

REAL ESTATE  
SHERIFF'S SALE--COST SHEET

BENEFICIAL VS HETTLER  
NO. 1-2000 E.D. NO. 961-99 J.D. DATE OF SALE 3-9-2004 TIME OF SALE \_\_\_\_\_

DOCKET AND RETURN	\$ 15.-
SERVICE PER DEFENDANT OR GARNISHEE	165.-
LEVY (PER PARCEL)	15.-
MAILING COSTS	74.86
ADVERTISING, SALE BILLS, & COPIES	15.-
ADVERTISING SALE (PLUS NEWSPAPER)	0.-
MILEAGE	7.50
POSTING HANDBILLS	30.-
CRYING?ADJOURN SALE (EACH SALE)	15.-
SHERIFF'S DEED	0.-
TRANSFER TAX FORM	0.-
DISTRIBUTION FORM	0.-
OTHER <u>NOTARY</u>	14.-
<u>COPIES</u>	

TOTAL.....\$ 303.36

PRESS-ENTERPRISE INC \$ \_\_\_\_\_  
SOLICITOR'S SERVICES \_\_\_\_\_

TOTAL.....: -0-

PROTHONOTARY (NOTARY) \$ \_\_\_\_\_  
RECORDER OF DEEDS \_\_\_\_\_

OTHER \_\_\_\_\_

TOTAL..... -0-

REAL ESTATE TAXES:

BOROUGH, TWP. & COUNTY TAXES, 19 \_\_\_\_\_ \$ \_\_\_\_\_  
SCHOOL DISTRICT TAXES, 19 \_\_\_\_\_ \$ \_\_\_\_\_  
DELINQUENT TAXES, 1997, 1998 & 1999 \$ 1298.57

TOTAL..... -0-

MUNICIPAL FEES DUE:

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

TOTAL..... -0-

SURCHARGE FEE: STATE TREASURER (TRAINING FEE)

TOTAL..... 130.-

MISCELLANEOUS \_\_\_\_\_ \$ \_\_\_\_\_  
\_\_\_\_\_ \$ \_\_\_\_\_

TOTAL..... 130.-

TOTAL COSTS (OPEN BID)..... 466.64 - Refund

900.- - Deposit  
1133.36 - Costs  
466.64 - Refund

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

Date: Jan. 19, 2000

To: David J. Pennypacker--Tax Collector  
204 Legion Road  
Bloomsburg, Pa. 17815

Re: Beneficial Consumer Disc. Co vs. George L. Hettler and United States of America

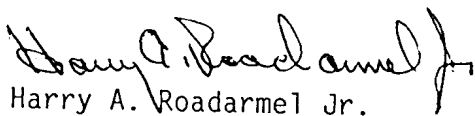
No: 1 of 2000 E.D. 99 CV 961 J.D.

To Whom it may concern:

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

SEIPLE & WARREN, LLC

ATTORNEYS AND COUNSELORS

395 TENNY STREET  
BLOOMSBURG, PENNSYLVANIA 17815

TERRY G. SEIPLE, JR.  
REBECCA L. WARREN

TELEPHONE (570) 784-2200  
TELEFAX (570) 784-2222

February 28, 2000

Harry A. Roadarmel, Jr.  
Sheriff of Columbia County  
PO Box 380  
Bloomsburg, PA 17815

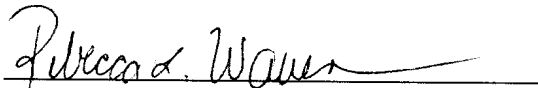
Re: Beneficial Consumer Discount Co. v. George Hettler and USA  
No. 1 of 2000 E.D.  
99 CV 961 J.D.

Dear Harry:

Larry's Lumber presently has a judgment lien against Mr. Hettler in the amount of \$6,749.40 which affects the property scheduled for sale.

Sincerely,

SEIPLE & WARREN, LLC

  
Rebecca L. Warren, Esquire

cc: Larry and Claudia Reichart

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT  
COMPANY, d/b/a BENEFICIAL  
MORTGAGE COMPANY OF PA

COLUMBIA COUNTY  
COURT OF COMMON PLEAS

v.

GEORGE L. HETTLER  
AND  
UNITED STATES OF AMERICA

1-ED-2000  
NUMBER:99-CV-961

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: George L. Hettler  
R.R. #3, Box 189  
Bloomsburg, PA 17815

Your house (real estate) at Parcel No. 25-01-12, Montour  
Township, Columbia County, PA (more fully described as attached)  
is scheduled to be sold at the Columbia County Sheriff's Sale on  
MARCH 9, 2000 at 9:30 A.m. in the Sheriff's  
Office of the Columbia County Courthouse, Main Street,  
Bloomsburg, Pennsylvania 17815, to enforce the court judgment of  
\$11,510.93 obtained by Beneficial Consumer Discount Company,  
d/b/a Beneficial Mortgage Company of PA 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 canceled if you pay to Beneficial  
Consumer Discount Company, d/b/a Beneficial Mortgage  
Company of PA the back payments, late charges, costs,

Is your RETURN ADDRESS completed on the reverse side?

**SENDER:**

- Complete item 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 can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

Also wish to receive the following services (for an extra fee):

1. ☒ Addressee's Address
2. ☐ Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:

Kohl Buidling Products  
c/o Gary S. Silverman  
7201 Wisconsin Ave Suite 650  
Bethesda, MD 20814

4a. Article Number

Z 479 027 115

4b. Service Type

- ☐ Registered ☒ Certified  
☐ Express Mail ☐ Insured  
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery

1-21-00

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)

X

Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

Is your RETURN ADDRESS completed on the reverse side?

**SENDER:**

- Complete item 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 can return this card to you.
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Also wish to receive the following services (for an extra fee):

1. ☒ Addressee's Address
2. ☐ Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:

United State Cellular  
c/o Key -- Collections  
P.O. BOX 686  
Lock Haven, PA 17745

4a. Article Number

Z 479 027 116

4b. Service Type

- ☐ Registered ☒ Certified  
☐ Express Mail ☐ Insured  
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery

1-20-00

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)

X

Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

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**SENDER:**

- Complete item 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 can return this card to you.
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- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

Also wish to receive the following services (for an extra fee):

1. ☒ Addressee's Address
2. ☐ Restricted Delivery

Consult postmaster for fee.

4a. Article Number

Z 479 027 119

4b. Service Type

- ☐ Registered ☒ Certified  
☐ Express Mail ☐ Insured  
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery

1/20/00

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)

X

Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

Is your RETURN ADDRESS completed on the reverse side?

SMALL BUSINESS ADMINISTRATION  
7 NORTH WILKES-BARRE BLVD  
WILKES-BARRE, PA 18702-5241



1 of 2000

Is your RETURN ADDRESS completed on the reverse side?

