SHERIFF'S SALE COST SHEET

Continuitage Col) VS NO. 229-60 ED NO. J	S. Frank Apo	ss Like	· Amo
NO. 229 -60 ED NO. J	D DATE/TIM	IE OF SALE	
DOCKET DETUDI	0.1.5 .00		
DOCKET/RETURN	\$15.00		
SERVICE PER DEF.	\$ 20,00		
LEVY (PER PARCEL	\$15.00		
MAILING COSTS	\$ /1/1.90		
ADVERTISING SALE BILLS & COPIES	•		
ADVERTISING SALE (NEWSPAPER)	\$15.00		
MILEAGE	\$ 13,40		
POSTING HANDBILL	\$15.00		
CRYING/ADJOURN SALE	\$10.00		
SHERIFF'S DEED	\$3 5.00		
TRANSFER TAX FORM	\$ 25.00		
DISTRIBUTION FORM	-\$ 25.0 0		
COPIES	\$ <u></u>		
NOTARY TOTAL ********	D 7 00	* 214 UA	
TOTAL TETETER	41 - 41 - 41 - 41 - 41 - 42 - 43 - 43 - 43 - 43	\$ 31 11 <u>(U</u>	
WEB POSTING	\$1 50.0 0		
PRESS ENTERPRISE INC.	\$ 346,52		
SOLICITOR'S SERVICES	\$75.00		
SOLICITOR'S SERVICES TOTAL *********	*****	\$346.52	
		*	
PROTHONOTARY (NOTARY)	\$ 10:00		
RECORDER OF DEEDS TOTAL *********	\$		
TOTAL *******	******	\$	
DEAL BOTATE TAYES.			
REAL ESTATE TAXES:	Φ		
BORO, TWP & COUNTY 20 SCHOOL DIST. 20	ф 		
DELINOHENT 10	\$		
TOTAL *******	********	c 10 00	
TOTAL		<u> </u>	
MUNICIPAL FEES DUE:			
	\$		
WATER 20	\$		
SEWER 20 WATER 20 TOTAL *******	******	\$	
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SURCHARGE FEE (DSTE)	_	\$ 150,00	
MISC	\$		
TOTAL *****	S	e jan	900.00
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SURCHARGE FEE (DSTE) MISC TOTAL ******** TOTAL COSTS (OP	ENING BID)		\$ 800.92
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	/	i & famel	1 14.08

FEDERMAN and PHELAN, LLP

One Penn Center at Suburban Station 1617 John F. Kennedy Boulevard **Suite 1400** Philadelphia, PA 19103-1814 Phone - (215) 563-7000 Main Fax - (215) 563-5534

Brent F. Vullings Ext. 1485

Representing Landers in Pennsylvania and New Jersey

Via Telefax (570) 389-5625

February 6, 2001

Memorandum

To:

Office of the Sheriff

Columbia County

Attn: Real Estate Dept.

Re:

No. 2000-CV-697

Thomas Noss and Dawn Mood Premises: 528 East 8th Street Berwick, PA 18603

Please STAY the Sheriff's Sale relative to the above referenced matter which is scheduled for FEBRUARY 7, 2001. The above mortgagors have entered into a forbearance plan and no consideration has been received.

Should you have any questions regarding this matter, please do not hesitate to contact me.

Thank you.

Very truly yours,

Brent Vullengs Brent F. Vullings for Federman and Phelan

bfv

cc:

Conti Mortgage Corporation Attn: Foreclosure Department Account No. 0008439465 Fax No. (801) 293-2672

FEDERMAN and PHELAN, LLP

One Penn Center at Suburban Station 1617 John F. Kennedy Boulevard Suite 1400 Philadelphia, PA 19103-1814 Phone - (215) 563-7000 Main Fax - (215) 563-5534

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Should you have any questions regarding this matter, please do not hesitate to contact me.

Thank you.

Very truly yours, Brent Vullings

Brent F. Vullings for Federman and Phelan

bfv

cc: Conti Mortgage Corporation

Attn: Forcelosure Department Account No. 0008439465 Fax No. (801) 293-2672

FEDERMAN AND PHELAN, L.L.P. Suite 900

Two Penn Center Plaza Philadelphia, PA 19102-1799 215-563-7000 Main Fax: 215-563-5534 Kristin.demuro@fedphe-pa.com

Kristin M. DeMuro Judgment Dept., Ext 283

Representing Lenders in Pennsylvania and New Jersey

Via Telefax (570) 389-5625

November 2, 2000

Memorandum

To:

Office of the Sheriff

Columbia County

Attn:

Real Estate Dept.

Re:

No. 2000-CV-697

Contimortgage Corporation vs. Thomas Noss and Dawn Mood

Premises: 528 East 8th Street, Berwick, PA 18603

Please **POSTPONE** the Sheriff's Sale currently scheduled for **November 9**, 2000 relative to the above referenced matter, and reschedule the sale for 10 FO, FEB 7, ZCO /

Very truly yours,

Kristin M. De Muro Kristin M. DeMuro for Federman and Phelan

kmd

cc:

Contimortgage Corporation

Attn: Shauna Mendoza, Foreclosure Department

Account No. 208439465 Fax No. (801) 293-2672

			. 					· ·	··	
6. Signature / Addressee or Agent) S Form 3811, December 1994	SMALL BUSINESS ADMINISTRATION 7 NORTH WILKES-BARRE BLVD WILKES-BARRE, PA 18702-5241	Complete items 1 and or additional services Complete items 3, 4a, _ 4b, Pint your name and address on the reverse of the card to you. Attach this form to the front of the malipiece, or or permit. Write "Fletum Receipt Flequested" on the malipiec in the Return Receipt will show to whom the article selivered.	PS Form 3611, December 1994		9		DEPT. OF PUBLIC W PO BOX 8016		Write 'Return Receipt Requested' on the malipiece below the article number. The Return Receipt will show to whom the article was delivered and the date delivered.	 SENDER: Complete items 3, 4a, 4b. Complete items 3, 4a, 4b. Print your name and address on the reverse of this form so that we can return this card to you. Card to you. Card to you. Card to you.
sted	4a. Article Number 2 /96 987 90/ 4b. Service Type ☐ Registered ☐ Express Mail ☐ Express Mail ☐ Express Mail ☐ Date of Delivery ☐ Total Code of D	i als in to receive the follow j services (for an extra fee): 22 9-00 1. M Addressee's Address 2. A Restricted Delivery Consult postmaster for fee.	102595-97-B-0179 Domestic Return Receipt	•	Addressee's Address (Only if requested and fee is paid)	7. Date of Delivery SEP 0 7 2000	Registered A Certified Express Mail	4a. Article Number 2 196 987 879 FF 196 987 879 FF	 □ Restricted Delivery Consult postmaster for fee. 	I also in to receive the follow, jiservices (for an extra fee): 337 _00

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S. Aridle Androssector Surrit Bank P. Jox 1005 Dayton, IJ 95810 S. Received By (Front Name) P. A. D. J.	SENDER: SCorplete transitiend additional services. Complete transitiend additional services. Complete transitiend additional services. Complete transitiend additional services. Complete transitiend and address on the reverse of finis form set that we can return this complete transitient and address on the services of the majoritan and services that we can enter a median or and the date services and the services and the date services and the services.	Signaphic (Audiessee of Activity) 6. Signaphic (Audiessee of Activity) 6. Signaphic (Audiessee of Activity) 6. Signaphic (Audiessee of Activity)	≥ <2 ×2 ×2 ×2 + × •
4a. Article Number 4a. Article Number 2 477	Domestic Return Receipt i also to receive the follows	The Service Type Continer Co	I also I to receive the follow is services (for an extra fee): 2,3,7,2,90 1. All Addressee's Addresse 2. The Bestricted Delivery Consult postmaster for fee. One Number
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PS 5.1		DEP HAR 6. S	

To SENUEH:

de Complete items 1 and for additional services.

The Complete items 2 4a, ib.

