

REAL ESTATE  
SHERIFF'S SALE--COST SHEET

James Wallace National Bank vs Richard L. ...  
 NO. 1117055 E.D. NO. 176-1997 J.D. DATE OF SALE ... TIME OF SALE ...

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

TOTAL.....\$ 367.42

350.42  
 574.02  
 924.44

PRESS-ENTERPRISE INC \$  
 SOLICITOR'S SERVICES

TOTAL.....

PROTHONOTARY (NOTARY) \$  
 RECORDER OF DEEDS

TOTAL.....

REAL ESTATE TAXES:  
 BOROUGH, TWP. & COUNTY TAXES, 19 \$  
 SCHOOL DISTRICT TAXES, 19 \$  
 DELINQUENT TAXES, 19, 79 \$

TOTAL.....

MUNICIPAL FEES DUE:  
 SEWER--MUNICIPAL 19 \$  
 WATER--MUNICIPAL 19 \$

TOTAL.....

SURCHARGE FEE: STATE TREASURER (TRAINING FEE)  
 TOTAL.....

MISCELLANEOUS \$  
 \$

TOTAL.....

TOTAL COSTS (OPEN BID)..... 1009.94

HARRY A. ROADARMEL, JR.



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

PHONE  
(717) 389-5422

24 HOUR PHONE  
(717) 784-6300

SHERIFF'S REAL ESTATE FINAL COST SHEET

First Union National Bank VS Kenneth S. Wilson

NO. 3170000 E.D. NO. 176-1900 J.D.

DATE OF SALE: 5-29-2000

BID PRICE (INCLUDES COSTS) \$ 28,701

POUNDATE--2% OF BID PRICE \$ 574.02

TRANSFER TAX 2%, FAIR MARKET PRICE \$ 2,253.93

MISC. COSTS \$ \_\_\_\_\_

TOTAL AMOUNT NEEDED TO PURCHASE ~~\$ 31,528.95~~

28,701.00  
28,701.00  
28,701.00  
31,550.96

PURCHASER(S): \_\_\_\_\_

ADDRESS: 1403-B STATE Rd., ZION GROVE, PA 17985

NAME(S) ON DEED: BARRY L. - DEBBIE L. SCHILL

PURCHASER(S) SIGNATURE(S): \_\_\_\_\_

AMOUNT RECEIVED BY PURCHASER:

TOTAL AMOUNT DUE ~~\$ 31,528.95~~

LESS DEPOSIT \$ \_\_\_\_\_

DOWN PAYMENT \$ 2,800.00

TOTAL DUE IN EIGHT DAYS ~~\$ 28,728.95~~

28,750.96

*Debit*  
49,449.20

MAY 30, 2000

# SHERIFF'S SALE Distribution Sheet

FIRST UNION NATIONAL BANK VS. WALTER J. - HOWARD GARDENS  
NO. 176-1999 JD DATE OF SALE: MAY 25, 2000  
NO. 21-2000 ED

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) May 25, 2000 and (time) 9:30 PM, 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 Barry L. + Denise L. Salvia for the price or sum of \$31,550.96 Dollars. Barry L. - Denise L. Salvia 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>28,701.00</u>	
Poundage .....	<u>574.02</u>	
Transfer Taxes .....	<u>2,275.94</u>	
Total Needed to Purchase .....		\$ <u>31,550.96</u>
Amount Paid Down .....		<u>2,800.00</u>
Balance Needed to Purchase .....		<u>28,750.96</u>

EXPENSES:

Columbia County Sheriff - Costs .....	\$ <u>362.42</u>	
Poundage .....	<u>574.02</u>	\$ <u>936.44</u>
Newspaper .....		<u>394.02</u>
Printing .....		
Solicitor .....		<u>75.00</u>
Columbia County Prothonotary .....		<u>10.00</u>
Columbia County Recorder of Deeds -	Deed copy work	
	Realty transfer taxes	<u>1,137.97</u>
	State stamps	<u>1,166.47</u>
Tax Collector ( )		<u>0.00</u>
Columbia County Tax Assessment Office .....		<u>10.00</u>
State Treasurer <u>DSTP</u> .....		<u>130.00</u>
Other: .....		