**SENDER:**

- Complete item 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 can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

Also wish to receive the following services (for an extra fee):

1. ☒ Addressee's Address
2. ☐ Restricted Delivery

Consult postmaster for fee.

## 3. Article Addressed to:

United State of America  
 1001 Liberty Ave Suite 1300 13th Floor  
 Pittsburgh, PA 15222

## 4a. Article Number

Z 479 027 117

## 4b. Service Type

- |  |   |
|--|---|
| <input type="checkbox"/> Registered                                | <input checked="" type="checkbox"/> Certified |
| <input type="checkbox"/> Express Mail                              | <input type="checkbox"/> Insured              |
| <input checked="" type="checkbox"/> Return Receipt for Merchandise | <input type="checkbox"/> COD                  |

## 7. Date of Delivery

12/21

## 5. Received By: (Print Name)

## 6. Signature: (Addressee or Agent)



## 8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

Thank you for using Return Receipt Service.

**Tax Notice** 2000 County & Municipality

MONTOUR TWP

**MAKE CHECKS PAYABLE TO:**

David J Pennypacker

204 Legion Road  
Bloomsburg PA 7815

**HOURS:** OFFICE HOURS AT MY HOME:

TUES: 5PM TO 7:30PM

SATURDAY: 9AM TO NOON

**PHONE:** 570-356-7825

FOR: COLUMBIA COUNTY

DATE  
03/01/2000

BILL NO.  
23883

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	37360	4.096	149.97	153.03	168.33
SINKING		.845	30.94	31.57	34.73
TWP RE		2	73.23	74.72	82.19
The discount & penalty have been calculated for your convenience			254.14	259.32	285.25
PAY THIS AMOUNT			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after

**TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED**

HETTLER GEORGE L  
313 FAIR STREET  
BLOOMSBURG PA 17815

CNTY TWP  
Discount 2 % 2 %  
Penalty 10 % 10 %  
PARCEL: 25 -01 -004-00,000

This tax returned to  
courthouse on:  
January 1, 2001

130.2 Acres Land 37,360  
Buildings 0  
Total Assessed 37,360

If you desire a receipt, send a self-addressed stamped envelope with your payment

**THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT**

FOR: COLUMBIA COUNTY		DATE 03/01/2000		BILL NO. 23884				
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY			
GENERAL	9800	4.096	39.34	40.14	44.15			
SINKING		.845	8.11	8.28	9.11			
TWP RE		2	19.21	19.60	21.56			
PAY THIS AMOUNT			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after			
The discount & penalty have been calculated for your convenience			66.66	68.02	74.82			
4.8 Acres			Land	9,800				
Buildings				0				
Total Assessed				9,800				
PARCEL: 25 -01 -012-00,000			Discount 2 %					
Penalty 10 %								
This tax returned to			courthouse on:					
January 1, 2001								
If you desire a receipt, send a self-addressed stamped envelope with your payment								
<b>THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT</b>								
TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED								
David J Pennypacker								
204 Legion Road								
Bloomsburg PA 7815								
HOURS: OFFICE HOURS AT MY HOME:								
TUES: 5PM TO 7:30PM								
SATURDAY: 9AM TO NOON								
PHONE: 570-356-7825								
HETTLER GEORGE L								
313 FAIR STREET								
BLOOMSBURG PA 17815								
MAKE CHECKS PAYABLE TO:								
David J Pennypacker								
204 Legion Road								
Bloomsburg PA 7815								
HOURS: OFFICE HOURS AT MY HOME:								
TUES: 5PM TO 7:30PM								
SATURDAY: 9AM TO NOON								
PHONE: 570-356-7825								
2000 County & Municipality								
MONTAUR TWP								
MAKE CHECKS PAYABLE TO:								
David J Pennypacker								
204 Legion Road								
Bloomsburg PA 7815								
HOURS: OFFICE HOURS AT MY HOME:								
TUES: 5PM TO 7:30PM								
SATURDAY: 9AM TO NOON								
PHONE: 570-356-7825								
HETTLER GEORGE L								
313 FAIR STREET								
BLOOMSBURG PA 17815								
If you desire a receipt, send a self-addressed stamped envelope with your payment								
<b>THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT</b>								

**COLUMBIA COUNTY TAX CLAIM BUREAU  
LIEN CERTIFICATE**

Date 2/4/00, \_\_\_\_\_

**OWNER OR REPUTED OWNER**

Hettler, George L.  
Owner since 11/89

**DESCRIPTION OF PROPERTY**

4.80 Ac.

PARCEL NUMBER 25-01-012-00,000 IN Montour Twp. Township  
Borough  
City

YEAR	TOTAL
1999&1998	
1997	\$ 1,293.57
Lien	
Certif.	5.00
TOTAL	\$ 1,298.57

The above figures represent the amount(s) due during the month of  
March, April, 2000, \_\_\_\_\_.

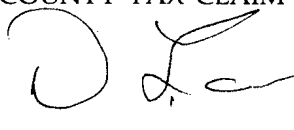
This is to certify that, according to our records, there are tax liens on  
the above mentioned property as of December 31, 1999.

**Excluding: Interim Tax Billings**

Requested by: Harry A. Roadarmel, Jr.

COLUMBIA COUNTY TAX CLAIM BUREAU

FEE - \$5.00  
Per Parcel



TERRENCE J. McCABE

LAW OFFICES  
**McCABE, WEISBERG & CONWAY, P.C.**SUITE 2080  
FIRST UNION BUILDING  
123 SOUTH BROAD STREET  
PHILADELPHIA, PENNSYLVANIA 19109  
(215) 790-1010  
FAX (215) 790-1274SUITE 600  
216 HADDON AVENUE  
WESTMONT, NJ 08108  
(609) 858-7080  
FAX (609) 858-7020SUITE 1503  
52 VANDERBILT AVENUE  
NEW YORK, NY 10017  
(212) 697-0011  
FAX (212) 953-0986**FACSIMILE COVER LETTER**DATE: February 9, 2000TO: Columbia County Sheriff's OfficeFAX NO.: 570-784-0257RE: Beneficial CDC, et al v. George L. Hettler  
Columbia County; Court of Common Pleas 99-CV-961  
Property: Parcel #: 25-01-04 and Parcel #: 25-10-12  
Date of Sheriff's Sale: March 9, 2000 @ 10:00 a.m.TOTAL NUMBER OF PAGES INCLUDING THIS PAGE: 2MESSAGE: Dear Sheriff: Please see the attached letter  
requesting that you stay the  
Sheriff's Sale scheduled in the  
above matter.

If you do not receive all the pages, or if this is received by  
the wrong FAX receiver, please call us back at (215) 790-1010.  
Thank you.