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 leceived By: (Print Name) RISBURG PA 17128-1230 ARTMENT 281230 ARANCE SUPPORT SECTION EAU OF COMPLIANCE 'ARTMENT' OF REVENUE-ATTN: SHERIFF SALE AMONWEALTH OF PENNSYLVANLA rite 'Asturn Asceipt Asquested' on the mailplece below the article number, ne Return Asceipt will show to whom the article was delivered and the date orm **3611,** December 1994 ignature: (Addressee or Agent) PA.DEPT OF REVENUE 102595 97-8-0179 Domestic Return Rece 8. Addressee's Address (Only if requeste ≺ and fee is paid) extra Ive): <u></u> Consult postmaster for fee h also المخاصية, also المخاصية إ 2. Restricted Deliver 1. Addressee's Addr ir Merchandise ☐ COD SEP 0.7 200 services (for an 186 387 © Certi □ Insu

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	Signature: (Addressee or Agant) X Ip Ip Ip Ip Ip Ip Ip		5. Received By: (Print Name)				Champlein, PA 17872	25 W. Inependence 51.	CONTROL TO THE STATE OF	Romanicial Consumer Discount	3. Arricle Addressod to:	 The Return Receipt w^{ai} show to whom the article was delivered and the flate delivered. 	permit. • Write " <i>Return Recoip</i> " Roca <i>ested</i> (on the mailpiece below the article in Imbor	 Affach the form to the front of the malluloco, or on the back if space dates not 	 Prior your name and address on the reverse of this form so that we cup return this 	■ Complete tems 1 and	SENDER:
6779-BR-985		and fee is paid)	8. Address	9/7/00	7 Detect 7	1 1 7 7 8 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9	Froress Mail	Theologend	4h. Sorvice Type	ν_i	4a. Article Number	the fate	g ir imber	doos not	cup return this		
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Paula Barry, Publisher's Assistant, being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily continuously in said Town, County and State since the day of its establishment: that hereto attached is a copy of the legal notice or advertisement in the October 19, 26, November 2, 2000 exactly as printed and published; that the affiant is one of the owners and publishers of said newspaper in which legal advertisement or notice was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

00

Sworn and subscribed to before me this
(Notary Public)
My commission expires
And now,, I hereby certify that the advertising and
publication charges amounting to \$for publishing the foregoing notice, and the
ee for this affidavit have been paid in full.

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

CONTIMORTGAGE CORPORATION

ONE CONTIPARK 338 SOUTH : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040 :

· Plaintiff, : CIVIL DIVISION

:

v. : NO. 2000-CV-697

229-2600 EB

Attorney for Plaintiff

THOMAS NOSS : DAWN MOOD :

528 EAST 8TH STREET

BERWICK, PA 18603

Defendant(s).

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: THOMAS NOSS
DAWN MOOD
528 EAST 8TH STREET
BERWICK, PA 18603

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 **528 EAST 8TH STREET, BERWICK, PA 18603** is scheduled to be sold at Sheriff's Sale on Nw, 9, 2000, at //, 00 a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of \$63,233.16 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 moncy 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 ALL THAT CERTAIN messuage, tenement and tract of land situate in the Borough of Berwick, formerly Briarcreek Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

PREMISES BEING: 528 EAST 8TH STREET

ALL THAT CERTAIN messuage, tenement and tract of land situate in the Borough of Berwick, formerly Briarcreek Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

PREMISES BEING: 528 EAST 8TH STREET

FEDERMAN AND PHELAN, L.L.P.

Suite 900 Two Penn Center Plaza Philadelphia, PA 19102-1799 215-563-7000 Fax: 215-563-5534



Kristin M. DeMuro Judgment Department, Ext. 283 Representing Lenders in Pennsylvania and New Jersey

Via Federal Express

October 23, 2000

Office of the Prothonotary COLUMBIA County Courthouse 35 W. MAIN STREET BLOOMSBURG, PA 17815

RE: CONTIMORTGAGE CORPORATION
vs. THOMAS NOSS and DAWN MOOD
COLUMBIA County - No. 2000-CV-697
Action in Mortgage Foreclosure

Dear Sir/Madam:

Enclosed please find the original and one copy of the Affidavit Pursuant to Rule 3129.1 and Return of Service Pursuant to Pa.R.C.P.405 of Notice of Sale with respect to the above matter.

Please file the original of record and return a time-stamped copy to me in the envelope enclosed.

Thank you for your attention to this matter.

Very truly yours,

Kristin M. DeMuro for FEDERMAN AND PHELAN

kmd

Enclosures

cc: Sheriff, COLUMBIA County (w/enclosure)

SALE DATE: **NOVEMBER 9, 2000**

IN THE COURT OF COMMON PLEAS OF COLUMBIA CONTY ERFES

CIVIL ACTION - LAW

CONTIMORTGAGE CORPORATION

No. 2000-CV-697

VS.

THOMAS NOSS DAWN MOOD

AFFIDAVIT PURSUANT TO RULE 3129.1 AND RETURN OF SERVICE PURSUANT TO Pa. R.C.P. 405 OF NOTICE OF SALE

Plaintiff in the above action sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at: 528 EAST 8TH STREET, BERWICK, PA 18603. As required by Pa. R.C.P. 3129.2(a) Notice of Sale has been given in the manner required by Pa. R.C.P. 3129.2(c) on each of the persons or parties named, at that address set forth on the Affidavit, previously filed, and the Notice of Sale was sent to defendant(s) by first class mail and certified mail, return receipt requested. A copy of the Certificate of Mailing (Form 3817) and/or Certified Mail Return Receipt stamped by the U.S. Postal Service is attached for each notice.

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

October 23, 2000

Name and Address of Sender

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

NOSS S28 EAST 8TH STREET BERWICK, PA 18603 XXXX BERWICK, PA 18603 XXXX BERWICK, PA 18603 XXXX Columbia County Columbia County Courthouse P.O. Box 380 Roomsburg, PA 17815 Beneficial Consumer Discount Company 25 W. Independence St. Shamokin, PA 17872 Shamokin, PA 18018 And P.O. Box 1005 Dayton, M 108810
8

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No Insurance Coverage Provided Do not use for international Mail

Certified Mail Receipt for

014 75

US Postal Service

ROSTMARK VILLE

fotal Postage and Fees Restricted Delivery

SERVICE RECEIPT

> Return Receipt Fee Certified Fee Postage

---0.00-

2.75

-- 2:65 ----0.00----

528 EAST 8TH STREET BERWICK, PA 18603 THOMAS NOSS

KMD SENDER: NOSS, THOMAS REFERENCE:

PS FORM 3800, SEPTEMBER 1995

	Postage		
	Certified Fee		C9 .7
RETURN PECCIO	Return Receipt Fee		0.00 000
SERVICE			
	Restricted Delivery	\ \	
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SENDER:

REFERENCE:

PS FORM 3800, SEPTEMBER 1995

NOSS, THOMAS

KMD

BERWICK, PA 18603 528 EAST 8TH STREET GOOM NAVE

v 88 H 55 D 6 96

No insurance Coverage Provided Do not use for International Mail

Certified Mail



SHIRTE OF COLUMBIA COUNTY COURT BOOSE - P.O. BOX 280 BLOOMSBURG, PA - 17815

24 DOOR PROPE (717) 784-6,000

Federman and Phelan Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMONNEALTH
OF PENNA.
Continortgage Corporation
VS.
Thomas Noss & Dawn Mood
WRIT OF EXECUTION 229-00 ED 697-00 JD
(MORTGAGE FORECLOSURE)

POSTING OF PROPERTY

Friday October 6, 2000	POSTED A COPY OF THE SHERIFF'S SALE BILL
ON THE PROPERTY OF Thomas Noss and Dawn	n Mood
COLUMBIA COUNTY, PENNSYLVANIA. SAID POST SHERIFF: Devon Devald	THE PERFORMED BY COLUMBIA COUNTY DEPUTY
	DEPUTY SHERIFF
	SHERIFF HARRY A ROADARMET, JR.
Sworn and subscribed before me this 6th day of	
Sairah J. Howest	
NOTARIAL SEAL SARAH J. HOWER, Notary Public Biocmsburg, Columbia County, PA My Commission Expires June 21, 2003	a ·

FEDERMAN & PHELAN, L.L.P.