TOTAL EXPENSES: \$ 3,859.90

Total Needed to Purchase	\$ <u>31,550.96</u>
Less Expenses	<u>3,859.90</u>
Net to First Lien Holder	<u>27,691.06</u>
Plus Deposit	<u>900.00</u>
Total to First Lien Holder	\$ <u>28,591.06</u>

Sheriff's Office, Bloomsburg, Pa. }

So answers

Henry A. Roodman Sheriff



COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF REVENUE  
BUREAU OF INDIVIDUAL TAXES  
DEPT. 280603  
HARRISBURG, PA 17128-0603

# REALTY TRANSFER TAX STATEMENT OF VALUE

*WRONG*  
See Reverse for Instructions

RECORDER'S USE ONLY	
Tax Paid	
Book Number	
Page Number	
Date Recorded	

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemption is claimed. A Statement of Value is not required if the transfer is wholly exempt from tax based on (1) family relationship or (2) public utility easement. If more space is needed, attach additional sheet(s).

## A CORRESPONDENT - All inquiries may be directed to the following person:

Name	FRANK FEDERMAN, ESQ.	SUITE 900	Telephone Number:	Area Code (215 ) 563-7000			
Street Address	Two Penn Center Plaza	City	Philadelphia	State	PA	Zip Code	19102

## B TRANSFER DATA

Grantor(s)/Lessor(s)	HARRY A. ROADARMEE - Sheriff Office of the Sheriff	Date of Acceptance of Document	Grantee(s)/Lessee(s)	FIRST UNION NATIONAL BANK							
Street Address	Columbia County Courthouse 35 West Main Street	Street Address	1100 Corporate Center Drive								
City	Bloomsburg	State	PA	Zip Code	17815	City	Raleigh, NC	State	NC	Zip Code	27607

## C PROPERTY LOCATION

Street Address	Route 1, Box 244, Zion Grove, PA 17985	City, Township, Borough	Beaver Township		
County	COLUMBIA	School District	Beaver	Tax Parcel Number	#01-13-16

## D VALUATION DATA

1. Actual Cash Consideration	\$28,701.00	2. Other Consideration	+ -0-	3. Total Consideration	= \$28,701.00
4. County Assessed Value	\$42,147.00	5. Common Level Ratio Factor	x 2.70	6. Fair Market Value	= \$113,796.90

## E EXEMPTION DATA

1a. Amount of Exemption Claimed	100%	1b. Percentage of Interest Conveyed	100%
---------------------------------	------	-------------------------------------	------

### 2. Check Appropriate Box Below for Exemption Claimed

- Will or intestate succession \_\_\_\_\_ (Name of Decedent) \_\_\_\_\_ (Estate File Number)
- Transfer to Industrial Development Agency.
- Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)
- Transfers to the Commonwealth, the United States and instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number 682, Page Number 499
- Corrective or confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)
- Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- Other (Please explain exemption claimed, if other than listed above.) \_\_\_\_\_

Under penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party	<i>Frank Federman</i> FRANK FEDERMAN, ESQ.	Date	6/1/00
-------------------------------------------------	-----------------------------------------------	------	--------

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH APPLICABLE DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.

**COLUMBIA COUNTY TAX CLAIM BUREAU  
LIEN CERTIFICATE**

Date April 13 2000

OWNER OR REPUTED OWNER

Greising, Richard J. & Edna

DESCRIPTION OF PROPERTY

2 Acres

PARCEL NUMBER 01 13 01600000 IN Beaver Twp. Township City

YEAR	TOTAL
Lein	\$10.00
<b>TOTAL</b>	<b>\$10.00</b>

The above figures represent the amount(s) due during the month of May, 2000.