SENDER: Terrence J. McCabe, EsquireFAX NO.: (215) 790-1274

LAW OFFICES  
**McCABE, WEISBERG & CONWAY, P.C.**

TERRENCE J. McCABE

SUITE 2080  
FIRST UNION BUILDING  
123 SOUTH BROAD STREET  
PHILADELPHIA, PENNSYLVANIA 19109  
(215) 790-1010  
FAX (215) 790-1274

SUITE 600  
216 HADDON AVENUE  
WESTMONT, NJ 08108  
(609) 858-7080  
FAX (609) 858-7020

SUITE 1503  
52 VANDERBILT AVENUE  
NEW YORK, NY 10017  
(212) 697-0011  
FAX (212) 953-0986

February 9, 2000

Sheriff's Office  
Columbia County Courthouse  
35 W. Main Street  
Bloomsburg, PA 17815

Re: Beneficial CDC, et al v. George L. Hettler  
Columbia County; Court of Common Pleas 99-CV-961  
Property: Parcel #: 25-01-04 and Parcel #: 25-10-12  
Date of Sheriff's Sale: March 9, 2000 @ 10:00 a.m.

Dear Sheriff:

As you know, the above-captioned property is currently listed for the March 9, 2000 Sheriff's Sale. I am writing to you at this time to request that you stay the Sale in this matter and forward to me a refund check. Please be advised that my client, Beneficial Consumer Discount Company, has received no monies; the Sheriff's Sale is being stayed as a result of Beneficial's deficient equity position.

As acknowledgement of this stay, I would appreciate your signing or time-stamping the enclosed copy of this letter and returning the same to me forthwith in the stamped, self-addressed envelope provided. If you have any questions, please contact me. Thank you for your cooperation.

Very truly yours,

*Terrence J. McCabe*  
TERRENCE J. McCABE

TJM/nas

Enclosures

**SENT VIA REGULAR MAIL AND FACSIMILE TRANSMITTAL--NUMBER  
570-784-0257**

**SHERIFF'S OFFICE-RECEIVED BY:**

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
DATE

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT  
COMPANY, d/b/a BENEFICIAL  
MORTGAGE COMPANY OF PA

COLUMBIA COUNTY  
COURT OF COMMON PLEAS

v.

GEORGE L. HETTLER  
AND  
UNITED STATES OF AMERICA

1-ED 2000  
NUMBER: 99-CV-961

AFFIDAVIT OF DEFENDANTS' WHEREABOUTS

I, Terrence J. McCabe, Esquire, attorney for the Plaintiff  
in the within matter, being duly sworn according to law, hereby  
depose and say that the last-known address of the Defendant,  
George L. Hettler is R.R. #3, Box 189, Bloomsburg, PA 17815.

Terrence J. McCabe  
TERRENCE J. McCABE, ESQUIRE  
Attorney for Plaintiff

SWORN TO AND SUBSCRIBED  
BEFORE ME THIS 21st DAY  
OF December, 1999.

Tracy A Riff  
NOTARY PUBLIC

NOTARIAL SEAL  
TRACY A. RIFF, Notary Public  
City of Philadelphia, Phila. County  
My Commission Expires Oct. 23, 2000

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT  
COMPANY, d/b/a BENEFICIAL  
MORTGAGE COMPANY OF PA

COLUMBIA COUNTY  
COURT OF COMMON PLEAS

v.

GEORGE L. HETTLER  
AND  
UNITED STATES OF AMERICA

1-ED-2000  
NUMBER: 99-CV-961

AFFIDAVIT OF DEFENDANTS' WHEREABOUTS

I, Terrence J. McCabe, Esquire, attorney for the Plaintiff  
in the within matter, being duly sworn according to law, hereby  
depose and say that the last-known address of the Defendant,  
George L. Hettler is R.R. #3, Box 189, Bloomsburg, PA 17815.

Terrence J. McCabe  
TERRENCE J. McCABE, ESQUIRE  
Attorney for Plaintiff

SWORN TO AND SUBSCRIBED  
BEFORE ME THIS 21st DAY  
OF December, 1999.

Tracy A Riff  
NOTARY PUBLIC

NOTARIAL SEAL  
TRACY A. RIFF, Notary Public  
City of Philadelphia, Phila. County  
My Commission Expires Oct. 23, 2000

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT  
COMPANY, d/b/a BENEFICIAL  
MORTGAGE COMPANY OF PA

COLUMBIA COUNTY  
COURT OF COMMON PLEAS

v.

GEORGE L. HETTLER  
AND  
UNITED STATES OF AMERICA

1-ED-2000  
NUMBER: 99-CV-961

AFFIDAVIT OF NON-MILITARY SERVICE

COMMONWEALTH OF PENNSYLVANIA:  
SS.  
COUNTY OF PHILADELPHIA :

The undersigned, being duly sworn according to law, deposes and says that the Defendants 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; and that Defendant, George L. Hettler, is over eighteen (18) years of age and reside at R.R. #3, Box 189, Bloomsburg, PA 17815.

SWORN TO AND SUBSCRIBED  
BEFORE ME THIS 21<sup>st</sup> DAY  
OF December 1999.

*Terrence J. McCabe*  
TERRENCE J. McCABE, ESQUIRE  
Attorney for Plaintiff

*Tracy A. Riff*  
Notary Public

NOTARIAL SEAL  
TRACY A. RIFF, Notary Public  
City of Philadelphia, Phila. County  
My Commission Expires Oct. 23, 2000

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT : COLUMBIA COUNTY  
COMPANY, d/b/a BENEFICIAL : COURT OF COMMON PLEAS  
MORTGAGE COMPANY OF PA :  
:

v. :

GEORGE L. HETTLER :  
AND :  
UNITED STATES OF AMERICA :  
:

1-ED-2000

NUMBER:99-CV-961

TO: Sheriff of Columbia County  
Courthouse, Main Street  
P.O. Box 380  
Bloomsburg, PA 17815

SIR OR MADAM:

There will be placed in your hands for service a Writ  
(Order) of Execution in the above-captioned matter.

#### INSTRUCTIONS

You are hereby directed to post, levy upon, and sell the  
property described as follows: Parcel No. 25-01-12, Montour  
Township, Columbia County, PA (more fully described as attached).

The parties to be served and their proper addresses are as  
follows:

George L. Hettler  
R.R. #3, Box 189  
Bloomsburg, PA 17815

#### WAIVER OF WATCHMAN

Any deputy sheriff levying upon or attaching any property  
under within Writ may leave same without a watchman, in custody  
of whomever is 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.