Suite 900 Two Penn Center Plaza Philadelphia, PA 19102-1799 (215)563-7000 Main Fax (215)563-5534 rochelle.petrikis@fedphe-pa.com

Rochelle Petrikis Legal Assistant, Ext. 497 Representing Lenders in Pennsylvania and New Jersey

October 16, 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,

Rochelle Retrikis

Rochelle Petrikis enclosure

AFFIDAVIT OF SERVICE

COLUMBIA County No. 2000-CV-697

CONTIMORTGAGE CORPORATION

THOMAS NOSS

PLAINTIFF

DEFENDANT(S)

Please serve upon:	DAWN MOOD DAWN MOOD	Type of Action - Notice of Sheriff's Sale
rease serve upon.	DAWN MOOD	Sale Date:
SERVE AT:	528 EAST 8TH STREET BERWICK, PA 18603	,
	SI	ERVED
Served and made known	n to Dawn Mood	, Defendant, on the6thday ofOctober,
200 Qat 4:30 3°	elock P.m., at 528 East 8	th Street, Berwick, PA. 18603
	, Commonwealth of	Pennsylvania, in the manner described below:
Adult in chargeManager/ClerkAgent or person		nt(s) reside(s). usual place of business.
Description: Age _	36' Height 5'11" Weight	270 Race W Sex M Other Black hair
I. Brian J. Du	ffy a competent adult bein	g duly sworn according to law, depose and state that I personally handed
Sworn to and subscr before me this 9th of Oct., 20	ibed day Ay Commission Expires By:	anner as set forth herein, issued in the captioned case on the date and at
On the day or	f, 200, at	o'clockm., Defendant NOT FOUND because:
Moved	Unknown No Answer	Vacant
Other:		
Sworn to and subsert before me this	day 0 By: ire - I.D. No. 12248 , Suite 900	

AFFIDAVIT OF SERVICE

CONTIMORTGAGE CORPORATION

PLAINTIFF

PLAINTIFF	CONTIMORTGAGE	ORPORATION	COLUMBIA Co				
DEFENDANT(S)	THOMAS NOSS		No. 2000-CV-69)7 _.			
	DAWN MOOD		Type of Action				
Please serve upon:	THOMAS MOSS		- Notice of Sher	iff's Sale			
rtease serve upon:	THOMAS NOSS		Sala Data				
SERVE AT:	528 EAST 8TH STREE BERWICK, PA 18603	r	Sale Date:				
SERVED							
Served and made known	to Thomas Noss	, Defe	endant, on the 6th	day of <u>Oct</u> ober ,			
	ock <u>P</u> .m., at 528 Ea						
	. Common	wealth of Pennsylvania, in	the manner described l	nelow:			
Adult in charge of Manager/Clerk of Manager/Clerk of Agent or person Other: Description: Age I,Brian J. Duff a true and correct copy of the address indicated above	mally served. mber with whom Defendant of Defendant(s)'s residence of place of lodging in which in charge of Defendant(s)'s an officer of said 36	(s) reside(s). Relationship who refused to give name Defendant(s) reside(s). office or usual place of but Defendant(s)'s company. Weight 270 Race Wall, being duly sworn according the manner as set forth	o isor relationship. Isiness. Sex M Other ording to law, depose a				
Sworn to and subscribe before me this 9th of October, 200 Notary:	day Aryello	By: Sucur Brian	Lo July Duft	· · · · · · · · · · · · · · · · · · ·			
On the day of		, at o'clock	m., Defendant NOT FO	OUND because:			
Moved [Jnknown No Answe	r Vacant					
Other: Sworn to and subscribbefore me this	e - I.D. No. 12248	ELLO, Nottry Public					
(215) 563-7000							



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

PHONE (570) 389-5622 24 HOUR PHONE (579) 784-6300

Federman	and Phela	n	
Two Penn	Center Pl	aza, Suit	e 900
	hia, PA l		

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

CASE NO. 229-2000 ED 697-2000 JD WRIT OF EXECUTION

SERVICE ON Dawn	Mood	
September 13. 2000	AT1:2	25 Ft1 . A TRUE AND ATTESTED COPY OF
THE WITHIN WRIT OF EXECUTION	, A TRUE COPY OF TH	HE NOTICE OF SHERIFF'S SALE IN REAL ESTATI
AND A CORY OF THE DESCRIPTION	N OF PROPERTY WAS	SERVED ON Dawn Dood
AT 528 T Sth St Borrio	_{L PΔ} BY CHI	EF/ DEPUTY
SERVICE WAS MADE BY HANDING	THE SAID WRIT OF E	XECULION AND NOTICE OF SHERTIFE & SHEET
IN REAL ESTATE AND A COPY OF	THE DESCRIPTION T	0 Dawn Mood
SWORN AND SUBSCRIBED BEFORE	MF	SO ANSWERS: Junts 1. Chil DEPUTY SHERIFF
THIS 14th DAY OF Septem YEAR 2000.	<u>ber</u>	
NOTARY - SARAH J. HOWER	_	SHERIFF
HOTALL CHARACTER TO HOREIT		

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



PHONE (570) 389-5622

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

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

24 HOUR PHONE (570) 784-6300

Federman and Phelan Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102

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

CASE NO. 229-2000 ED 697-2000 JD WRIT OF EXECUTION

SERVICE ON Thomas Noss	
ON September 13, 2000 AT	1:25 PM . A TRUE AND ATTESTED COPY OF
THE WITHIN WRIT OF EXECUTION, A TRUE COR	PY OF THE NOTICE OF SHERIFF'S SALE IN REAL ESTATE
AND A COPY OF THE DESCRIPTION OF PROPERT	TY WAS SERVED ON Thomas Moss
AT 528 E. 8th St. Berwick, PA	BY CHIEF/ DEPUTY Timothy Chamberlain
SERVICE WAS MADE BY HANDING THE SAID WE	IT OF EXECUTION AND NOTICE OF SHERIFF'S SALE
IN REAL ESTATE AND A COPY OF THE DESCRIP	TION TO Thomas Moss
	V
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	SO ANSWERS:
	Trints 1. Chil.
SWORN AND SUBSCRIBED BEFORE ME	DEPUTY 'SHERIFF
THIS 14th DAY OF September YEAR 2000.	
12AR 2000.	
Sough & Hower	SHERIFF
NOTARY - SARAH J. HOWER	

PHONE:570-752-7442 MAKE CHECKS PAYBLE TO: HOURS:MON, TUE, THUR & FRI: 9AM - 4PM CLOSED WEDNESDAY & HOLIDAYS. BERWICK BORO XES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED 1615 Lincoln Avenue Berwick PA 18603 Connie C Gingher receipt, send a self-addressed stamped envelope with your payment AX NOTICE MUST BE RETURNED WITH YOUR PAYMENT DAWN MOOD BERWICK PA 18603 **528 EAST 8TH STREET** NÓSS THOMAS FIRE BORO RE GENERAL FOR: COLUMBIA COUNTY for your convenience have been calculated he discount & penalty DESCRIPTION PARCEL: 04A-09 -101-00,000 528 E 8TH ST Penalty Discount PAY THIS AMOUNT 16092 .19 Acres ASSESSMENT CNTY 10 % Total Assessed MELLS Buildings 4.096 .845 1.05 1.25 5.8 Land If paid on or before If paid on or before LESS DISCOUNT DATE 03/01/2000 April 30 205.66 64.59 13.33 16.56 19.72 91.46

June 30

June 30 If paid after

January 1, 2001 courthouse on: This tax returned to 209.86

224.34

TAX AMOUNT DUE

INCL PENALTY

BILL NO. 5120

65.91

13.60 16.90 20.12 93.33

14.96 17.75 21.13 98.00

16,092 12,792 3,300

M NOSS THOMAS A DAWN MOOD	HOURS MON, TUES, THURS, FRI 9am -4pm CLOSED WEDNESDAYS AND HOLIDAYS. PHONE 570-752-7442	PAX NOTICE ZUUU SCHUUL KEAL ESTATE BERWICK BOROUGH MAKE CHECKS PAYABLE TO: CONNIE C. GINGHER 1615 LINCOLN AVENUE BERWICK, PA 18603
	the 2% discount and 10% penalty have been computed for your convenience. Taxes are due now and payable. Prompt payment is requested. This tax notice must be returned with your payment. For a receipt, enclose a SASE.	REAL ESTATE 16092.00 27.000
SCHOOL PEN	PAY 425.79 THIS AGE 31 NOUNT IF PAID ON	STRICT DATE 07 MILLS LESS DISC 27.000 425.79
SCHOOL PENALTY AT 10%		SC AMOUNT FACE INC PENALTY .79 434.48 477.93

O H

HH

BERWICK 'PA 18603 528 EAST 8TH STREET

PARCEL 04A09 10100000

PROPERTY DESCRIPTION

528 E 8TH ST

.19 ACRES

0719-0203

12792,00 3300.00

TO COURT HOUSE: JANUARY 1, 2001.

THIS TAX RETURNED

ACCT.

4188

Original



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

24 HOUR PHONE (717) 784-6300 FAX 570 389-5625

PHONE ARAMANANA 570-389-5622

Date: September 1, 2000

Berwick Sewer Authority To: 344 Market St.

Berwick, PA 18603

Re: Contimortgage Corporation

Thomas Noss and Dawn Mood VS.

No: 229

2000 ED

No: 697

2000

JO.

Dear Sir:

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

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

508 Est 8th Street

758. 20 Balance

20. ° Sept 20. ° Cet. 20. ~ Mov.