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

Excluding: Interim Tax Billings

Requested by:  
Columbia County Sheriff

COLUMBIA COUNTY TAX CLAIM BUREAU

~~Per Parcel~~

*D. Long*

on the reverse side?

**SENDER:**

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

3 Article Addressed to:

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

5. Received By: (Print Name)

6. Signature: (Address or Agent)

*Beth Property*

PS Form 3811, December 1984

102595-98-B-0229

Domestic Return Receipt

I also wish to receive the following services (for an extra fee): 31-2000

- Addressee's Address
  - Restricted Delivery
- Consult postmaster for fee.

4a. Article Number

Z 479 027 044

4b. Service Type

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

7. Date of Delivery

APR 11 2000

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

Thank you for using Return Receipt Service.

is your RETURN ADDRESS completed on the reverse side?

**SENDER:**

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

3. Article Addressed to:

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

5. Received By: (Print Name)

*[Signature]*

6. Signature: (Address or Agent)

X

PS Form 3811, December 1984

102595-98-B-0229

Domestic Return Receipt

I also wish to receive the following services (for an extra fee): 31-2000

- Addressee's Address
  - Restricted Delivery
- Consult postmaster for fee.

4a. Article Number

Z 479 027 043

4b. Service Type

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

7. Date of Delivery

APR 11 2000

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

Thank you for using Return Receipt Service.

is your RETURN ADDRESS completed on the reverse side?

Is your RETURN ADDRESS completed on the reverse side?

**SENDER:**

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee): 31-2000

1.  Addressee's Address  
 2.  Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:  
 Miners National Bank of Shenandoah  
 Main and Center Streets  
 Shenandoah, Pa. 17976

4a. Article Number  
 Z 479 027 046

4b. Service Type

Registered  Certified  
 Express Mail  Insured  
 Return Receipt for Merchandise  COD

7. Date of Delivery  
 4/12/00

5. Received By: (Print Name)  
 Denise Guers

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

6. Signature: (Addressee or Agent)  
 X Denise Guers

Thank you for using Return Receipt Service.

the reverse side?

**SENDER:**

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee): 31-2000

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

Certified  
 Insured  
 Merchandise  COD

5. Received By: (Print Name)

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

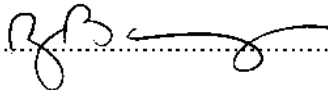
6. Signature: (Addressee or Agent)  
 X Samuel J. Ventura

Thank you for using Return Receipt Service.

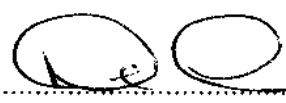
APR 11 2000

STATE OF PENNSYLVANIA  
COUNTY OF COLUMBIA } SS

Paula J. 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 May 4, 11, 18, 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.

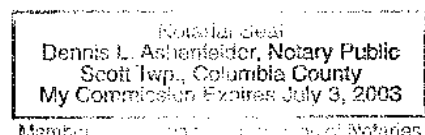
.....  .....

Sworn and subscribed to before me this 18<sup>th</sup> day of MAY, 2000.

.....  .....

(Notary Public)

My commission expires



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.

.....



Receipt

Received of: Col Cty Sheriff's Office \$ \$10.00

Ten and 00/100 Dollars

	Amount
Misc Fee	10.00
<b>Total:</b>	<b>10.00</b>

Check: 12851

Payment Method: Check  
Amount Tendered: \$10.00

Tami Kline, Prothonotary

By: \_\_\_\_\_  
Deputy Clerk

Clerk: BSILVETT

**Tax Notice** 2000 County & Municipality  
 BEAVER TWP  
**MAKE CHECKS PAYABLE TO:**  
 Elizabeth Chyko  
 456 BEAVER VALLEY RD  
 Bloomsburg PA 17815  
**HOURS:** WED 6:30 - 8:00PM MARCH & APRIL  
 4/19 & 4/28: 10 TO NOON  
 4/27: 6:30 TO 8:00PM; CLOSED SUNDAYS  
**PHONE:** 570-784-3982