12-21-99  
DATE

Terrence J. McCabe  
TERRENCE J. MCCABE, ESQUIRE

**ALL THAT CERTAIN piece, parcel or tract of land situate in Montour Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:**

**BEGINNING at a stone on a corner of lands now or formerly of Thomas McKenna and of lands now or formerly of John Welliver, THENCE along the Welliver lands, South 65 degrees West, 47.6 perches to a point in the center of the State Highway known as the Dry Sawmill Hollow Road; THENCE by the center line of said State Highway, North 35 degrees 45 minutes East 19.6 perches to a point; THENCE continuing along said center line North 9 degrees East, 40 perches to a point; THENCE along lands now or formerly of Thomas McKenna, South 36 degrees East, 44 perches to a stone, the place of BEGINNING.**

**CONTAINING 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.**

BEING KNOWN AS Parcel No. 25-01-12, Montour Township, Columbia County, PA

TAX I.D. NUMBER 25-01-12

THE IMPROVEMENTS THEREON ARE: One story cabin with three rooms.  
13 x 24 with Porch 8 x 24

BEING THE SAME PREMISES WHICH Catherine Carl by Deed dated 11/28/89 and recorded in the Office of the Recorder in and for Columbia County in Deed Book 441, page 1086, granted and conveyed unto George L. Hettler.

REAL DEBT: \$11,510.93.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: George L. Hettler.

TERRENCE J. McCABE, ESQUIRE  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT	:	COLUMBIA COUNTY
COMPANY, d/b/a BENEFICIAL	:	COURT OF COMMON PLEAS
MORTGAGE COMPANY OF PA	:	
	:	
v.	:	
	:	
GEORGE L. HETTLER	:	<i>1-ED-2000</i>
AND	:	
UNITED STATES OF AMERICA	:	NUMBER: 99-CV-961

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

TO: George L. Hettler  
R.R. #3, Box 189  
Bloomsburg, PA 17815

Your house (real estate) at Parcel No. 25-01-12, Montour Township, Columbia County, PA (more fully described as attached) is scheduled to be sold at the Columbia County Sheriff's Sale on *MARCH 9, 2000* at *9:30 A.M.* in the Sheriff's Office of the Columbia County Courthouse, Main Street, Bloomsburg, Pennsylvania 17815, to enforce the court judgment of \$11,510.93 obtained by Beneficial Consumer Discount Company, d/b/a Beneficial Mortgage Company of PA 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 canceled if you pay to Beneficial Consumer Discount Company, d/b/a Beneficial Mortgage Company of PA the back payments, late charges, costs,

and reasonable attorney's fees due. To find out how much you must pay, you may call Terrence J. McCabe, Esquire at (215) 790-1010.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice 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 Terrence J. McCabe, Esquire at (215) 790-1010.
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 on the sale. To find out if this has happened, you may call Terrence J. McCabe, Esquire at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.
7. You may also have other rights and defenses, or ways of

getting your real estate back, if you act immediately after the sale.

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

SUSQUEHANNA LEGAL SERVICES  
168 EAST 5TH STREET  
BLOOMSBURG, PA 17815  
(570) 784-8760

PA LAWYER REFERRAL SERVICE  
PA BAR ASSOCIATION  
P.O. BOX 186  
HARRISBURG, PA 17108  
(800) 692-7375

**ALL THAT CERTAIN piece, parcel or tract of land situate in Montour Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:**

**BEGINNING at a stone on a corner of lands now or formerly of Thomas McKenna and of lands now or formerly of John Welliver, THENCE along the Welliver lands, South 65 degrees West, 47.6 perches to a point in the center of the State Highway known as the Dry Sawmill Hollow Road; THENCE by the center line of said State Highway, North 35 degrees 45 minutes East 19.6 perches to a point; THENCE continuing along said center line North 9 degrees East, 40 perches to a point; THENCE along lands now or formerly of Thomas McKenna, South 36 degrees East, 44 perches to a stone, the place of BEGINNING.**

**CONTAINING 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.**

BEING KNOWN AS Parcel No. 25-01-12, Montour Township, Columbia County, PA

TAX I.D. NUMBER 25-01-12

THE IMPROVEMENTS THEREON ARE: One story cabin with three rooms.  
13 x 24 with Porch 8 x 24

BEING THE SAME PREMISES WHICH Catherine Carl by Deed dated 11/28/89 and recorded in the Office of the Recorder in and for Columbia County in Deed Book 441, page 1086, granted and conveyed unto George L. Hettler.

REAL DEBT: \$11,510.93.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: George L. Hettler.

TERRENCE J. McCABE, ESQUIRE  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109

LAW OFFICES  
**McCABE, WEISBERG & CONWAY, P.C.**

SUITE 2080  
FIRST UNION BUILDING  
123 SOUTH BROAD STREET  
PHILADELPHIA, PENNSYLVANIA 19109  
(215) 790-1010

TERRENCE J. McCABE

FAX (215) 790-1274

SUITE 201  
ONE GREENTREE CENTRE  
MARLTON, NJ 08053-1536  
(609) 988-5447  
FAX (609) 988-9207

SUITE 5225  
500 FIFTH AVENUE  
NEW YORK, NY 10110  
(212) 575-1010  
FAX (212) 575-2537

February 3, 2000

Prothonotary's Office  
Columbia County Courthouse  
Main Street  
P.O. Box 380  
Bloomsburg, PA 17815


Re: Beneficial Consumer Discount Company et al. vs.  
George L. Hettler and USA  
Columbia County; Court of Common Pleas; Number 99-CV-961

Dear Sir or Madam:

Enclosed please find an original and one copy of  
Supplemental Affidavit Pursuant to Pa.R.C.P. 3129, as well as of  
Affidavit of Service relative to the above-captioned matter.  
Kindly file the originals of record with the Court and return to  
my attention the remaining time-stamped copies in the self-  
addressed, stamped envelope which is provided

Thank you for your cooperation in this matter.

Very truly yours,

  
TERRENCE J. McCABE

TJM/lt  
Enclosures

cc.: Sheriff's Office (w/enc.) ✓

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, Pennsylvania 19109  
(215) 790-1010

Attorney for Plaintiff

---

BENEFICIAL CONSUMER DISCOUNT	:	COLUMBIA COUNTY
COMPANY, d/b/a BENEFICIAL	:	COURT OF COMMON PLEAS
MORTGAGE COMPANY OF PA	:	
	:	
v.	:	
	:	
GEORGE L. HETTLER	:	
AND	:	
UNITED STATES OF AMERICA	:	NUMBER:99-CV-961

SUPPLEMENTAL AFFIDAVIT PURSUANT TO RULE 3129

I, Terrence J. McCabe, Esquire, attorney for Plaintiff in the above action, set forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at Parcel No. 25-01-12, Montour Township, Columbia County, PA, a copy of the description of said property is attached hereto and marked Exhibit "A."

