
	:	COLUMBIA COUNTY
Plaintiff,	:	COURT OF COMMON PLEAS
	:	
<b>v.</b>	:	CIVIL DIVISION
NAOMA E. THOMAS, MEGLYN N. THOMAS	:	NO. 98-CV-1299
AND PAUL J. THOMAS	•	NO. 98-C V-1299
	:	
	:	
Defendant(s).		
AFFIDAVIT OF SERVICE PUR	RSUA	NT TO RULE 3129
COMMONWEALTH OF PENNSYLVANIA COUNTY OF LEHIGH	) )	SS:
I, FRANK FEDERMAN, ESQUIRE, attorney for CO	NTIN	MORTGAGE CORPORATION,
Plaintiff hereby verifies that on MAY 6, 1999 true a	nd cor	rect copies of the Notice of Sheriff's
Sale were served by certificate of mailing to the recor	ded lie	enholders and any known interested
party. See Exhibit "A" attached hereto.		
	1	
		MK FLAIR MAN K FEDERMAN, ESQUIRE ey for Plaintiff

Date: May 19, 1999

Name and Address of Sender



# DSH FEDERMAN & PHELAN Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102

Total Number of Pieces Listed by S		9		œ	,	•	7			9			5			4			3				2				1	Line
Total Number of Pieces Listed by Sender		XXXX		XXXX			XXXX			XXXX			XXXX		,	XXXX			XXXX		_		XXXX	Thomas	Meglyn N.	Thomas	Naoma E.	Article Number
Total Number of Pieces Received at Post Office	445 East Third Street Bloomsburg, PA 17815	Paul J. Thomas	Bloomsburg, PA 17815	Meglyn N. Thomas  445 East Third Street	Bloomsburg, PA 17815	445 East Third Street	Naoma E. Thomas	Bloomsburg, PA 17815	301 East Main Street	Bloomsburg Municipal Authority	Bloomsburg, PA 17815	1 S. 7th Street	PG Energy	Bala Cynwyd, PA 19004	111 Presidential Blvd.	America Business Credit, Inc.	Alfentown, PA 18105	2 North Ninth Street	Pennsylvania Power & Light Co.	Bloomsburg, PA 17815	P.O. Box 380	Columbia County Courthouse	Domestic Relations Columbia County		Bloomsburg, PA 17815	445 East Third Street	Tenant/Occupant	Name of Addressee, Street, and Post Office Address
Postmaster, Per (Name of Receiving Employee)									•	, v							!		0.			,	County					Post Office Address
The full declaration of value is required on all domestic and maximum indemnity payable for the reconstruction of non reconstruction insurance is \$50,000 per piece subject to a total of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual R900,8913 and \$921 for limitations of coverage.																												Pa
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il. The r harit of rehandise is optional verage.	~							· *	F		-:	*					\ <u>\</u>	₹ 	1 2	/d :	345	ジ _						Fee

# Federman & Phelan

Suite 900
Two Penn Center Plaza
Philadelphia, PA 19102-1799
Phone (215)563-7000
Fax (215)563-5534
Email federmanphelan@msn.com

Denise Hatfield Judgment Clerk, Ext. 283

Representing Lenders in Pennsylvania and New Jersey

May 18, 1999

Office of the Prothonotary Columbia County Courthouse

RE: ContiMortgage Corporation vs. Naoma E. Thomas, Meglyn N. Thomas and Paul J. Thomas

No.: 98-CV-1299

Dear Sir/Madame:

Enclosed is an Affidavit for the above captioned matter for filing with your office. Kindly file and return the attorney file copy in the enclosed postage paid envelope. We have forwarded copies of same to the sheriff.

Thank you for your cooperation.

Sincerely,

Denise Hatfield

cc: Sheriff of Columbia County

FEDERMAN AND PHELAN By: Frank Federman, Esquire Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102 (215) 563-7000

ContiMortgage Corporation Columbia COUNTY

> COURT OF COMMON PLEAS :

Attorney for Plaintiff

Plaintiff.

CIVIL DIVISION

NO. 98-CV-1299

Naoma E. Thomas

v.

Meglyn N. Thomas Paul J. Thomas

Defendant(s).

### **AFFIDAVIT**

I hereby certify that a true and correct copy of the Notice of Sheriff Sale in the above captioned matter was sent by regular and certified mail, return receipt requested, on 5/5/99 to Naoma E. Thomas, Meglyn N. Thomas and Paul J. Thomas at 445 East Third Street, Bloomsburg, PA 17815 in accordance with the Order of Court dated January 20, 1999. The undersigned understands that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

FEDERMAN AND PHELAN

Frank Federman, Esquire

Dated: May 18, 1999

ATTORNEY FOR PLAINTIFF

BY: Francis S. Hallinan, Esq. Atty. I.D. #62695 Ste. 900/Two Penn Center Plaza Philadelphia, PA 19102 (215) 563-7000 CONTIMORTGAGE CORPORATION

> COURT OF COMMON PLEAS CIVIL DIVISION COLUMBIA COUNTY

٧s.

No. 98-CV-1299

NAOMA E. THOMAS MEGLYN N. THOMAS PAUL J. THOMAS

ORDER

and now, this alth day of the consideration of Plaintiff's Motion and the Affidavit of Good Faith Investigation attached thereto, it is hereby ORDERED that Plaintiff may obtain service of the Complaint on the above captioned Defendant(s), NAOMA E. THOMAS, MEGLYN N. THOMAS, AND PAUL J. THOMAS, by mailing a true and correct copy of the Complaint by certified mail and regular mail.

Service of the aforementioned mailings is effective upon the date of mailing and is to be done by Plaintiff's attorney, who will file with the Prothonotary's Office an Affidavit of Service.

BY THE COURT:

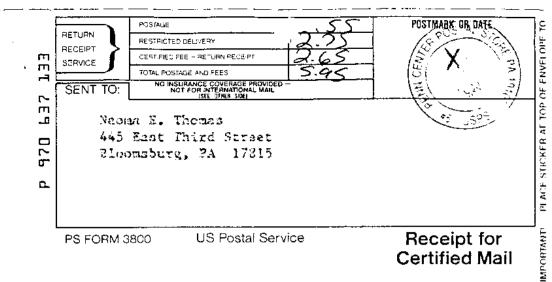
J.

Name and Address of Sender

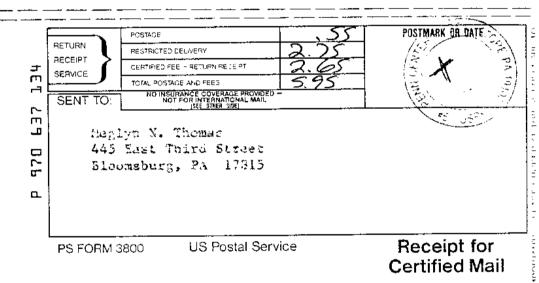


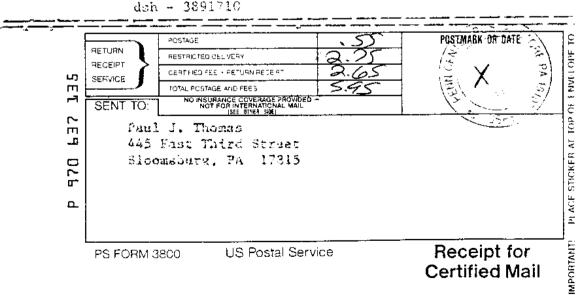


# DSH FEDERMAN & PHELAN Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102



dsh- 3891710





EXH:BIT A