FOR: COLUMBIA COUNTY  
 DATE 03/01/2000  
 BILL NO. 381

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL. PENALTY
GENERAL	42147	4.096	169.18	172.63	189.89
SINKING		.845	34.90	35.61	39.17
TWP RE		1.5	61.96	63.22	69.54
PAY THIS AMOUNT					298.60
The discount & penalty have been calculated for your convenience					June 30 If paid after
					April 30 If paid on or before
					June 30 If paid on or before

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

GREISING RICHARD J & EDNA  
 P O BOX 13  
 ZION GROVE PA 17985

This tax returned to courthouse on:  
 January 1, 2001

CNTY	TWP	
Discount 2 %	2 %	
Penalty 10 %	10 %	
PARCEL: 01 -13 -016-00,000		
2 Acres	Land	6,445
	Buildings	35,702
	Total Assessed	42,147

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

# SHERIFF'S SALE

THURSDAY MAY 25, 2000 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 31--2000 AND CIVIL WRIT NO. 176 of 1999 ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST AND BEST BIDDER, FOR CASH, IN A COURT ROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

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

BEGINNING at a stone heap in line of lands of John Davis and Ellis Fritz, and running thence by lands of John Davis, N. 65 degrees 45 minutes W. 628 feet to a stone heap in line of lands of Nelson Smeck; thence by lands of Nelson Smeck N. 24 degrees 15 minutes E. 54 feet to a stake on the South side of the State Highway leading to Ringtown; thence along the South side of said Highway S. 87 degrees 45 minutes E. 308 feet to a stake corner; thence by the same S. 81 degrees 5 minutes E. 360 feet to a stake corner in line of lands of the said Ellis Fritz; thence along lands of Ellis Fritz S. 24 degrees 15 minutes W. 263 feet to the place of beginning, containing 2 acres and 6 perches of land. Parcel No. 01-13-16, alleged owners being Richard J. and Nancy Weising., RRI, Box 244, Zion, Grove, Pa.

Tax Parcel # 01-13-16

## TERMS OF SALE

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

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

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

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

PLAINTIFF'S ATTORNEY:  
FEDERMAN & PHELAN  
Suite 900, Two Penn Center Plaza  
Philadelphia, Pa. 19102-1799

COLUMBIA COUNTY SHERIFF  
Harry A. Roadarmel Jr.

**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

April 13, 2000

Office of the Prothonotary  
Columbia County Courthouse.

**Re: Norwest Mortgage, Inc. vs. Chrissie E. Longacre**  
**No. 99-CV-1657**

**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

/ram

Enclosures

cc: Sheriff of Columbia County

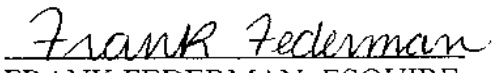
**IN THE COURT OF COMMON PLEAS  
OF Columbia COUNTY, PENNSYLVANIA**

<b>Norwest Mortgage, Inc.</b>	:	
	:	<b>Columbia COUNTY</b>
<b>Plaintiff,</b>	:	<b>COURT OF COMMON PLEAS</b>
	:	
v.	:	<b>CIVIL DIVISION</b>
	:	
<b>Chrissie E. Longacre</b>	:	<b>NO. 99-CV-1657</b>
	:	
<b>Defendant(s).</b>	:	
	:	

**AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

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

I, FRANK FEDERMAN, ESQUIRE, attorney for Norwest Mortgage, Inc., Plaintiff hereby verifies that on March 15, 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.

