

REAL ESTATE
SHERIFF'S SALE--COST SHEET

CONTINENTAL MORTGAGE CORP. VS DONALD L. ALAN C. FRANKLIN
NO. 9-2000 E.D. NO. 1369-99 J.D. DATE OF SALE 3-23-2000 TIME OF SALE 0900

DOCKET AND RETURN \$ 15.-
SERVICE PER DEFENDANT OR GARNISHEE 70.-
LEVY (PER PARCEL) 15.-
MAILING COSTS 10.94
ADVERTISING, SALE BILLS, & COPIES 17.50
ADVERTISING SALE (PLUS NEWSPAPER) 75.-
MILEAGE 10.-
POSTING HANDBILLS 15.-
CRYING/ADJOURN SALE (EACH SALE) 10.-
SHERIFF'S DEED 45.-
TRANSFER TAX FORM 25.-
DISTRIBUTION FORM 25.-
OTHER 11.-

TOTAL.....\$ 295.04

PRESS-ENTERPRISE INC \$ 394.04
SOLICITOR'S SERVICES 75.-

TOTAL.....: 469.04

PROTHONOTARY (NOTARY) \$ 10.-
RECORDER OF DEEDS 28.50

OTHER _____

TOTAL..... 38.50

REAL ESTATE TAXES:

BOROUGH, TWP. & COUNTY TAXES, 19 2000 \$ 100.19
SCHOOL DISTRICT TAXES, 19 _____ \$ _____
DELINQUENT TAXES, 1998, 1999 \$ 1305.42

TOTAL..... 1405.66

MUNICIPAL FEES DUE:

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

TOTAL..... -0-

SURCHARGE FEE: STATE TREASURER (TRAINING FEE)

TOTAL..... 70.-

MISCELLANEOUS _____ \$ _____
_____ \$ _____

TOTAL..... _____

TOTAL COSTS (OPEN BID)..... 2,278.64

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) 784-6300

SHERIFF'S REAL ESTATE FINAL COST SHEET

Continence Corp VS Daniel L. Nolan C. Fennell

NO. 7-2000 E.D. NO. 1369.90 J.D.

DATE OF SALE: 3.23.99

BID PRICE (INCLUDES COSTS) \$ 27,000.-

POUNDAGE--2% OF BID PRICE \$ 540.-

TRANSFER TAX 2%, FAIR MARKET PRICE \$- 779.76

MISC. COSTS \$

TOTAL AMOUNT NEEDED TO PURCHASE \$28,519.76

PURCHASER(S): Barclay Inc. Holiday

ADDRESS: 2470 Old Kennel Rd Bloomsburg Pa 17815

NAME(S) ON DEED: Barclay

PURCHASER(S) SIGNATURE(S): Randall Barclay

AMOUNT RECEIVED BY PURCHASER:

TOTAL AMOUNT DUE \$ 28,519.76

LESS DEPOSIT \$ 2,851.-

DOWN PAYMENT \$

TOTAL DUE IN EIGHT DAYS \$25,668.76

SHERIFF'S SALE

Distribution Sheet

Contimortgage Mortgage Corp. VS. Donald L. and Alan C. Franklin
 NO. 1369-99 JD
 NO. 9-2000 ED
 DATE OF SALE: March 23, 2000

I HEREBY CERTIFY AND RETURN, That in obedience to and by virtue of the within writ, to me directed, I seized and took into execution the within described real estate, and after having given due legal and timely notice of the time and place of sale, by advertisements in divers public newspapers and by handbills set up in the most public places in my bailiwick, I did on (date) March 23, 2000 and (time) 9:00 AM, of said day at the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outcry, when and where I sold the same to Randall Lee Hidlay, 2470 Old Berwick Road, Bloomsburg, Pa. for the price or sum of Twenty-eight thousand, five hundred nineteen and 76/100 Dollars.
Randall Lee Hidlay being the highest and best bidder, and that the highest and best price bidden for the same; which I have applied as follows:

Bid Price	\$ <u>27,000.00</u>	
Poundage	<u>540.00</u>	
Transfer Taxes	<u>979.76</u>	
Total Needed to Purchase		\$ <u>28,519.76</u>
Amount Paid Down		<u>2,851.00</u>
Balance Needed to Purchase		<u>25,668.76</u>

EXPENSES:

Columbia County Sheriff - Costs	\$ <u>295.44</u>	
Poundage	<u>540.00</u>	
		\$ <u>835.44</u>
Newspaper		<u>394.04</u>
Printing		
Solicitor		<u>75.00</u>
Columbia County Prothonotary		<u>10.00</u>
Columbia County Recorder of Deeds -	Deed copy work	<u>28.50</u>
	Realty transfer taxes	<u>979.76</u>
	State stamps	
Tax Collector (Audrey Bronson--Main Twp.)		<u>100.14</u>
Columbia County Tax Assessment Office		<u>1,305.52</u>
State Treasurer		<u>70.00</u>
Other:		
TOTAL EXPENSES:		\$ <u>3,798.40</u>

Total Needed to Purchase	\$ <u>28,519.76</u>	
Less Expenses	<u>3,798.40</u>	
Net to First Lien Holder	<u>24,721.36</u>	
Plus Deposit	<u>900.00</u>	
Total to First Lien Holder	\$ <u>25,621.36</u>	

Sheriff's Office, Bloomsburg, Pa.

So answers


 Harry A. Roadarmel Jr. Columbia County Sheriff

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 and/or 3, 4a, and 4b. Additional services.
- 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.

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

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

Consult postmaster for fee.

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE-ATTN: SHERIFF SALE
BUREAU OF COMPLIANCE
CLEARANCE SUPPORT SECTION
DEPARTMENT 281230
HARRISBURG PA 17128-1230

Z 479 027 129

- ☒ Certified
☐ Insured
Merchandise ☐ COD

FEB 03 2000

5. Received By: (Print Name)

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

6. Signature: (Addressee or Agent)

Samuel J. Ventura

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

Thank you for using Return Receipt Service.

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 and/or 3, 4a, and 4b. Additional services.
- 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.

I 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:

Office of F.A.I.R.
Dept. of Public Welfare
P.O. BOX 8016
Harrisburg, PA 17105

4a. Article Number

Z 479 027 130

4b. Service Type

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

7. Date of Delivery FEB 03 2000

5. Received By: (Print Name)

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

6. Signature: (Addressee or Agent)

X [Signature]

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

Thank you for using Return Receipt Service.

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and/or 2 and/or 3, 4a, and 4b. Additional services.
- 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.

I 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:

Small Business Administration
North Wilkes Barre Blvd
Wilkes-Barre, PA 18702-5241

4a. Article Number

Z 479 027 128

4b. Service Type

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

7. Date of Delivery

2-3-00

5. Received By: (Print Name)

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

6. Signature: (Addressee or Agent)

X [Signature]

FEB 03 2000

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

Thank you for using Return Receipt Service.

FEDERMAN AND PHELAN

Suite 900
Two Penn Center Plaza
Philadelphia, PA 19102-1799
215-563-7000
Fax: 215-567-0072

Daniel G. Schmieg, Esquire
Extension 272

Representing Lenders in
Pennsylvania and New Jersey

MEMORANDUM

TO: Office of the Sheriff – Columbia County

ATTN: Real Estate Coordinator

FROM: Daniel G. Schmieg

RE: Franklin, Donald
Our Account No.: 0006317390
Premises: RR 3, Box 151
Bloomsburgh, PA 17815
Sheriff's Sale: March 23, 2000

DATE: April 3, 2000

This letter will confirm that the above-captioned property was sold at Sheriff's Sale on March 23, 2000 to a third party for the amount of \$27,000.00.

Kindly forward a copy of the Schedule of Distribution in the envelope enclosed.

I look forward to hearing from you shortly.