\$818.20 Balance 11-00

Respectfully,

Harry A. Roadanmel, Jr. Sheriff of Columbia County



939-00

PHONE (570) 389-5622

* DOCKET ALL DATES

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

24 HOUR PHONE (570) 784-6300

SHERIFF'S SALE REAL ESTATE OUTLINE 9-1-00 RECEIVED 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 LEINS LIST \$ 900.00 CK\$ 97530 CHECK FOR \$1200.00 * IF ANY OF THE ABOVE ARE MISSING DO NOT PROCEDE ANY FURTHER WITH SALE NOTIFY THE ATTY TO SEND ADDITIONAL INFO. SET SALE DATE AND ADV. DATES AND POSTING DATES / 1000 9 2000 Post 02.6 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 THUR. 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 LEIN HOLDERS *NOTICE OF SALE DIRECTED TO THEM SEND NOTICES TO LIEN HOLDERS VIA CERT. MAIL OR SENDERS RECEIPT

SEND ATTY RETURN OF SERVICE AND COPY OF SENDERS RECEIPTS FOR LEIN HOLDERS SALE BILLS SEND DESCRIPTION TO PRINTER ** THE POLLOWING NOTICES REQUIRE A LETTER WITH EXPLAINATIONS SEND NOTICE TO PRESS DIRECTING WHEN TO ADV. SEND NOTICES TO LOCAL TAX COLLECTORS NOTICES TO MATER AND SEWER AUTH. IF BUSINESS SEND COPY TO SEA AUTH. HANDBILLS SEND COPIES OF HANDBILLS TO: HECORDER'S OFFICE TAX CLAIM OFFICE PROTH OFFICE (POST ON BOARD) POST IN FRONT LOBBY POST IN SHRIFF'S OFFICE SEND COPY TO ATTY POST PROPERTY ACCORDING TO DATE SET SEUD 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 * WHEN PAYING INCLUDE ADDRESS OF CHANGE OF OWNER TO WHOM IT MAY CONCERN RECORD SHERIFF FEES COLLECTED ON MORTHLY REPORT PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED WHEN DEED IS RECORDED SEND TO BUYER	ONCE DEFENDANTS ARE SERVED CKET COSTS AND INFO
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WHEN DEED IS RECORDED SEND TO BUYER	RECORD SHERIFF FEES COLLECTED ON MONTHLY REPORT
WHEN DEED IS RECORDED SEND TO BUYER	PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED
FILE FOLDER	WHEN DEED IS RECORDED SEND TO BUYER
	FILE FOLDER



PHONE (370) 389-5622

SHERIFF OF COLUMBIA COUNTY COURT HOUSE - P.O. BOX 380 BLOOMSBURG, PA 17815 Fax (570)389-5625

24 HOUR PHONE (\$70) 784-6300

PRESS/ENTERPRISE Lackawanna Avenue Bloomsburg, PA 17815

Date: September 6, 2000		
Re: Sheriff's Sale Advertising Dates		
Contimortgage Corp. VS. Thomas Noss and Dawn	Mood	
No. 229 of 2000 ED No. 697	of2000	_JD
Dear Sir:		
Please Advertise the enclosed SHERIFF SALE or	the following dates:	
1st week October 19, 2000		
2nd week October 26, 2000	·	
3rd week_ November 2, 2000		
Feel free to contact me if you have any questi	ions.	
	Respectfully,	
	Harry A. Roadarmel, J Sheriff	۲.

SHERIFF'S SALE

BY VIRTUE OF A WRIT OF EXECUTION NO. 229-00 ED AND CIVIL WRIT NO. 697-00 JD — 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, BLOCKSBURG, PERNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN messuage, tenement and tract of land situate in the Borough of Berwick, formerly Briarcreek Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

PREMISES BEING: 528 EAST 8TH STREET

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 which the bidder is found liable for damages.

Federman and Phelan ...
Two Penn Center Plaza, Suite 900
PHiladelphia, PA 19102

SHERIFF OF A

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 : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

:

HATBORO, PA 19040 :

: CIVIL DIVISION

Plaintiff,

NO. 2000-CV-697

v. :

2000-ED-229

THOMAS NOSS DAWN MOOD

BERWICK, PA 18603

DAWN MOOD 528 EAST 8TH STREET

Defendant(s).

CERTIFICATION

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

() an FHA Mortgage

() non-owner occupied

() vacant

(x) Act 91 procedures have been fulfilled

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

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

FEDERMAN AND PHELAN By: Frank Federman, Esquire Attorney I.D. No.: 12248 Two Penn Center Plaza, Suite 900

Attorney for Plaintiff

Philadelphia, PA 19102

(215) 563-7000

CONTIMORTGAGE CORPORATION

ONE CONTIPARK 338 SOUTH : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040 :

: CIVIL DIVISION

Plaintiff,

: NO. 2000-CV-697

v. :

2000-ED-229

THOMAS NOSS

DAWN MOOD : 528 EAST 8TH STREET : BERWICK, PA 18603 : :

:

:

Defendant(s).

CERTIFICATION

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

) an FHA Mortgage

() non-owner occupied

() vacant

(x) Act 91 procedures have been fulfilled

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

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff



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

 24 HOUR PHONE (717) 784-6300 FAX 570: 389-5625

te:	September 1, 2000	
To:		
_		·
-		_
e:0	ntimortgage Corporation	vs. Thomas Noss and Dawn Mood
o: <u>229</u>	of 2000 ED	No: 697 of 2000 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr. Sheriff of Columbia County

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

CONTIMORTGAGE CORPORATION

ONE CONTIPARK 338 SOUTH : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040 :

: CIVIL DIVISION

Attorney for Plaintiff

Plaintiff.

: NO. 2000-CV-697

v. 2000-ED-229

:

THOMAS NOSS

DAWN MOOD : 528 EAST 8TH STREET :

BERWICK, PA 18603

:

Defendant(s).

AFFIDAVIT PURSUANT TO RULE 3129 (Affidavit No.1)

CONTIMORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **528 EAST 8TH STREET**, **BERWICK**, **PA 18603**.

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

THOMAS NOSS 528 EAST 8TH STREET DAWN MOOD BERWICK, PA 18603

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.)

Summit Bank f/k/a One Bethlehem Plaza, Bethlehem, PA 18018

First Valley Bank AND

P.O. Box 1005, Dayton, NJ 08810

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.)

Beneficial Consumer 25 W. Independence St.
Discount Company Shamokin, PA 17872

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 528 EAST 8TH STREET

BERWICK, PA 18603

Domestic Relations Columbia County Courthouse

Columbia County P.O. Box 380

Bloomsburg, PA 17815

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

August 25, 2000

Date FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

CONTIMORTGAGE CORPORATION

ONE CONTIPARK 338 SOUTH : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040 :

: CIVIL DIVISION

Attorney for Plaintiff

Plaintiff, : NO. 2000-CV-697

v. : 2000-ED-229

THOMAS NOSS

DAWN MOOD : 528 EAST 8TH STREET :

BERWICK, PA 18603

Defendant(s).

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Same as above

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First Valley Bank AND

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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 528 EAST 8TH STREET

BERWICK, PA 18603

Domestic Relations Columbia County Courthouse

Columbia County P.O. Box 380

Bloomsburg, PA 17815

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August 25, 2000

Date

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

CONTIMORTGAGE CORPORATION :

ONE CONTIPARK 338 SOUTH : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040 :

: CIVIL DIVISION

Attorney for Plaintiff

Plaintiff,

NO. 2000-CV-697

v. : 2000 ED -229

:

THOMAS NOSS

DAWN MOOD : 528 EAST 8TH STREET : :

BERWICK, PA 18603

:

Defendant(s).

AFFIDAVIT PURSUANT TO RULE 3129 (Affidavit No.1)

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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 528 EAST 8TH STREET

BERWICK, PA 18603

Domestic Relations Columbia County Courthouse

Columbia County P.O. Box 380

Bloomsburg, PA 17815

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August 25, 2000

Date

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

CONTIMORTGAGE CORPORATION

ONE CONTIPARK 338 SOUTH : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040 :

: CIVIL DIVISION

Plaintiff,

NO. 2000-CV-697

Attorney for Plaintiff

v. : 2000-ED-229

:

THOMAS NOSS

DAWN MOOD :

528 EAST 8TH STREET
BERWICK, PA 18603

:

Defendant(s).

AFFIDAVIT PURSUANT TO RULE 3129 (Affidavit No.1)

CONTIMORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **528 EAST 8TH STREET, BERWICK, PA 18603**.