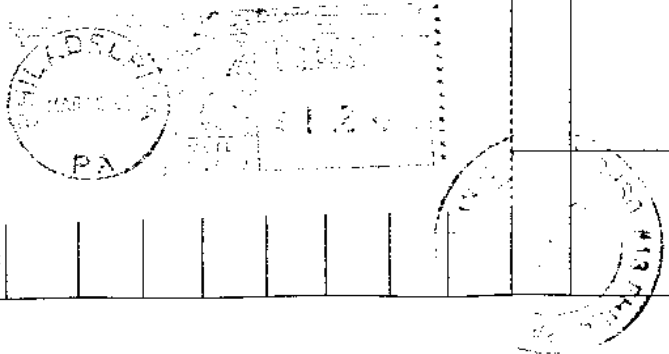
  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

Date: April 13, 2000

Name and Address of Sender

KAF  
**FEDERMAN & PIELIAN**  
 Two Penn Center Plaza, Suite 900  
 Philadelphia, PA 19102

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	Christie E. Longacre	Tenant/Occupant 302 S. Fourth Street Catawissa, PA 17820		
2	XXXX	Domestic Relations Columbia County Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815		
3				
4				
5				
6				
7				
8				
9				
10				
11				
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 air mail 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.



HARRY A. ROADARMEL, JR.



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

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6300

Federman & Phelan  
Suite 900  
Two Penn Center Plaza  
Philadelphia, PA 19102-1799

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

First Union National Bank  
CASE NO. 176 of 1999  
Richard J. & Nancy Greising  
WRIT OF EXECUTION 31-2000

SERVICE ON Richard J. and Nancy Greising

ON April 19, 2000 AT 11:20 AM. A TRUE AND ATTESTED COPY OF  
THE WITHIN WRIT OF EXECUTION, A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN REAL ESTATE  
AND A COPY OF THE DESCRIPTION OF PROPERTY WAS SERVED ON Richard J. and Nancy Greising  
AT Rt. Box 244, Zion Grove, Pa. BY CHIEF/ DEPUTY Ryan King  
SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S SALE  
IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO Richard J. and Nancy Greising

SO ANSWERS:

DEPUTY SHERIFF Ryan King

SWORN AND SUBSCRIBED BEFORE ME  
THIS 24th DAY OF April  
YEAR 2000.

SHERIFF Harry A. Roadarmel Jr.

NOTARY - SARAH J. HOWER

HARRY A. ROADARMEL, JR.



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

PHONE  
570-389-5622

FAX  
570-389-5624

FAX 570-389-5624

Federman & Phelan  
Suite 900  
Two Penn Center Plaza  
Philadelphia, Pa. 19102-1799

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

First Union National Bank

VS.

Richard J. & Nancy Greising  
WRIT OF EXECUTION 31-2000  
(MORTGAGE FORECLOSURE)

J.D. 176-1999

POSTING OF PROPERTY

On April 20, 2000 at 4:40 PM POSTED A COPY OF THE SHERIFF'S SALE BILL  
ON THE PROPERTY OF Richard J. & Nancy Greising, R.R.1, Box 244, Zion Grove, Pa.  
COLUMBIA COUNTY, PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY  
SHERIFF Ryan King

SO ANSWERS:

DEPUTY SHERIFF Ryan King

*Harry A. Roadarmel, Jr.*  
SHERIFF HARRY A. ROADARMEL, JR.

Sworn and subscribed before me  
this 24th day of

April ~~20~~ 2000

Sarah J. Hower



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

Rochelle Petrikis  
Legal Assistant, Ext. 497

Representing Lenders in  
Pennsylvania and New Jersey

April 12, 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 Petrikis  
enclosure

**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**

**FIRST UNION NATIONAL BANK**

**Plaintiff,**

**v.**

**RICHARD J. GREISING**  
**NANCY GREISING**

**Defendant(s).**

**:**  
**:**  
**COLUMBIA COUNTY**  
**COURT OF COMMON PLEAS**  
**:**  
**:**  
**CIVIL DIVISION**  
**:**  
**:**  
**NO. 176-OF-1999**  
**:**  
**:**  
**:**

**AFFIDAVIT OF SERVICE OF NOTICE OF SHERIFF'S SALE**  
**PURSUANT TO P.R.C.P., 404(2)/403**

FRANK FEDERMAN, ESQUIRE, Attorney for Plaintiff, hereby certifies that service of the Notice of Sheriff's Sale was made by sending a true and correct copy by certified mail to Defendant NANCY GREISING at P.O. BOX 13, ZION GROVE, PA 17985. Notice of Sheriff's Sale was received by Defendant NANCY GREISING on MARCH 18, 2000 as evidenced by the attached return receipt attached as Exhibit "A".