Cont:

2278.64

2400, -

3000, -

5000

7000

9000

17,000

15,000

18,000

20,000

22,000

Kanonen Hidat,

2300, -

25

4000, -

6000

8000

10,000, -

12,000, -

14,000, -

19,000, -

21,000, -

23,000, -

02

546. —

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

Contimortgage Corporation...

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

vs.

No. 9-ED-2000 Term 19 E.D.
No. 1369-1999 Term 19 99 A.D.
No. Term 19 J.D.

Donald L. Franklin, Sr.

WRIT OF EXECUTION
(Mortgage Foreclosure)

Alan C. Franklin /
Commonwealth of Pennsylvania:

County of

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

PREMISES: RR3, Box 151, Bloomsburg, PA 17815
(See Legal Description attached)

Amount Due

\$34,493.49

Interest from 11/30/99 to Sale
at 5.67 per diem

\$ and costs.

Dated

1/11/2000
(SEAL)

Toni B. Kline / EAB
(Clerk) Office of the Prothy Support, Common Pleas Court
of Columbia County, Penna.

Proth. & Clk. Of Sev. Courts
My Com. Ex. 1st Mon. Jan 2004

SHERIFF'S SALE
Thursday March 23, 2000 at 9:00 AM
BY VIRTUE OF A WRIT OF EXECUTION NO. 9-2000 AND
CIVIL WRIT NO. ~~1003~~ 1999 ISSUED OUT OF THE
COURT OF COMMON PLEAS OF COLUMBIA COUNTY,
CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EX-
POSED 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 and parcel of land situate in
Main Township, Columbia County, Pennsylvania,
bounded and described as follows:

BOUNDED on the North by land now or formerly of Theodore Fox; bounded on the West by Catawissa Creek bounded on the South by land now or formerly of W.P. Zehner and now or formerly of W.P. Schell; and bounded on the East by land now or formerly of W.P. Zehner, and being 67-2/3 feet wide along said creek and 69 feet wide in the rear along land now or formerly of said Zehner and 266 feet deep, that is from the middle of said Creek to the East along land now or formerly of said Zehner and whereon is erected a single-frame dwelling house.

Tax Parcel # 22-05A-31 also known as RR3, Box 151,
Bloomsburg, PA 17815.

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.

SHERIFF OF COLUMBIA COUNTY
Harry A. Roadarmel, Jr

Plaintiff's Attorney
Fedderman & Phelan
Frank Federman, ESQ
Two Penn Center Plaza, Suite 900
Philadelphia, PA 19102

Commission expires

Dennis L. Ashenfelter, Notary Public
Scott Twp., Columbia County
My Commission Expires July 3, 2003

Member, Pennsylvania Association of Notaries

And now,, 20....., 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 in full.

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

Rochelle Petrikis
Legal Assistant, Ext. 497

Representing Lenders in
Pennsylvania and New Jersey

March 1, 2000

Office of the Sheriff
COLUMBIA County

RE: Sheriff's Sale

Dear Sir/Madame:

Enclosed are Affidavits of Service for the above captioned matter for filing with your office. We have forwarded copies of same to the Prothonotary.

If you have any questions regarding this matter, please do not hesitate to contact this office. Thank you for your cooperation.

Sincerely,

A handwritten signature in cursive script that reads "Rochelle Petrikis". The signature is written in dark ink and is positioned above the printed name of the sender.

Rochelle Petrikis
enclosure

Attorney for Plaintiff

**COLUMBIA COUNTY
COURT OF COMMON PLEAS

CIVIL DIVISION

NO. 1369-1999**

Dated: March 1, 2000

SENDER:

- Check box at right if you require Restricted Delivery.
- 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.
- The Return Receipt will show to whom the article was delivered and the date delivered.

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

☒ Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:

Donald Franklin, Sr
Perry Avenue, Lot 32
Bloomsburg, PA 17815

4a. Article Number

P 974 232 519

4b. Service Type

☒ CERTIFIED

7. Date of Delivery

2-17-00

5. Received By: (Print Name)

DON FRANKLIN

6. Signature: (Addressee or Agent)

X Don Franklin

8. Addressee's Address

PS FORM 3811, December 1994

Domestic Return Receipt

dsh

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
One Contipark
338 South Warminster Road
Hatboro, PA 19040-3430
Plaintiff,

v.