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

Name	Address
George L. Hettler	R.R. #3, Box 189 Bloomsburg, PA 17815

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

Name	Address
George L. Hettler	R.R. #3, Box 189 Bloomsburg, PA 17815

United States of America  
c/o U.S. Attorney for the  
Middle District of PA

235 North Washington St.  
Scranton, PA 18503  
or  
Federal Building  
228 Walnut Street  
P.O. Box 11754  
Harrisburg, PA 17108

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
United States of America c/o U.S. Attorney for the Middle District of PA	235 North Washington St. Scranton, PA 18503 or Federal Building 228 Walnut Street P.O. Box 11754 Harrisburg, PA 17108
United States of America	Internal Revenue Service Federated Investors Tower 1001 Liberty Avenue Thirteenth Floor Suite 1300 Pittsburgh, PA 15222
United State Cellular	c/o Key - Collections P.O. Box 686 Lock Haven, PA 17745
Kohl Building Products,	c/o Gary S. Silverman, Esq. Silverman & Associates 7201 Wisconsin Avenue Suite 650 Bethesda, MD 20814
Michael J. Batiuk t/a Bill's Auto Center	R.R. #1 Box 16-D Millville, PA 17846
Larry's Lumber and Supply, Inc.	c/o Rebecca L. Warren, Esq. 395 Tenny Street Bloomsburg, PA 17815

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

Name	Address
Plaintiff herein.	

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

Name	Address
None	

6. 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
Occupant(s)	Parcel No. 25-01-12 Montour Township Columbia County, PA
Domestic Relations	Columbia County 700 Sawmill Road Bloomburg, PA 17815

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

2-3-06  
DATE

Terrence J. McCabe  
TERRENCE J. MCCABE, ESQUIRE  
Attorney for Plaintiff

**ALL THAT CERTAIN piece, parcel or tract of land situate in Montour Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:**

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**CONTAINING 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.**

**Parcel # 25-01-12**

**EXHIBIT "A"**

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, PA 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT	:	COLUMBIA COUNTY
COMPANY, d/b/a BENEFICIAL	:	COURT OF COMMON PLEAS
MORTGAGE COMPANY OF PA	:	
	:	
v.	:	
	:	
GEORGE L. HETTLER	:	
AND	:	
UNITED STATES OF AMERICA	:	NUMBER:99-CV-961

AFFIDAVIT OF SERVICE

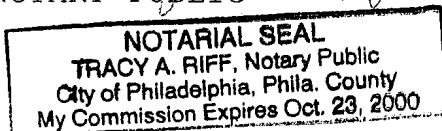
I, Terrence J. McCabe, Esquire, attorney for the Plaintiff in the within matter, hereby certify that on the 3rd day of February, 2000, a true and correct copy of the Notice of Sheriff's Sale of Real Property was served on all pertinent lienholder(s) as set forth in the Affidavit Pursuant to 3129 which is attached hereto as Exhibit "A".

Copies of the letter and certificate of mailing are also attached hereto, made a part hereof and marked as Exhibit "B."

Terrence J. McCabe  
TERRENCE J. McCABE, ESQUIRE

SWORN TO AND SUBSCRIBED  
BEFORE ME THIS 3rd DAY  
OF February, 2000.

Tracy A. Riff  
NOTARY PUBLIC



McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, Pennsylvania 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT	:	COLUMBIA COUNTY
COMPANY, d/b/a BENEFICIAL	:	COURT OF COMMON PLEAS
MORTGAGE COMPANY OF PA	:	
	:	
v.	:	
	:	
GEORGE L. HETTLER	:	
AND	:	
UNITED STATES OF AMERICA	:	NUMBER:99-CV-961

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

Name	Address
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EXHIBIT "A"

United States of America  
c/o U.S. Attorney for the  
Middle District of PA

235 North Washington St.  
Scranton, PA 18503  
or  
Federal Building  
228 Walnut Street  
P.O. Box 11754  
Harrisburg, PA 17108

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whose judgment is a record lien on the real property to be sold:

Name

Address

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Middle District of PA

235 North Washington St.  
Scranton, PA 18503  
or  
Federal Building  
228 Walnut Street  
P.O. Box 11754  
Harrisburg, PA 17108

United States of America

Internal Revenue Service  
Federated Investors Tower  
1001 Liberty Avenue  
Thirteenth Floor  
Suite 1300  
Pittsburgh, PA 15222

United State Cellular

c/o Key - Collections  
P.O. Box 686  
Lock Haven, PA 17745

Kohl Building Products,

c/o Gary S. Silverman, Esq.  
Silverman & Associates  
7201 Wisconsin Avenue  
Suite 650  
Bethesda, MD 20814

Michael J. Batiuk  
t/a Bill's Auto Center

R.R. #1  
Box 16-D  
Millville, PA 17846

Larry's Lumber and  
Supply, Inc.

c/o Rebecca L. Warren, Esq.  
395 Tenny Street  
Bloomsburg, PA 17815

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

Name

Address

Plaintiff herein.

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

Name	Address
------	---------

None

6. 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
------	---------

Occupant (s)	Parcel No. 25-01-12 Montour Township Columbia County, PA
--------------	--

Domestic Relations	Columbia County 700 Sawmill Road Bloomburg, PA 17815
--------------------	--

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

DATE

2-3-06

Terrence J. McCabe  
TERRENCE J. MCCABE, ESQUIRE  
Attorney for Plaintiff

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**CONTAINING 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.**

**Parcel # 25-01-12**

**EXHIBIT "A"**

McCABE, WEISBERG AND CONWAY, P.C.  
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Identification Number 16496  
123 South Broad Street, Suite 2080  
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(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT  
COMPANY, d/b/a BENEFICIAL  
MORTGAGE COMPANY OF PA

COLUMBIA COUNTY  
COURT OF COMMON PLEAS

v.

GEORGE L. HETTLER  
AND  
UNITED STATES OF AMERICA

NUMBER: 99-CV-961

DATE: February 3, 2000

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

OWNER(S): George L. Hettler

PROPERTY: Parcel No. 25-01-12, Montour Township, Columbia County,  
PA

IMPROVEMENTS: One story cabin with three rooms - 13 x 24 with  
Porch 8 x 24

The above-captioned property is scheduled to be sold at the Columbia County Sheriff's Sale on March 9, 2000 at 9:30 a.m. in the Sheriff's Office of the Columbia County Courthouse, Main Street, Bloomsburg, Pennsylvania 17815. Our records indicate that you may hold a mortgage or judgments and liens on, and/or other interests in the property which will be extinguished by the sale. You may wish to attend the sale to protect your interests.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff not later than 30 days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

EXHIBIT "B"

Name and Address of Sender

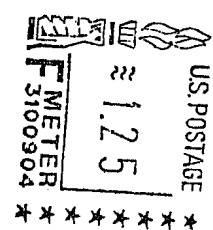
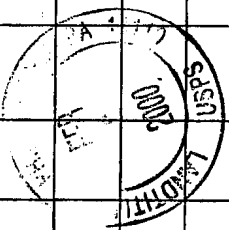
Indicate type of mail  
☐ Registered ☐ Return Receipt for Merchandise  
☐ Insured ☐ Int'l Recorded Del.  
☐ COD ☐ Express Mail  
☐ Certified

Check appropriate block for  
☐ Registered Mail:  
☐ With Postal Insurance  
☐ Without Postal Insurance

Attach stamp here if issued as certificate of mailing or for additional copies of this bill.