The undersigned understands that this statement is made subject to the penalties of 18 Pa.C.S. 4904 relating to the unsworn falsification to authorities.

FEDERMAN AND PHELAN

By:   
FRANK FEDERMAN, ESQUIRE

Dated: April 12, 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.

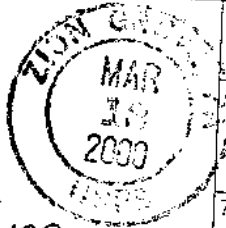
I also wish to receive the following services (for an extra fee):

Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:

Nancy Greising  
P.O. Box 13  
21st Grove, PA 17055



4a. Article Number

P 974 910 086

4b. Service Type

CERTIFIED

7. Date of Delivery

3/18/00

8. Addressee's Address

5. Received By: (Print Name)

Nancy Greising

6. Signature: (Addressee or Agent)

Nancy Greising

X

PS FORM 3811, December 1994

RJP

Domestic Return Receipt

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

April 13, 2000

Office of the Prothonotary  
Columbia County Courthouse.

**Re: First Union National Bank vs. Richard J. Greising & Nancy Greising**  
**No. 176 of 1999**

**AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

Dear Sir/Madam:

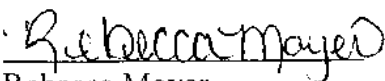
Enclosed please find an Affidavit of Service Pursuant to Rule 3129 with the necessary attachments regarding the above matter.

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

/ram  
Enclosures  
cc: Sheriff of Columbia County

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

<b>First Union National Bank</b>	:	
	:	<b>Columbia COUNTY</b>
<b>Plaintiff,</b>	:	<b>COURT OF COMMON PLEAS</b>
	:	
<b>v.</b>	:	<b>CIVIL DIVISION</b>
	:	
<b>Richard J. Greising</b>	:	<b>NO. 176 of 1999</b>
<b>Nancy Greising</b>	:	
	:	
<b>Defendant(s).</b>	:	

**AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

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

I, FRANK FEDERMAN, ESQUIRE, attorney for First Union National Bank, Plaintiff hereby verifies that on March 15, 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

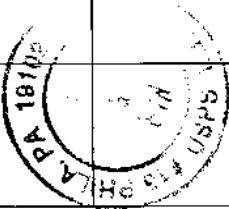
Date: April 13, 2000

Name and Address of Sender



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

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fcc
1	Richard J. Greising	Tenant/Occupant Route 1, Box 244 Zion Grove, PA 17985		
2	XXXX	Domestic Relations Columbia County Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815		
3	XXXX	Miners National Bank of Shenandoah Main and Center Streets Shenandoah, PA 17976		
4				
5				
6				
7				
8				
9				
10				
11				
12				



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

First Union National Bank.....

vs.

Richard J. Greising.....

Nancy Greising.....

IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, PENNSYLVANIA

No. 31-ED-2000 Term 19 99

No. 176 of 1999 Term 19 99

No. .... Term 19 99

WRIT OF EXECUTION  
(Mortgage Foreclosure)

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: Route 1, Box 244 , Zion Grove, PA 17985  
(See Legal Description attached)

Amount Due

\$28,519.80

Interest from 4/30/99 to Sale  
at 4.69 per diem

\$.....and costs.

Dated March 1, 2000  
(SEAL)

Sami B. Klein  
(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**

HARRY A. ROADARMEL, JR.