Donald L. Franklin, Sr.
Perry Avenue, Lot 32
Bllomsburg, PA 17815

Alan C. Franklin
RR3, Box 151
Bloomsburg, PA 17815
Defendant(s).

:
:
: COLUMBIA COUNTY
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION

: NO. 1369-1999
: *Q-ED-2000*

:
:
:
:
:
:

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Alan C. Franklin
RR3, Box 151
Bloomsburg, PA 17815

Donald L. Franklin, Sr.
Perry Avenue, Lot 32
Bloomsburg, PA 17815

Please be advised that this firm is a debt collector attempting to collect a debt. Any information received will be used for that purpose. If you have previously received a discharge in bankruptcy and this debt was not reaffirmed, 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 RR3, Box 151, Bloomsburg, PA 17815 is scheduled to be sold at Sheriff's Sale on MARCH 23, 2000, at 0900 a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of \$34,493.49 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.

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 5TH STREET
BLOOMSBURG, PA 17815
(717) 784-8760**

DESCRIPTION

ALL THAT CERTAIN piece and parcel of land situate in Main Township, Columbia County, Pennsylvania, bounded and described as follows:

BOUNDED on the North by land now or formerly of Theodore Fox; bounded on the West by Catawissa ~~Creek~~, bounded on the South by land now or formerly of W.P. Zehner and now or formerly of W.P. Schell; and bounded on the East by land now or formerly of W.P. Zehner, and being 67-2/3 feet wide along said creek and 69 feet wide in the rear along land now or formerly of said Zehner and 266 feet deep, that is from the middle of said Creek to the East along land now or formerly of said Zehner and whereon is erected a single-frame dwelling house.

Tax Parcel # 22-05A-31

Premises being: RR3, Box 151, Bloomsburg, PA 17815

FEDERMAN AND PHELAN

Suite 900

Two Penn Center Plaza

Philadelphia, PA 19102-1799

215-563-7000

Fax: 215-563-5534

Rebecca Moyer
Judgement Clerk, Ext. 283

Representing Lenders in
Pennsylvania and New Jersey

February 28, 2000

Office of the Prothonotary
COLUMBIA County Courthouse.

Re: Contimortgage Corporation vs. Donald L. Franklin, Sr. & Alan C. Franklin
No. 1369-1999

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: Rebecca Moyer
Rebecca Moyer

/ram

Enclosures

cc: Sheriff of COLUMBIA County

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

Contimortgage Corporation

Plaintiff,

v.

Donald L. Franklin, Sr.

Alan C. Franklin

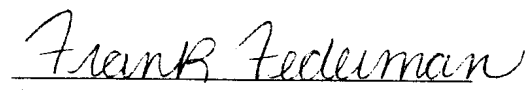
Defendant(s).

**:
:
: COLUMBIA COUNTY
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO. 1369-1999
:
:
:**

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

**COMMONWEALTH OF PENNSYLVANIA)
COUNTY OF LEHIGH) SS:**

I, FRANK FEDERMAN, ESQUIRE, attorney for Contimortgage Corporation, Plaintiff hereby verifies that on **February 9, 2000**, true and correct copies of the Notice of Sheriff's Sale were served by certificate of mailing to the recorded lienholders and any known interested party. See Exhibit "A" attached hereto.


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

Date: February 28, 2000

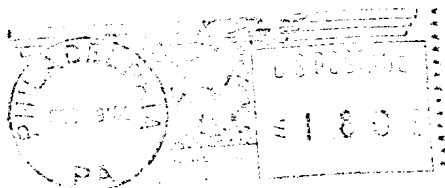
0518

Name and
Address
of Sender

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

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	*****	Tenant/Occupant RR3, Box 151 Bloomsburg, PA 17815		
2	*****	Domestic Relations Columbia County Columbia County Courthouse P. O. Box 380 Bloomsburg, PA 17815		
3	*****	Jennifer L. Jones 14 Kipps Run Danville, PA 17821		
4				
5				
6				
7				
8				
9				
10		RE: Franklin, Donald		
11				
12				
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 a 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 is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual R900,S913 and S921 for limitations of coverage.