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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 528 EAST 8TH STREET

BERWICK, PA 18603

Domestic Relations Columbia County Courthouse

Columbia County P.O. Box 380

Bloomsburg, PA 17815

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

August 25, 2000

Date

Attorney for Plaintiff

FRANK FEDERMAN, ESQUIRE

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.

(SEAL) (SEAL) LANGUAGE (SEAL)

, 19
HARRY A. ROADARMEL Sheriff COLUMBIA County, Pa.
Sir: — There will be placed in your hands
for service a Writ of <u>EXECUTION (REAL ESTATE)</u> , styled as
follows: CONTIMORTGAGE CORPORATION vs THOMAS NOSS and DAWN MOOD
The defendant will be found at 528 EAST 8TH STREET, BERWICK, PA 18603
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
See attached legal description

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RE			ΓURN	INSTRU(readabilit	CTIONS: Please t y of all copies. Do	ype or print legibly, inst o not detach any copies.	uring
DIL TACCO				Expiration	on date		
Plaintiff CONTIMORTG	AGE CORPORATION				Court Number 2000-CV-697	· · · · · · · · · · · · · · · · · · ·	
Defendant THOMAS NOSS	S & DAWN MOOD				Type or Writ of Con EXECUTION/N	oplaint OTICE OF SALE	
SERVE N	AME OF INDIVIDUAL, COMPANY, CORPORATION, I	ETC., TO S	ERVICE OR DESC	RIPTION OF	PROPERTY TO BE LEV	TED, ATTACHED OR SALE.	
$\mathbf{AT'} \left\{ \begin{array}{c} \mathbf{A} \\ \underline{5} \end{array} \right.$	DDRESS (Street or RFD, Apartment No., City, Boro, Twp. 28 EAST 8TH STREET, BERWICK, PA	., State and 2	Zip Code)				
	TIONS OR OTHER INFORMATION THAT WILL						
PLEASE POST	THE PREMISES WITH THE SHERII	FF'S H	ANDBILL OF	SALE.			
NOW, County, to execute th	, 2000, I, Sheriff of BLAIR Co e within and make return thereof according to law.	ounty, PA	do hereby deputiz	e the Sheriff	f of		
			Sheriff of F	BLAIR Cour	ity, Penna.		
property under v	PPLICABLE ON WRIT OF EXECUTION: N.B. within writ may leave same without a watchman, in cout liability on the part of such deputy or sheriff to arteof.	custody of a	whomever is foun-	d in possess	ion, after notifying ners	on of levy or	
	or other Originator requesting service on behalf of	XX Plainti		Telephone	Number	Date	
Philadel	on Center Plaza, Suite 900 phia, PA 19102			(215)56			
<u> </u>	SPACE BELOW FOR USE OF SH	IERIFI	FONLY — I	TON OC	WRITE BELO	W THIS LINE	
PLAINTIFF					Court Number		
							
RETURNED:							
	ribed to before me this	day	SO ANSWERS	<u>.</u>	<u>,</u>	Date	
			Signature of Dep.	Sheriff		Date	
of			Signature of Sher	iff		Date	
			_ g on one.			17ate	
			Sheriff of				

SHERIFF SERVICE		INSTRUC	TIONS: Please tv	pe or print legibly, insuring
PROCESS RECEIPT and AFFIDAVIT OF RE				not detach any copies.
-	_	Expiration		The state of the s
Plaintiff CONTIMORTGAGE CORPORATION		-	Court Number 2000-CV-697	
Defendant THOMAS NOSS & DAWN MOOD			Type or Writ of Comp EXECUTION/NO	
SERVE NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO	SERVICE OR DESC	RIPTION OF P		
				,
AT ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and 528 EAST 8TH STREET, BERWICK, PA 18603				
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST	IN EXPEDITING	SERVICE.	·	
PLEASE SERVE THE DEFENDANTS WITH THE NOTICE	OF SALE.			
NOW,, 2000_, I, Sheriff of BLAIR County, PA County, to execute the within and make return thereof according to law.	do hereby deputiz	e the Sheriff (of	
	Sheriff of I	3LAIR County	y, Penna.	,
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER property under within writ may leave same without a watchman, in custody of attachment without liability on the part of such deputy or sheriff to any plainti	f whomever is foun	d in possessio	n, after notifying nerso	nn of levy or
sheriff's sale thereof.	ir norom tor any to.	os, acou action	of femovar of any suc	n property belove
Signature of Attorney or other Originator requesting service on behalf of XX Plain		Telephone 1	Vumber	Date
ADDRESS: Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102	efendant	(215)563	-7000	
SPACE BELOW FOR USE OF SHERIF	F ONLY — I	DO NOT	WRITE BELO	W THIS LINE
PLAINTIFF			Court Number	
		J <u></u>		
RETURNED:				
AFFIRMED and subscribed to before me this day	SO ANSWERS Signature of Dep.	Sheriff		Date
of	- '			
	Signature of Sher	iff		Date
	Sheriff of			i

COLUMN TO A STATE OF THE STATE			
SHERIFF SERVICE	INST	RUCTIONS: Please to	pe or print legibly, insuring
PROCESS RECEIPT and AFFIDAVIT OF RETI			not detach any copies.
Plaintiff	Expi	ration date	
CONTIMORTGAGE CORPORATION		Court Number 2000-CV-697	
Defendant THOMAS NOSS & DAWN MOOD		Type or Writ of Com EXECUTION/N	plaint OTICE OF SALE
SERVE NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SEE	RVICE OR DESCRIPTIO		
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zij 528 EAST 8TH STREET, BERWICK, PA 18603	ip Code)		
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN	EXPEDITING SERV	CF.	
PLEASE SERVE THE DEFENDANTS WITH THE NOTICE OF	OF SALE.		
NOW, 2000 . I. Sheriff of BLAIR County PA de	o hereby deputize the S	heritf of	······································
County, to execute the within and make return thereof according to law.			
	Sheriff of BLAIR	County, Penna.	
MOTE ONLY ADDITIONED ON WHIT OF EVECTORION, M.D. WALLED OF			
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF property under within writ may leave same without a watchman, in custody of within the control of	F WATUHMAN Aπ /homever is found in no	y deputy shoriff levying upor	or attaching any
attachment without liability on the part of such deputy or sheriff to any plaintiff h	herein for any loss, dest	ruction or removal of any suc	ch property before
sheriff's sale thereof.			
Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff	f Tele	phone Number	Date
ADDRESS: Two Penn Center Plaza, Suite 900	ndant		
Philadelphia, PA 19102	(21:	5)563-7000	
SPACE BELOW FOR USE OF SHERIFF	ONLY — DO N	OT WRITE BELO	W THIS LINE
PLAINTHF	<u>. </u>	Court Number	
		"	· · · · · · · · · · · · · · · · · · ·
RETURNED:			
	O ANSWERS	×	Date
	ignature of Dep. Sherif	1	
of19			
Si	ignature of Sheriff		Date
ŠI	heriff of		

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

CONTIMORTGAGE CORPORATION vs. THOMAS NOSS DAWN MOOD	IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA No. Term 19 99 No. 2000-CV-697 Term 2000 No. 2000-ED 7 Term 1999 WRIT OF EXECUTION (Mortgage Foreclosure)
Commonwealth of Pennsylvania:	
County of	
	DLUMBIA COUNTY, PENNSYLVANIA: Is in the above matter you are directed to levy upon and sell the following property BERWICK, PA 18603 ttached)
Amount Due Interest from 8/22 at \$10.39 per dies	

(Clerk) Office of the Prothy Support. Common Pleas Court of Columbia County, Penna.

Dated 9 (SEA)

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

FEDERMAN AND PHELAN

Suite 900 Two Penn Center Plaza Philadelphia, PA 19102-1799 215-563-7000 Fax: 215-563-5534

Kristin M. DeMuro Judgment Clerk, Ext. 283

Representing Lenders in Pennsylvania and New Jersey

August 25, 2000

Office of the Prothonotary Columbia County Courthouse 35 W. Main Street Bloomsburg, PA 17815

CONTIMORTGAGE CORPORATION v. THOMAS NOSS and DAWN MOOD Re:

No. 2000-CV-697

ACTION IN MORTGAGE FORECLOSURE PREMISES: 528 EAST 8TH STREET **BERWICK, PA 18603**

Dear Sir/Madam:

Enclosed issue a Writ of Execution on the above property and transmit the appropriate documents to the Sheriff's that this matter can be placed on the Sheriff's list for the next available Sheriff's Sale.