Postmark and Date of Receipt

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee	Handling Charge	Act. Value (if Regis.)	Insured Value	Due Sender If COD	R. R. Fee	S. D. Fee	S. H. Fee	Rest. Del. Fee	Remarks
1	Bene v.	Kohl Building Products											
2	Hettler <i>Continued</i>	c/o Gary S. Silverman, Esq. Silverman & Associates 7201 Wisconsin Avenue Suite 650											
3		Bethesda, MD 20814											
4		Michael J. Batiuk t/a Bill's Auto Center R.R. #1, Box 16-D Millville, PA 17846											
5		Larry's Lumber and Supply, Inc. c/o Rebecca L. Warren, Esq. 395 Tenny Street Bloomsburg, PA 17815											
6		Occupant(s) Parcel No. 25-01-12 Montour Township Columbia County, PA											
7		Domestic Relations Columbia County 700 Sawmill Road Bloomsburg, PA 17815											
8													
9													
10													
11													
12													
13													
14													
15													
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster's Per (Name of Receiving Employee)		The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise insurance is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional postal insurance. See Domestic Mail Manual P900, S913, and S921 for limitations of coverage on insured and COD mail. See International Mail Manual for limitations of coverage on international mail. Special handling charges apply only to third and fourth class parcels.								



PS Form 3877, February 1994

Form Must be Completed by Typewriter, Ink or Ball Point Pen

U.S. Government Printing Office: 1994 - 366-012

Name and Address of Sender

Indicate type of mail:  
☐ Registered  
☐ Insured  
☐ COD  
☐ Certified  
☐ Return Receipt for Merchandise  
☐ Int'l Recorded Del.  
☐ Express Mail

Check appropriate block for:  
☐ Registered Mail  
☐ With Postal Insurance  
☐ Without Postal Insurance

Affix stamp here if issued as certificate of mailing or for additional copies of this bill.

Postmark and Date of Receipt

Line Article Number Name of Addressee, Street, and Post Office Address

Postage

Fee

Handling Ch

Act. Value

Insured Value

Due Sender If COD

R. R. Fee

S. D. Fee

S. H. Fee

Rest. Del. Fee

Remarks

1 Bene v. USA

2 Hettler c/o U.S. Attorney for the Middle District of PA 235 N. Washington St. Scranton, PA 18503

3 and Federal Building 228 Walnut St. P.O. Box 11754 Harrisburg, PA 17108

4 USA Internal Revenue Service Federated Investors Tower 1001 Liberty Avenue 13th Fl., Suite 1300 Pittsburgh, PA 15222

5 United State Cellular c/o Key - Collections P.O. Box 686 Lock Haven, PA 17745

6 continued ...

7

8

9

10

11

12

13

14

15

Total Number of Pieces Listed by Sender

Total Number of Pieces Received at Post Office

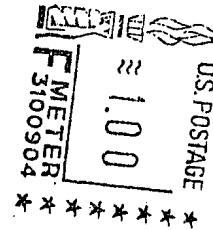
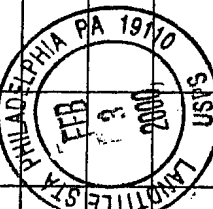
Postmaster Per (Name of Receiving Employee)

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise insurance is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional postal insurance. See Domestic Mail Manual R900, S913, and S921 for limitations of coverage on insured and COD mail. See International Mail Manual for limitations of coverage on international mail. Special handling charges apply only to third and fourth class parcels.

PS Form 3877, February 1994

Form Must be Completed by Typewriter, Ink or Ball Point Pen

U.S. Government Printing Office: 1994 - 366-012



**PRIORITY CLAIM  
FOR  
SHERIFFS SALE**  
Please Print or Type

<b>EXECUTION NUMBER</b>
99CV961/0300
<b>DATE OF SALE</b>
03/09/2000
<b>AMOUNT</b>
\$831.03

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

CORPORATION TAX FILE (BOX) NUMBER

EMPLOYER EIN

SALES TAX LICENSE NUMBER

SOCIAL SECURITY NUMBER  
206-46-1278

**DEFENDANT** GEORGE L HETTLER

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 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
Personal Income Tax	5/27/82	L17347	\$136.70
Personal Income Tax	2/21/92	P03757	\$87.47
Personal Income Tax	8/25/95	S26930	\$130.44
Personal Income Tax	5/26/99	L80564	\$476.42
<b>TOTAL:</b>			<b>\$831.03</b>

I certify that the above Statement of Account is a true and correct statement of all liened taxes, penalties and interest owed to the Commonwealth of Pennsylvania (based upon the Department of Revenue records) by the above named entity.

WITNESS my hand and the seal of the Department of  
Revenue 31 day of, January 2000

DIRECTOR, BUREAU OF COMPLIANCE

SECRETARY OF REVENUE

Robert A. Judge

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

24 HOUR RECORD  
(717) 204-6100

FROM  
(717) 369-5622

DATE: Feb. 1, 2000

RE: Sheriff's Sale Advertising Dates:

Beneficial Consumer Disc. vs. George L. Hettler

No. 1 of 2000 ED. No. 961 of 1999 JD

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st week Feb. 17, 2000 DATE OF SALE: MARCH 9, 2000 at 0930

2nd week Feb. 24, 2000

3rd week Mar. 2, 2000

Feel free to contact us if you have any questions.

Respectfully

*Harry A. Roadarmel, Jr.*  
Harry A. Roadarmel, Jr.  
Sheriff

# SHERIFF'S SALE

THURSDAY MARCH 9, 2000 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 1-2000 AND CIVIL WRIT NO. 961-99 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 or tract of land situate in Montour Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a stone on a corner of lands now or formerly of Thomas McKenna and of lands now or formerly of John Welliver, THENCE along the Welliver lands, South 65 degrees West, 47.6 perches to a point in the center of the State Highway known as the Dry Sawmill Hollow Road; THENCE by the center line of said State Highway, North 35 degrees 45 minutes East 19.6 perches to a point; THENCE continuing along said center line North 9 degrees East, 40 perches to a point; THENCE along lands now or formerly of Thomas McKenna, South 36 degrees East, 44 perches to a stone, the place of BEGINNING.