3



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
One Contipark
338 South Warminster Road
Hatboro, PA 19040-3430

Plaintiff,

v.

Donald L. Franklin, Sr.
Perry Avenue, Lot 32
Bloomsburg, PA 17815

Alan C. Franklin
RR3, Box 151
Bloomsburg, PA 17815

Defendant(s).

:
: **COLUMBIA COUNTY**
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**

: **NO. 1369-1999**

: *9-ED-2000*
:

:
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:
:
:

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 **RR3, Box 151, 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.)
------	---

Donald L. Franklin, Sr.	Perry Avenue, Lot 32 Bloomsburg, PA 17815
--------------------------------	--

Alan C. Franklin	RR3, Box 151 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.)
------	---

Same as above

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.)
------	---

None

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

**RR3, Box 151
Bloomsburg, PA 17815**

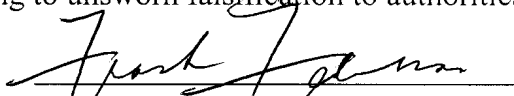
**Domestic Relations
Columbia County**

**Columbia County Courthouse
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.

January 5, 2000

Date


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 300

BLOOMSBURG, PA 17815

24 HOUR PHONE

(717) 784-6100

FROM
(717) 369-5622

DATE: Feb 3, 2000

RE: Sheriff's Sale Advertising Dates

Continmortgage Corp. vs. Donald L Franklin Sr. & Alan C. Franklin

No. 9 of 2000 PD No. 1369 of 1999 JD

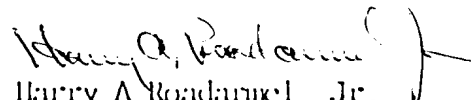
Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st week March 2, 2000 DATE OF SALE: March 23, 2000 at 0900 am
2nd week March 9, 2000
3rd week March 16, 2000

Feel free to contact me if you have any questions.

Respectfully


Harry A Roadarmel, Jr.
Sheriff

SHERIFF'S SALE

THURSDAY MARCH 23, 2000 at 0900 AM

BY VIRTUE OF A WRIT OF EXECUTION NO.9-2000 AND CIVIL WRIT NO. 1369-1999 ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST AND BEST BIDDER, FOR CASH, IN A COURT ROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece and parcel of land situate in Main Township, Columbia County, Pennsylvania, bounded and described as follows:

BOUNDED on the North by land now or formerly of Theodore Fox; bounded on the West by Catawissa Creek, bounded on the South by land now or formerly of W.P. Zehner and now or formerly of W.P. Schell; and bounded on the East by land now or formerly of W.P. Zehner, and being 67-2/3 feet wide along said creek and 69 feet wide in the rear along land now or formerly of said Zehner and 266 feet deep, that is from the middle of said Creek to the East along land now or formerly of said Zehner and whereon is erected a single-frame dwelling house.

Tax Parcel # 22-05A-31 also known as RR3, Box 151, Bloomsburg, Pa. 17815

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.

FEDERMAN & PHELAN
Frank Federman, ESQ.
Two Penn Center Plaza, Suite 900
Philadelphia, PA 19102

SHERIFF OF COLUMBIA COUNTY
Gregory A. ...

HARRY A. ROADARMEL, JR.