Also, enclosed please find a check to your order in the amount of \$23.00 and a check to the Sheriff in the amount of \$900.00 for payment of fees and costs. Kindly send me your receipt and a timestamped copy of the Praecipe for Writ in the enclosed self-addressed, stamped envelope provided.

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

Very truly yours,

By: Kristin M. DeMuro

/kmd Enclosures

PRAECIPE FOR WRIT OF EXECUTION – (MORTGAGE FORECLOSURE) P.R.C.P. 3180-3183

CONTIMORTGAGE CORPORATION vs.	IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA No. 2000-CV-697 Term 2000
THOMAS NOSS DAWN MOOD	PRAECIPE FOR WRIT OF EXECUTION (Mortgage Foreclosure)
To the Director of the Office of the Pro	othonotary
Issue writ of execution	in the above matter:
Amount Due	\$ <u>63,233.16</u>
Interest from 8/2 at \$10.39 per die	
	Attorney for the Plaintiff(s)

Note: Please attach description of Property.

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

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

CONTIMORTGAGE		IN THE COURT	OF COMMON PLEAS	S OF
CORPORATION		COLUMBIA CO	DUNTY, PENNSYLVA	NIA
vs. THOMAS NOSS DAWN MOOD		No. No. 2000-CV-6 No. WRIT OF EXEC		99 0 99
Commonwealth of Pennsylv	vania:			
County of				
TO THE SHERIFF OF	COLUMB	RIA COU	NTY, PENNSYLVANI	A:
To satisfy the judgr (specifically described prope	nent, interest and costs in the abrty below):	oove matter you are dit	rected to levy upon and self the	e following property
	T 8TH STREET, BERW gal Description attached)			
Į.	Amount Duc		\$63,233.16	
	nterest from 8/23/00 to S at \$10.39 per diem	ale	\$ar	nd costs.
Dated	•••••		(Clerk) Office of the Prothy So of Columbia County, Penna.	upport. Common Pleas Court
(SEAL)				

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

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 : COLUMBIA COUNTY

WARMINSTER ROAD HATBORO, PA 19040 : COURT OF COMMON PLEAS

:

: CIVIL DIVISION :

: NO. 2000-CV-697

THOMAS NOSS :

DAWN MOOD : 528 EAST 8TH STREET : BERWICK, PA 18603 :

8003

Defendant(s).

CERTIFICATION

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

() an FHA Mortgage

() non-owner occupied

() vacant

(x) Act 91 procedures have been fulfilled

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

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

FEDERMAN AND PHELAN

By: Frank Federman, Esquire

Attorney I.D. No.: 12248

Two Penn Center Plaza, Suite 900

Philadelphia, PA 19102

(215) 563-7000

CONTIMORTGAGE CORPORATION

ONE CONTIPARK 338 SOUTH : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040 :

CIVIL DIVISION

Attorney for Plaintiff

Plaintiff,

NO. 2000-CV-697

V. :

:

:

THOMAS NOSS DAWN MOOD

528 EAST 8TH STREET
BERWICK, PA 18603

:

Defendant(s).

AFFIDAVIT PURSUANT TO RULE 3129 (Affidavit No.1)

CONTIMORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at 528 EAST 8TH STREET, BERWICK, PA 18603.

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

THOMAS NOSS 528 EAST 8TH STREET DAWN MOOD BERWICK, PA 18603

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.)

Summit Bank f/k/a One Bethlehem Plaza, Bethlehem, PA 18018

First Valley Bank AND

P.O. Box 1005, Dayton, NJ 08810

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.)

Beneficial Consumer 25 W. Independence St.
Discount Company Shamokin, PA 17872

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 528 EAST 8TH STREET

BERWICK, PA 18603

Domestic Relations Columbia County Courthouse

Columbia County P.O. Box 380

Bloomsburg, PA 17815

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

August 25, 2000

Date

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

.2 WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any

rer is					, 19
y of whoer , without any loss, AL)	ereby urance,		HARRY A. ROA	ADARMEL	GL :00
custody of whoever hatent, without an for any loss, reof.	riffish n by ins		COLUMBIA	County, Pa.	Sheriff
n, in custody of who attachment, without I berein for any loss, e thereof.	, the Sheriff is hereby execution by insurance,	(SEAL)			Sir: — There will be placed in your hands
watchman, in h levy or attacky or attacky plaintiff her eriff's sale the call (A)	f9 in named	(SH	for service a Writ	t of <u>EXECUTI</u>	ON (REAL ESTATE) , styled as
		follows: CONTI DAWN MOOD	MORTGAGE COR	PORATION vs THOMAS NOSS and	
		The defer 18603	ndant will be found	at 528 EAST 8TH STREET, BERWICK, PA	
may lea rtifying deputy y such y such	w, t the pro				Attorney for Plaintiff
Property under within writ may leave same without found in possession, after notifying such person of silability on the part of such deputy or the sheriff to a destruction or removal of any such property before Color Color			foods and chattels double spaced typ	s shall be seized and bed written copies of h Street and Number	low where defendants will be found, what be levied upon. If real estate, attach five description as it shall appear on the new of the premises. Please do not furnish us
property under found in posses lability on the destruction or	WAIVER OF IN released from all which insurance		See attached legal	description	
-4-5	* 5 *			•••••••••••••••••••••••••••••••••••••••	
				······································	

1		INSTRU	CTIONS: Pleas	e type or print legibly, insuring	
I	PROCESS RECEIPT and AFFIDAVIT OF RET		readabilit Expiration	y of all copies.	Do not detach any copies.
Plaintiff			LAPHAIR	Court Number	
	GAGE CORPORATION			2000-CV-697	
Defendant THOMAS NO	SS & DAWN MOOD			Type or Writ of C	Complaint
SERVE (TURNE OR DECK		EXECUTION	I/NOTICE OF SALE
	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SEL	KAICE OK DEZC	RIPTION OF	PROPERTY TO BE L	EVIED, ATTACHED OR SALE.
AT	ADDRESS (Street or RFD, Aparlment No., City, Boro, Twp., State and Zi 528 EAST 8TH STREET, BERWICK, PA 18603	p Code)			
SPECIAL INSTR	UCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN	EXPEDITING	SERVICE.	<u> </u>	
PLEASE POS	ST THE PREMISES WITH THE SHERIFF'S HA	NDBILL OI	F SALE.		
NOW,	. 2000 I Sheriff of BLAIR County PA de	hereby deputiz	e the Sherif	for	
County, to execut	e the within and make return thereof according to law.				
		Sheriff of I	BLAIR Cour	ity, Penna.	
NOTE ONL	Y APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF	WATCHMAN	— Anv der	uty cheriff lessing o	inan or utenakina
property unu	or white with may icave same without a watchman, in engineer of which	namover is foun	id in noccoec	ian ulian narihitan -	
anaemnent w	amout hadnity on the part of such deputy or sheriff to any plaintiff h	erein for any lo	ss, destruction	on or removal of any	such property before
sileriti s saic	oterety.			•	, , , , , , , , , , , , , , , , , , , ,
Signature of Attorr	ey or other Originator requesting service on behalf of XX Plaintiff		Telephone	Number	Date
ADDRESS: Two	Penn Center Plaza, Suite 900 Idelphia, PA 19102	dant	(215)56	3-7000	
FIIII2					
PLAINTIFF	SPACE BELOW FOR USE OF SHERIFF	ONLY I	<u> DO NOT</u>	WRITE BEI	LOW THIS LINE
TUALINTIFF				Court Number	
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	oscribed to before me this day SO	O ANSWERS			
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SHERIFF SERVICE	I	NSTRUCTIONS: Please t	ype or print legibly, insuring	
PROCESS RECEIPT and AFFIDAVIT OF RET	URN r	readability of all copies. Do not detach any copies.		
Plaintiff	E	Expiration date		
CONTIMORTGAGE CORPORATION		Court Number 2000-CV-697		
Defendant THOMAS NOSS & DAWN MOOD		Type or Writ of Com	plaint OTICE OF SALE	
SERVE NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SE	RVICE OR DESCR	IPTION OF PROPERTY TO BE 1 FV	IED ATTACHED OF VALE	
				