CONTAINING 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.

Parcel # 25-01-12

## TERMS OF SALE

**Minimum Payment at Time of Sale:** The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's check at time of sale.

**Remaining Balance of Bid Price:** Any remaining amount of the bid price is to be paid within eight (8) days after the sale in cash, certified check or cashier's check.

**IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD.**

If the successful bidder fails to pay the bid price as per the above terms, the Sheriff may elect either to sue the bidder for the balance due without a resale of the property, or to resell the property at the bidder's risk and maintain an action against the bidder for breach of contract. In the case of a default all sums paid by the bidder will be considered forfeited, but will be applied against any damages recoverable. The defaulting bidder will be responsible for any attorney fees incurred by the Sheriff in connection with any action against the bidder in which the bidder is found liable for damages.

Plaintiff's Attorney  
Terrence J. McCabe, Esq.  
123 S. Borad St. Suite 2080  
Philadelphia, PA 19109

SHERIFF OF COLUMBIA COUNTY  
Harry A. Roadarmel, Jr.

HARRY A. ROADARMEL, JR.



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

PHONE  
570-389-5622

24 HOUR PHONE  
(717) 784-6100

Terrence J. McCabe, Esq.  
123 S. Broad St., Suite 2080  
Philadelphia, PA 19109

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY, COMMONWEALTH  
OF PENNA.

Beneficial Consumer Discount Co.  
VS.

George L. Hettler  
WRIT OF EXECUTION 1-2000 E.D.  
(MORTGAGE FORECLOSURE) 961-1999 J.D.

POSTING OF PROPERTY

Tuesday February 1, 2000

POSTED A COPY OF THE SHERIFF'S SALE BILL

ON THE PROPERTY OF George L. Hettler

COLUMBIA COUNTY, PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY

SHERIFF Timothy Chamberlain

SO ANSWERS:

DEPUTY SHERIFF

SHERIFF HARRY A. ROADARMEL, JR.

Sworn and subscribed before me  
this 2nd day of

February 2000

~~19~~

*Sarah J. Hower*  
Sarah J. Hower

NOTARIAL SEAL  
SARAH J. HOWER, Notary Public  
Bloomsburg, Columbia County, PA  
My Commission Expires June 21, 2003

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P.O. BOX 380  
BLOOMSBURG, PA 17815  
FAX: (717) 784-0257

PHONE  
(717) 389-5622

24 HOUR PHONE  
(717) 784-6100

Terrence J. McCabe, Esq.  
123 S. Broad St. Suite 2080  
Philadelphia, PA 19109

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY, COMMONWEALTH  
OF PENNA.

NO. 1-2000

WRIT OF EXECUTION

SERVICE ON George Hettler

ON Friday January 21, 2000 AT 4:05 PM A TRUE AND ATTESTED COPY OF THE WITHIN  
WRIT OF EXECUTION, A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN REAL ESTATE AND A  
COPY OF THE DESCRIPTION OF PROPERTY WAS SERVED ON George Hettler  
AT Columbia County Sheriff's Office BY DEPUTY SHERIFF Timothy Chamberlain  
SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S SALE  
IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO George Hettler

SO ANSWERS:

Timothy Chamberlain  
DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME

THIS 1st DAY OF

SHERIFF

February 2000

Sarah J. Hower

NOTARIAL SEAL  
SARAH J. HOWER, Notary Public  
Bloomsburg, Columbia County, PA  
My Commission Expires June 21, 2003

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P.O. BOX 380

BLOOMSBURG, PA 17815

TEL: (717) 784-0257

PHONE  
(717) 389-5622

24 HOUR PHONE  
(717) 784-6100

Terrence J. McCabe, Esq.  
123 S. Broad St. Suite 2080  
Philadelphia, PA 19109

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY, COMMONWEALTH  
OF PENNA.

NO. 1-2000

WRIT OF EXECUTION

SERVICE ON Seiple & Warren

ON Friday January 21, 2000 AT 2:10 PM . A TRUE AND ATTESTED COPY OF THE WITHIN

WRIT OF EXECUTION, A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN REAL ESTATE AND A

COPY OF THE DESCRIPTION OF PROPERTY WAS SERVED ON Seiple & Warren

Chief

AT 395 Tenny St. Bloomsburg, PA BY DEPUTY SHERIFF Timothy Chamberlain

SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S SALE

IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO Julie Fink, Secretary

SO ANSWERS:

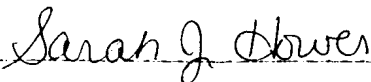
  
DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME

THIS 1st DAY OF

SHERIFF

February 2000



NOTARIAL SEAL  
SARAH J. HOWER, Notary Public  
Bloomsburg, Columbia County, PA  
My Commission Expires June 21, 2003

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, Pennsylvania 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT  
COMPANY, d/b/a BENEFICIAL  
MORTGAGE COMPANY OF PA

v.

GEORGE L. HETTLER  
AND  
UNITED STATES OF AMERICA

COLUMBIA COUNTY  
COURT OF COMMON PLEAS

1-ED-2000  
NUMBER: 99-CV-961

AFFIDAVIT PURSUANT TO RULE 3129

I, Terrence J. McCabe, Esquire, attorney for Plaintiff in the above action, set forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at Parcel No. 25-01-12, Montour Township, Columbia County, PA, a copy of the description of said property is attached hereto and marked Exhibit "A."

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

Name	Address
George L. Hettler	R.R. #3, Box 189 Bloomsburg, PA 17815

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

Name	Address
George L. Hettler	R.R. #3, Box 189 Bloomsburg, PA 17815

United States of America  
c/o U.S. Attorney for the  
Middle District of PA

235 North Washington St.  
Scranton, PA 18503  
or  
Federal Building  
228 Walnut Street  
P.O. Box 11754  
Harrisburg, PA 17108

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
United States of America c/o U.S. Attorney for the Middle District of PA	235 North Washington St. Scranton, PA 18503 or Federal Building 228 Walnut Street P.O. Box 11754 Harrisburg, PA 17108
United States of America	Internal Revenue Service Federated Investors Tower 1001 Liberty Avenue Thirteenth Floor Suite 1300 Pittsburgh, PA 15222
United State Cellular	c/o Key - Collections P.O. Box 686 Lock Haven, PA 17745
Kohl Building Products	c/o Gary S. Silverman, Esq. Silverman & Associates 7201 Wisconsin Avenue Suite 650 Bethesda, MD 20814
Michael J. Batiuk t/a Bill's Auto Center	To be provided.
Larry's Lumber and Supply, Inc.	c/o Rebecca L. Warren, Esq. 395 Tenny Street Bloomsburg, PA 17815

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

Name	Address
Plaintiff herein.	