9-2000

SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 300

SHERIFF'S OFFICE - REAL ESTATE OUTLINE

PHONE
(717) 302-5622

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 \$150.00

* 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 CALANDER

* SET SALE DATE AT LEAST 2 MONTHS AFTER RECEIVING WRIT

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

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

SET DISTRIBUTION DATE

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

* MUST BE PAID 10 DAYS AFTER IT HAS BEEN POSTED

FILL IN ALL NO'S ON EXECUTION PAPERS

TYPE PROPER INFO ON DESCRIPTION (refer to previous sales)

SERVICE

TYPE CARDS FOR DEFENDANTS

PUT PAPERS TOGETHER FOR DEFENDANTS

* COPY OF WRIT FOR EACH DEFENDANT

* NOTICE OF SHERIFF SALE

* COPY OF DESCRIPTION

PUT TOGETHER PAPERS FOR LIEN HOLDERS

* NOTICE OF SALE DIRECTED TO THEM

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

* DOCKET ALL DATES

HARRY A. ROADARMEL, JR.



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

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

PHONE
(717) 309-5622

SHERIFF'S SALE OUTLINE COR'T

SALE BILLS

SEND DESCRIPTION TO PRINTER _____

2. THE FOLLOWING NOTICES REQUIRE A LETTER WITH EXPLANATIONS _____

SEND NOTICE TO PRESS DIRECTING WHEN TO ADV. _____

SEND NOTICES TO LOCAL TAX COLLECTORS _____

NOTICES TO WATER AND SEWER AUTH. _____

SEND NOTICES TO FEDERAL AND STATE TAX AUTH. _____

IF BUSINESS SEND COPY TO SBA AUTH. _____

HANDBILLS

SEND COPIES OF HANDBILLS TO:

RECORDER'S OFFICE _____

TAX CLAIM OFFICE _____

TAX ASSESSMENT OFFICE _____

PROTH OFFICE (post on board) _____

POST IN FRONT LOBBY _____

POST IN SHERIFF'S OFFICE _____

SEND COPY TO ATTY _____

POST PROPERTY ACCORDING TO DATE SET _____

SEND RETURN OF POSTING TO ATTY _____

DOCKET ALL COSTS _____

PREPARE COST SHEET 2 DAYS BEFORE SALE

* BE SURE ALL COSTS ARE RECEIVED

PREPARE FINAL COSTS SHEET DAY OF SALE _____

HOLD SALE _____

POST PROPOSED SCHEDULE OF DISTRIBUTION ACCORDING TO DATE _____

PAY DISTRIBUTION ACCORDING TO DATE _____

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

RECORD SHERIFF FEES COLLECTED ON MONTHLY REPORT

PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED _____

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
One Contipark
338 South Warminster Road
Hatboro, PA 19040-3430

Plaintiff,

v.

Donald L. Franklin, Sr.
Perry Avenue, Lot 32
Bllomsburg, PA 17815

Alan C. Franklin
RR3, Box 151
Bloomsburg, PA 17815

Defendant(s).

:
:
: COLUMBIA COUNTY
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO. 1369-1999
: 9-ETD-2000
:
:
:
:
:
:

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

WAIVER OF WATCHMAN – Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without 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.

Frank Federman (SEAL)
(Attorney for Plaintiff(s))

WAIVER OF INSURANCE – Now, _____, 19____, the Sheriff is hereby released from all liability to protect the property described in the within named execution by insurance, which insurance is hereby waived.

Frank Federman (SEAL)
(Attorney for Plaintiff(s))

HARRY A. ROADARMEL

_____, 19____

Sheriff

COLUMBIA County, Pa.

Sir: — There will be placed in your hands

for service a Writ of _____ EXECUTION (REAL ESTATE) _____, styled as

follows: Contimortgage Corporation vs Donald L. Franklin, Sr. and Alan C. Franklin

The defendant Alan C. Franklin will be found at RR3, Box 151, Bloomsburg, PA 17815 and the defendant Donald L. Franklin, Sr. will be found at Perry Avenue, Lot 32, Bloomsburg, PA 17815.

Frank Federman Attorney for Plaintiff

If Writ of Execution, state below where defendants will be found, what foods and chattels shall be seized and be levied upon. If real estate, attach five double spaced typed written copies of description as it shall appear on the new deed together with Street and Number of the premises. Please do not furnish us with the old deed or mortgage.