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zt 528 EAST 8TH STREET, BERWICK, PA 18603	ip Code)			
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN	EXPEDITING S	ERVICE.		
PLEASE SERVE THE DEFENDANTS WITH THE NOTICE OF	OF SALE.			
NOW, 2000, I. Sheriff of BLAIR County, PA de County, to execute the within and make return thereof according to law.	o hereby deputize	the Sheriff of		
outhing to except the within and make return thereof according to (aw.				
	Sheriff of B	AIR County, Penna.		
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF	F WATCHMAN -	 Anv deputy sheriff levying upon 	or attaching any	
property under within with may reave same without a waterman, in englody of the	thornover is found	in possession of the settle		
attachment without liability on the part of such deputy or sheriff to any plaintiff is sheriff's sale thereof.	nerem for any loss	, destruction or removal of any sur	th property before	
Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff	¥*	T 1 N		
Defer		Telephone Number	Date	
ADDRESS: Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102	}	(215)563-7000		
SPACE BELOW FOR USE OF SHERIFF	ONLY D	O NOT WRITE RELO	WTHISLINE	
PLAINTIFF	<u> </u>	Court Number	W THIS LINE	
RETURNED:				
AFFIRMED and subscribed to before me this day SO	O ANSWERS		Date	
Si	ignature of Dep. S	heritf	, Dute	
of19				
Si	ignature of Sheriff		Date	
			!	
Sh	heriff of	· · · · · · · · · · · · · · · · · · ·		

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RE	eturn <u>i</u>	eadability of all copies. Do	ype or print legibly, insuring not detach any copies.
Plaintiff CONTIMORTGAGE CORPORATION	<u>.</u>	Expiration date Court Number 2000-CV-697	
Defendant THOMAS NOSS & DAWN MOOD		Type or Writ of Com EXECUTION/N	plaint OTICE OF SALE
AT NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and S28 FAST 8TH STREET, DEPAYTOR, BALLOGO	d Zip Code)	IPTION OF PROPERTY TO BE LEV	IED, ATTACHED OR SALE.
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST		ERVICE.	
PLEASE SERVE THE DEFENDANTS WITH THE NOTICE NOW, 2000_, I. Sheriff of BLAIR County. PACounty. to execute the within and make return thereof according to law	E OF SALE. A do hereby deputize	the Sheriff of	
County. To execute the within and make return thereof according to law	Sheriff of B	LAIR County, Penna.	~
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER property under within writ may leave same without a watchman, in custody of attachment without liability on the part of such deputy or sheriff to any plaint sheriff's sale thereof.	OF WATCHMAN -	— Any deputy sheriff levying upon	on a Clare con
Signature of Attorney or other Originator requesting service on behalf of XX Plain	ntiff efendant	Telephone Number	Date
ADDRESS: Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102	1	(215)563-7000	
SPACE BELOW FOR USE OF SHERIF	FF ONLY — D	O NOT WRITE BELO	W THIS LINE
		Court Number	
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RETURNED:			
AFFIRMED and subscribed to before me this day	SO ANSWERS Signature of Dep. S	heritř	Date
of19	Signature of Sherif	Γ	Date
	a		
	Sheriff of		-

FEDERMAN AND PHELAN By: Frank Federman, Esquire Attorney for Plaintiff Attorney I.D. No.: 12248 Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102 (215) 563-7000 CONTIMORTGAGE CORPORATION ONE CONTIPARK 338 SOUTH COLUMBIA COUNTY WARMINSTER ROAD COURT OF COMMON PLEAS HATBORO, PA 19040 Plaintiff. CIVIL DIVISION v. NO. 2000-CV-697 THOMAS NOSS DAWN MOOD 528 EAST 8TH STREET BERWICK, PA 18603

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: THOMAS NOSS
DAWN MOOD
528 EAST 8TH STREET
BERWICK, PA 18603

Defendant(s).

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 528 EAST 8TH STREET, BERWICK, PA 18603 is scheduled to be sold at Sheriff's Sale on ______, at _____a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of \$63,233.16 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

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.



BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

FEDERMAN AND PHELAN

Suite 900 Two Penn Center Plaza Philadelphia, PA 19102-1799 215-563-7000 Fax: 215-563-5534

Kristin M. DeMuro Judgment Clerk, Ext. 283

Representing Lenders in Pennsylvania and New Jersey

August 25, 2000

Office of the Prothonotary Columbia County Courthouse 35 W. Main Street Bloomsburg, PA 17815

CONTIMORTGAGE CORPORATION v. THOMAS NOSS and DAWN MOOD Re:

No. 2000-CV-697

ACTION IN MORTGAGE FORECLOSURE PREMISES: 528 EAST 8TH STREET **BERWICK, PA 18603**

Dear Sir/Madam:

Enclosed issue a Writ of Execution on the above property and transmit the appropriate documents to the Sheriff so that this matter can be placed on the Sheriff's list for the next available Sheriff's

Also, enclosed please find a check to your order in the amount of \$23.00 and a check to the Sheriff in the amount of \$900.00 for payment of fees and costs. Kindly send me your receipt and a timestamped copy of the Praecipe for Writ in the enclosed self-addressed, stamped envelope provided.

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

Very truly yours,

By: Kristin M. DeMuro

/kmd

Enclosures

PRAECIPE FOR WRIT OF EXECUTION – (MORTGAGE FORECLOSURE) P.R.C.P. 3180-3183

CONTIMORTGAGE CORPORATION vs. THOMAS NOSS DAWN MOOD	No. 2000-C	URT OF COMMON PLEAS OF A COUNTY, PENNSYLVANIA V-697 Term 2000 FOR WRIT OF EXECUTION Mortgage Foreclosure)
To the Director of the Office of the Prot Issue writ of execution in Amount Due	•	
Interest from 8/23 at \$10.39 per dien		\$63,233.16 \$and costs.
		Attorney for the Plaintiff(s)

Note: Please attach description of Property.

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.

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

CONTIMORTGAG	Ë		T OF COMMON PLEAS OF	
CORPORATION		COLUMBIA C	OUNTY, PENNSYLVANIA	
vs. THOMAS NOSS		No. 2000-CV-6 No.	Term 19 99 697 Term 2000 Term 19 99	
DAWN MOOD		WRIT OF EXE (Mortgage For		
Commonwealth of Penns	ylvania:			
County of				
TO THE SHERIFF (OF <u>COLUMB</u> I	[A COI	UNTY, PENNSYLVANIA:	
To satisfy the jud (specifically described pro	gment, interest and costs in the aboverty below):	ove matter you are d	irected to levy upon and sell the following propo	erty
PREMISES: 528 EA (See L	ST 8TH STREET, BERWI egal Description attached)	CK, PA 18603		
	Amount Due		\$63,233.16	
	Interest from 8/23/00 to Sa at \$10.39 per diem	.le	\$and costs.	
Ogtavi			(Clerk) Office of the Prothy Support, Common of Columbia County, Penna.	Pleas Court
Oated (SEAL)				

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.



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 : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS HATBORO, PA 19040

: CIVIL DIVISION

Plaintiff, : NO. 2000-CV-697

V, :

THOMAS NOSS
DAWN MOOD
528 FAST 8TH STREET

528 EAST 8TH STREET
BERWICK, PA 18603

Defendant(s).

CERTIFICATION

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

() an FHA Mortgage

() non-owner occupied

() vacant

(x) Act 91 procedures have been fulfilled

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

FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff

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 : COLUMBIA COUNTY

WARMINSTER ROAD : COURT OF COMMON PLEAS

HATBORO, PA 19040

CIVIL DIVISION

Plaintiff,

NO. 2000-CV-697

V. :

•

THOMAS NOSS DAWN MOOD

528 EAST 8TH STREET : BERWICK, PA 18603 :

:

Defendant(s).

AFFIDAVIT PURSUANT TO RULE 3129 (Affidavit No.1)

CONTIMORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at 528 EAST 8TH STREET, BERWICK, PA 18603.

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

NAME LAST KNOWN ADDRESS (If address cannot be

reasonably ascertained, please so indicate.)

THOMAS NOSS 528 EAST 8TH STREET DAWN MOOD BERWICK, PA 18603

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.)

Summit Bank f/k/a One Bethlehem Plaza, Bethlehem, PA 18018

First Valley Bank AND

P.O. Box 1005, Dayton, NJ 08810

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.)

Beneficial Consumer 25 W. Independence St.
Discount Company Shamokin, PA 17872

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 528 EAST 8TH STREET

BERWICK, PA 18603

Domestic Relations Columbia County Courthouse

Columbia County P.O. Box 380

Bloomsburg, PA 17815

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

August 25, 2000

Date FRANK FEDERMAN, ESQUIRE Attorney for Plaintiff

sr is WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any

	, 19
HARRY A. ROADARMEL COLUMBIA County, Pa.	Sheriff
for service a Writ of EXECUTION follows: CONTIMORTGAGE CORP DAWN MOOD	Sir: — There will be placed in your hands ON (REAL ESTATE), styled as PORATION vs THOMAS NOSS and
The defendant will be found a 18603	at 528 EAST 8TH STREET, BERWICK, PA
If Writ of Execution, state belo foods and chattels shall be seized and l double spaced typed written copies of	Attorney for Plaintiff ow where defendants will be found, what be levied upon. If real estate, attach five description as it shall appear on the new of the premises. Please do not furnish us
	for service a Writ of EXECUTION follows: CONTIMORTGAGE COREDAWN MOOD The defendant will be found a 18603 If Writ of Execution, state belifoods and chattels shall be seized and double spaced typed written copies of deed together with Street and Number with the old deed or mortgage.