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

Name

Address

None

6. 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

Occupant(s)

Parcel No. 25-01-12  
Montour Township  
Columbia County, PA

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

DATE

12-21-99

Terrence J. McCabe  
TERRENCE J. MCCABE, ESQUIRE  
Attorney for Plaintiff

**ALL THAT CERTAIN** piece, parcel or tract of land situate in Montour Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

**BEGINNING** at a stone on a corner of lands now or formerly of Thomas McKenna and of lands now or formerly of John Welliver, **THENCE** along the Welliver lands, South 65 degrees West, 47.6 perches to a point in the center of the State Highway known as the Dry Sawmill Hollow Road; **THENCE** by the center line of said State Highway, North 35 degrees 45 minutes East 19.6 perches to a point; **THENCE** continuing along said center line North 9 degrees East, 40 perches to a point; **THENCE** along lands now or formerly of Thomas McKenna, South 36 degrees East, 44 perches to a stone, the place of **BEGINNING**.

**CONTAINING** 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.

**Parcel # 25-01-12**

**EXHIBIT "A"**

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 300

SHERIFF'S SUBORDINATE'S SPACE OUTLINE

PHONE  
(717) 309-5622

24 HOUR PHONE  
(717) 704-6300

RECEIVE AND TIME STAMP WRIT

DOCKET AND INDEX

SET FILE FOLDER UP

CHECK FOR PROPER INFO

WRIT OF EXECUTION

COPY OF DESCRIPTION

WHEREABOUTS OF LAST KNOWN ADDRESS

NON-MILITARY AFFIDAVIT

NOTICES OF SHERIFF'S SALE

WATCHMAN RELEASE FORM

AFFIDAVIT OF LIENS LIST

CHECK FOR \$50.00

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

SET SALE DATE AND ADV. DATES AND POSTING DATES

POST ALL DATES ON CALENDAR

\* 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

\* 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

FILED 2000

AM 09774 21000

March 1, 2000

File Feb 17-21, 2000

File Feb 7, 2000

**WRIT OF EXECUTION—(MORTGAGE FORECLOSURE)**  
**P.R.C.P. 3180 to 3183 and Rule 3257**

BENEFICIAL CONSUMER DISCOUNT COMPANY,  
d/b/a BENEFICIAL MORTGAGE COMPANY  
OF PA

vs

GEORGE L. HETTLER and  
UNITED STATES OF AMERICA

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

No. 1-ED-2000 Term 19\_\_\_\_E.D.

No. \_\_\_\_\_ Term 19\_\_\_\_A.D.

No. 99-CV-961 Term 19\_\_\_\_J.D.

**WRIT OF EXECUTION  
(MORTGAGE FORECLOSURE)**

Commonwealth of Pennsylvania:

County of Columbia:

TO THE SHERIFF OF Columbia COUNTY, PENNSYLVANIA

To satisfy the judgement, interest and cost in the above matter you are directed to levy upon and sell the following described property (specifically described property below):

Parcel No. 25-01-12  
Montour Township  
Columbia County, PA

Amount Due

\$ 11,510.93

Interest from 11/3/99

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

Total

\$ \_\_\_\_\_ Plus costs

as endorsed.

Terri B. Kline

Prothonotary, Common Pleas Court of  
Columbia County, Penna.

By: Elizabeth A. Brennan Deputy

Dated 01/02/00  
(SEAL)

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**CONTAINING 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.**

**Parcel # 25-01-12**

McCABE, WEISBERG AND CONWAY, P.C.  
BY: TERRENCE J. McCABE, ESQUIRE  
Identification Number 16496  
First Union Building  
123 South Broad Street, Suite 2080  
Philadelphia, Pennsylvania 19109  
(215) 790-1010

Attorney for Plaintiff

BENEFICIAL CONSUMER DISCOUNT	:	COLUMBIA COUNTY
COMPANY, d/b/a BENEFICIAL	:	COURT OF COMMON PLEAS
MORTGAGE COMPANY OF PA	:	
	:	
v.	:	
	:	
GEORGE L. HETTLER	:	<i>1-ED-2600</i>
AND	:	
UNITED STATES OF AMERICA	:	NUMBER: 99-CV-961

**AFFIDAVIT PURSUANT TO RULE 3129**

I, Terrence J. McCabe, Esquire, attorney for Plaintiff in the above action, set forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at Parcel No. 25-01-12, Montour Township, Columbia County, PA, a copy of the description of said property is attached hereto and marked Exhibit "A."

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

Name	Address
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United States of America  
c/o U.S. Attorney for the  
Middle District of PA

235 North Washington St.  
Scranton, PA 18503  
or  
Federal Building  
228 Walnut Street  
P.O. Box 11754  
Harrisburg, PA 17108

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
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United States of America	Internal Revenue Service Federated Investors Tower 1001 Liberty Avenue Thirteenth Floor Suite 1300 Pittsburgh, PA 15222
United State Cellular	c/o Key - Collections P.O. Box 686 Lock Haven, PA 17745
Kohl Building Products	c/o Gary S. Silverman, Esq. Silverman & Associates 7201 Wisconsin Avenue Suite 650 Bethesda, MD 20814
Michael J. Batiuk t/a Bill's Auto Center	To be provided.
Larry's Lumber and Supply, Inc.	c/o Rebecca L. Warren, Esq. 395 Tenny Street Bloomsburg, PA 17815

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

Name	Address
Plaintiff herein.	

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

Name

Address

None

6. 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

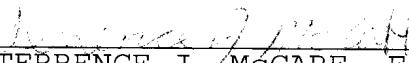
Occupant(s)

Parcel No. 25-01-12  
Montour Township  
Columbia County, PA

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

DATE

12-31-91

  
TERRENCE J. MCCABE, ESQUIRE  
Attorney for Plaintiff

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**CONTAINING** 4.8 acres as shown on a draft prepared by A. Carl Wolfe, PE, on July 15, 1964.

**Parcel # 25-01-12**

**EXHIBIT "A"**

09774

**MCCABE, WEISBERG & CONWAY, P.C.**  
ATTORNEYS AT LAW

FIRST UNION BUILDING  
123 S. BROAD STREET SUITE 2080  
PHILADELPHIA, PA 19109

JEFFERSON BANK  
DOWNTOWN, PENNSYLVANIA

NUMBER

60-148/319

PAY: Nine Hundred

\*\*\*\*\*  
DATE

Dec 21/1999

\$900.00

\*\*\*\*\*  
AMOUNT 00/100

TO THE Sheriff of Columbia County  
ORDER  
OF

Listing Property for Sheriff Sale

"009774" 1:03:19014821: 42 58975"

ESCROW TRUST  
VOID AFTER 90 DAYS