See attached legal description _____

DESCRIPTION

ALL THAT CERTAIN piece and parcel of land situate in Main Township, Columbia County, Pennsylvania, bounded and described as follows:

BOUNDED on the North by land now or formerly of Theodore Fox; bounded on the West by Catawissa ~~Creek~~, bounded on the South by land now or formerly of W.P. Zehner and now or formerly of W.P. Schell; and bounded on the East by land now or formerly of W.P. Zehner, and being 67-2/3 feet wide along said creek and 69 feet wide in the rear along land now or formerly of said Zehner and 266 feet deep, that is from the middle of said Creek to the East along land now or formerly of said Zehner and whereon is erected a single-frame dwelling house.

Tax Parcel # 22-05A-31

Premises being: RR3, Box 151, Bloomsburg, PA 17815

SHERIFF'S RETURN

Contimortgage Corporation

Plaintiff

vs.

Donald L. Franklin, Sr.

Alan C. Franklin

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No. 1369-1999 CD Term, 19 99

WRIT *9-ED-2000*

ISSUED

NOW, _____ 2000, I, _____ High Sheriff of Columbia County, Pennsylvania,
do hereby deputize the Sheriff of _____ County, Pennsylvania, to execute this Writ. This deputation
being made at the request and risk of the Plaintiff.
Defendants alleged address is _____

Sheriff, Columbia County, Pennsylvania

By _____
Deputy Sheriff

AFFIDAVIT OF SERVICE

Now, _____ 2000, at _____ O'Clock _____ m., served the within _____
_____ upon _____
_____ at _____
_____ by handing to _____
_____ a true and correct copy of the original Notice of Sale and made known to _____
the contents thereof.

Sworn and Subscribed before me

So Answers,

this _____

day of _____ 20 _____

Notary Public

BY: _____
Sheriff

20, _____, See return endorsed hereon by Sheriff of

County, Pennsylvania, and made a part of this

return

So Answers,

Sheriff

Deputy Sheriff

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
--	--

Plaintiff Contimortgage Corporation	Court Number 1369-1999
Defendant Donald L. Franklin, Sr. & Alan C. Franklin	Type or Writ of Complaint EXECUTION/NOTICE OF SALE

SERVE AT	{	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>Donald L. Franklin, Sr.</u> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>Perry Avenue, Lot 32 Bloomsburg, PA 17815</u>
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SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 2000., I, Sheriff of BLAIR County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

 Sheriff of BLAIR County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. 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 levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff <div style="display: flex; justify-content: space-between;"> <div style="width: 40%;"> ADDRESS: Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102 </div> <div style="width: 10%; text-align: center;"> Defendant </div> </div>	Telephone Number (215)563-7000	Date <div style="font-size: 1.5em; text-align: center;">1/5/00</div>
--	-----------------------------------	---

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF	Court Number
-----------	--------------

RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____ 19 ____	SO ANSWERS Signature of Dep. Sheriff	Date
	Signature of Sheriff	Date
	Sheriff of	



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: FEB 2, 2000

To: Alice Hutnick--Tax Collector
450 Riverview Ave.
Bloomsburg, Pa. 17815

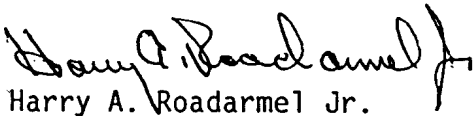
Re: Contimortgage Corp. VS. Donald L. Franklin Sr. & Alan C. Franklin
No: 9 of 2000 E.D. 1369 of 1999 J.D.