SHERIFF SERVICE	<u> </u>	INSTRUCTIONS: Please r	ype or print legibly, insuring
PROCESS RECEIPT and AFFIDAVIT OF R	ETURN _	readability of all copies. Do	o not detach any copies.
Plaintiff		Expiration date	
CONTIMORTGAGE CORPORATION		Court Number 2000-CV-697	
Defendant THOMAS NOSS & DAWN MOOD		Type or Writ of Com	iplaint OTICE OF SALE
SERVE NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE L			TED, AITACHED OR SALE
		·	
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State a 528 EAST 8TH STREET, BERWICK, PA 1860	nd Zip Code))3		
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIS	T IN EXPEDITING	SERVICE.	
PLEASE POST THE PREMISES WITH THE SHERIFF'S	HANDBILL OF	SALE.	
NOW,, 2000_, I, Sheriff of BLAIR County, P County, to execute the within and make return thereof according to law.	A do hereby deputiz	e the Sheriff of	
	Sheriff of I	BLAIR County, Penna.	
NOTE ONLY APPLICABLE ON WRITE OF EVECTORS ALO, WARREN			
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVEI property under within writ may leave same without a watchman, in custody attachment without liability on the part of such deputy or sheriff to any plain sheriff's sale thereof.	of whomever is foun-	d in pacceccion, after parificana assu-	orm of large of
Signature of Attorney or other Originator requesting service on behalf of XX Pla	!	Telephone Number	Date
ADDRESS: Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102	Defendant	(215)563-7000	
SPACE BELOW FOR USE OF SHERI	FF ONLY — I	OO NOT WRITE BELO	W THIS LINE
PLAINTIFF	<u> </u>	Court Number	271112
		į	
RETURNED:			
AFFIRMED and subscribed to before me this day	SO ANSWERS		Date
·	Signature of Dep.	Sheriff	J
of19			
	Signature of Sheri	if ————	Date
	Sheriff of		

SHERIFF SERVICE		NSTPLICTIONS: Place	time on mint to M.I		
PROCESS RECEIPT and AFFIDAVIT OF RE		NSTRUCTIONS: Please type or print legibly, insuring adability of all copies. Do not detach any copies.			
THOUBST TELEST T SHE TITIBATT OF RE		Expiration date			
Plaintiff		Court Number	<u> </u>		
CONTIMORTGAGE CORPORATION		2000-CV-697			
Defendant THOMAS NOSS & DAWN MOOD		Type or Writ of Complaint EXECUTION/NOTICE OF SALE			
SERVE NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTAC					
	TO SERVICE OR DESCRIPTION OF PROPERTY TO BE REVIEW, ATTACHED OR SACE.				
AT ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and 528 EAST 8TH STREET, BERWICK, PA 18603					
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST	IN EXPEDITING	SERVICE.			
PLEASE SERVE THE DEFENDANTS WITH THE NOTICE					
NOW	do hereby deputiz	e the Sheriff of			
to steep the continuate feature detect decording to law.					
	Sheriff of F	BLAIR County, Penna.			
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER	OF WATCHMAN	- Any deputy sheriff levying upo	on or attaching any		
property under within writ may leave same without a watchman, in custody of attachment without liability on the part of such deputy or sheriff to any plainti	f whomever is foun ff herein for any los	d in possession, after notifying per is destruction or removal of any s	rson of levy or uch property before		
sheriff's sale thereof.	ir nerem ka any ko.	or destruction of removat of any a	den property before		
Signature of Altorney or other Originator requesting service on behalf of XX Plain	tiff	Telephone Number	Date		
De	tendant	•	June		
ADDRESS: Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102		(215)563-7000			
SPACE BELOW FOR USE OF SHERIF	FONLY—I	OO NOT WRITE BEL	OW THIS LINE		
PLAINTIFF		Court Number			
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AFFIRMED and subscribed to before me thisday	SO ANSWERS		Date		
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	Sheriff of	,	······································		

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RI		INSTRUCTIONS: Please type or preadability of all copies. Do not determine the copies of the copies o			type or print legibly, insuring
	EIOKN [Expiration		o not detach any copies.	
Plaintiff CONTIMOR	TGAGE CORPORATION		Empiration	Court Number 2000-CV-697	
Detendant THOMAS No	OSS & DAWN MOOD			Type or Writ of Cor	
SERVE	EADEOTION NOTICE OF SAL				
AT	ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State at 528 EAST 8TH STREET, BERWICK, PA 1860	nd Zip Code)			
SPECIAL INSTR	EUCTIONS OR OTHER INFORMATION THAT WILL ASSIST	I IN EXPEDITING	SERVICE.		
PLEASE SE	RVE THE DEFENDANTS WITH THE NOTIC	E OF SALE.			
NOW.	, 2000, I, Sheriff of BLAIR County, Pate the within and make return thereof according to law.	A do hereby deputi:	ze the Sheriff	of	
		Sheriff of	BLAIR Count	y. Penna,	
property uni	.Y APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER der within writ may leave same without a watchman, in custody without liability on the part of such deputy or sheriff to any plain e thereof.	of whomever is four	nd in moccoccio	m. after notificing por	com of large an
Signature of Attor	mey or other Originator requesting service on behalf of XX Plai	intitf Defendant	Telephone	Number	Date
	o Penn Center Plaza, Suite 900 ladelphia, PA 19102	etendani	(215)563-7000		
	SPACE BELOW FOR USE OF SHERII	FF ONLY—	DO NOT	WRITE BELO	OW THIS LINE
PLAINTIFF				Court Number	
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RETURNED:					
	ubscribed to before me thisday	SO ANSWERS Signature of Dep	Sheriff		Date
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,	**	Signature of Sher	niff		Date
· · · · · · · · · · · · · · · · · · ·		Sheriff of	_		

FEDERMAN AND PHELAN By: Frank Federman, Esquire Attorney for Plaintiff Attorney I.D. No.: 12248 Two Penn Center Plaza, Suite 900 Philadelphia, PA 19102 (215) 563-7000 CONTIMORTGAGE CORPORATION : ONE CONTIPARK 338 SOUTH **COLUMBIA COUNTY** WARMINSTER ROAD COURT OF COMMON PLEAS HATBORO, PA 19040 Plaintiff, CIVIL DIVISION : v. NO. 2000-CV-697 THOMAS NOSS DAWN MOOD 528 EAST 8TH STREET BERWICK, PA 18603 Defendant(s). NOTICE OF SHERIFF'S SALE OF REAL PROPERTY TO: THOMAS NOSS DAWN MOOD **528 EAST 8TH STREET** BERWICK, PA 18603 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 528 EAST 8TH STREET, BERWICK, PA 18603 is scheduled to be sold at Sheriff's Sale on _____, at _____a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of \$63,233.16 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: 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

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pay, you may call (215) 563-7000.

- 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

BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.



BEGINNING on Seventh Street East of Butternut Street at corner of Lot No. 31; thence in a Northerly direction along line of Lot No. 31 one hundred and sixty-five feet to Eighth Street; thence in an Easterly direction along said Street forty-nine and one-half feet to line of Lot No. 35; thence in a Southerly direction along said lot one hundred and sixty-five feet to Seventh Street; thence in a Westerly direction along said Street forty-nine and one-half feet to corner of Lot No. 31, the place of beginning. Same being Lot No. 33 in J.D. Thompson's Addition to Berwick.

BEING Code No. 04A-09-101.



ORIGINAL DOCUMENT IS PRINTED ON CHEMICAL REACTIVE PAPER & HAS A NICROPRINTED BORDER 8

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

COMMERCE BANK PHILADELPHIA, PA 19148

CHECK NO 097530

8/31/2000 DATE 03-31-2000 *******900.00 AMOUNT

Void after 90 days

Sheriff of Columbia County

Bloomsburg, PA 17815 35 W Main Street

To The Order Of

Pay

NINE HUNDRED AND 00/100 DOLLARS

THE REVERSE SIDE OF THIS DOCUMENT INCLUDES AN ARTIFICIAL WATERWARK - HOLD AT AN ANGLE TO VIEW | 6

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