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

ORIGINAL DOCUMENT IS PRINTED ON CHEMICAL REACTIVE PAPER & HAS A MICROPRINTED BORDER

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

COMMERCE BANK
PHILADELPHIA, PA 19148
3-180/360

CHECK NO
063032

DSA 01-05-2000

DATE	AMOUNT
1/8/2000	*****900.00

Void after 90 days

Pay NINE HUNDRED AND 00/100 DOLLARS

To The Sheriff of Columbia County
Order 35 W Main Street
Of Bloomsburg, PA 17815

Frank Federman

THE REVERSE SIDE OF THIS DOCUMENT INCLUDES AN ARTIFICIAL WATERMARK - HOLD AT AN ANGLE TO VIEW

⑈063032⑈ ⑆036001808⑆36 065738 ⑈⑈

RANDALL L. HIDLAY

PH 717-784-2098

2470 OLD BERWICK RD
BLOOMSBURG, PA 17815-3163

0254

60-1/313 526

3-23 2000

PAY TO THE
ORDER OF

Columbia County SHERIFF

\$ 2851.00

PNC BANK®

PNC Bank, N.A.
Northeast, PA 030

Premium
Plan

DOLLARS ☒ Security features
Details on back

FOR

⑆031300012⑆0254 ⑈9000830144⑈

Randall L. Hidlay

MP

HAIR AND 1995

RANDALL L. HIDLAY

PH 717-784-2098

2470 OLD BERWICK RD
BLOOMSBURG, PA 17815-3163

0258

PAY TO THE
ORDER OF

Columbia County SHERIFF

60-1/313 526

3-28 2000

PNC BANK®

PNC Bank, N.A.
Northeast, PA 030

Premium
Plan

DOLLARS ☒ Security features
Details on back

Stacy Thompson \$ 15,668.76

FOR

⑆031300012⑆0258 ⑈9000830144⑈

Randall L. Hidlay

MP

HAIR AND 1995

TAX CLAIM BUREAU OF COLUMBIA
BLOOMSBURG PA 17815

PARCEL NO:	22 -05A-031-00,000	RECEIPT NO:	2127
SCHOOL DISTRICT:	BLOOMSBURG AREA SCHOOL DISTRICT	DATE:	11-APR-00
MUNICIPALITY:	MAIN TWP	PAID:	\$682.14
RECEIVED OF:	COLUMBIA COUNTY SHERIFF		
ASSESSED OF:	FRANKLIN ALAN		
	R R 3 BOX 151		
	BLOOMSBURG PA 17815		

REAL ESTATE TAXES

1998	FACE	PENALTY	INTEREST	LIEN	NOTICE	OTHER	TOTAL
COUNTY	89.65	8.96	11.10	15.00	35.00	0.00	159.71
MUNICIPALITY	12.54	0.63	1.49				14.66
SCHOOL	414.95	41.50	51.32				507.77
TOTAL	517.14	51.09	63.91	15.00	35.00	0.00	682.14

**** PAID ****

If paid by check, receipt not valid until accepted by Drawee Bank

TAX CLAIM BUREAU OF COLUMBIA
BLOOMSBURG PA 17815

PARCEL NO:	22 -05A-031-00,000	RECEIPT NO:	2128
SCHOOL DISTRICT:	BLOOMSBURG AREA SCHOOL DISTRICT	DATE:	11-APR-00
MUNICIPALITY:	MAIN TWP	PAID:	\$623.38
RECEIVED OF:	COLUMBIA COUNTY SHERIFF		
ASSESSED OF:	FRANKLIN ALAN		
	R R 3 BOX 151		
	BLOOMSBURG PA 17815		

REAL ESTATE TAXES

1999	FACE	PENALTY	INTEREST	LIEN	NOTICE	OTHER	TOTAL
COUNTY	89.65	8.96	2.22	15.00	10.01	0.00	125.84
MUNICIPALITY	12.54	0.63	0.30				13.47
SCHOOL	430.38	43.04	10.65				484.07
TOTAL	532.57	52.63	13.17	15.00	10.01	0.00	623.38

**** **PAID** ****

If paid by check, receipt not valid until accepted by Drawee Bank

RECEIPT

April 10, 2000

Received of: Col Cty Sheriffs office

\$10.00

Ten and 00/100 Dollars

For: Misc Fee

10.00

SALE 9-2000

Check: 12693

Payment Method: Check

Amount Tendered: \$10.00

Change Returned: \$0.00

Tami Kline, Prothonotary

By: _____
Deputy Clerk

Clerk: BSILVETT