31-2000



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P. O. BOX 300  
SHERIFF'S OPERATIONAL SPACE OUTLINE

PHONE  
(717) 309-5272

24 HOUR PHONE  
(717) 704-6300

Chap. 13  
Denied  
1/17/2000

RECEIVE AND TIME STAMP WRIT MARCH 1, 2000

DOCKET AND INDEX MARCH 20, 2000

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

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

WRIT OF EXECUTION 2

COPY OF DESCRIPTION 9

WHEREABOUTS OF LAST KNOWN ADDRESS ✓

NON-MILITARY AFFIDAVIT \_\_\_\_\_

NOTICES OF SHERIFF'S SALE 3 - 9 needed

WATCHMAN RELEASE FORM ✓

AFFIDAVIT OF LIENS LIST ✓

CHECK FOR ~~FEES~~ CK 06293 Dtlly \$900.00

\* 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 SALE MAY 25, 2000  
ADV MAY 4, 11, 18

POST ALL DATES ON CALENDAR POST APRIL 20, 2000

\* 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 \_\_\_\_\_



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

First Union National Bank  
1100 Corporate Center Drive  
Raleigh, NC 27607

Plaintiff,

v.

Richard J. Greising  
Nancy Greising  
PO Box 13  
Zion Grove, PA 17985

Defendant(s).

:  
:  
: COLUMBIA COUNTY  
: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO. 176 of 1999  
: *31-ED-2000*  
:  
:  
:  
:  
:  
:

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

**First Union National Bank**, 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 **Route 1, Box 244, Zion Grove, PA 17985**.

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

NAME

LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)

✓ Richard J. Greising

PO Box 13

✓ Nancy Greising

Zion Grove, PA 17985

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.)

**Miners National Bank of Shenandoah Main and Center Streets  
Shenandoah, PA 17976**

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** **Route 1, Box 244  
Zion Grove, PA 17985**

✓ **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.

February 21, 2000  
Date

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

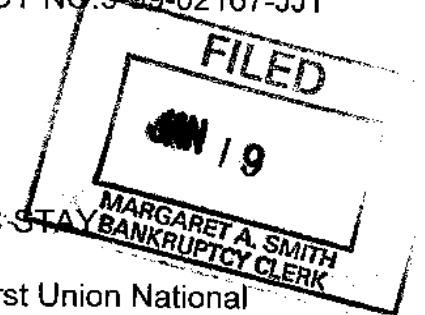


FIRST UNION  
5173038

UNITED STATES BANKRUPTCY COURT  
FOR THE MIDDLE DISTRICT OF PENNSYLVANIA

IN RE: Richard J. Greising  
Nancy L. Greising  
Debtor(s)

: CHAPTER 13  
: BANKRUPTCY NO. 5 99-02167-JJT




ORDER MODIFYING SECTION 362 AUTOMATIC STAY

AND NOW, this 19<sup>th</sup> day of January, 2000, upon Motion of First Union National Bank (Movant), and after notice of default and the filing of a Certification of Default, it is

**ORDERED AND DECREED THAT:** The Automatic stay of all proceedings, as provided by 11 U.S.C. 362 is modified with respect to premises, **Route 1, Box 244, Zion Grove, PA 17985**, as to allow the Movant to foreclose on its mortgage and allow the purchaser of said premises at Sheriff's Sale (or purchaser's assignee) to take any legal action for enforcement of its right to possession of said premises; and it is further

~~ORDERED AND DECREED THAT: Rule 4001(a)(0) is not applicable and First Union National Bank may immediately enforce and implement this order granting Relief from the Automatic Stay.~~ RPN

  
John J. Thomas, Bankruptcy Judge  
(RPN)

cc: Judith T. Romano, Esquire  
Leslie E. Puida, Esquire  
Brenda L. Brogdon, Esquire  
Suite 900/Two Penn Center Plaza  
Philadelphia, PA 19102-1799

Charles J. DeHart, III, Esquire (Trustee)  
PO Box 410  
Hummelstown, PA 17036

Robert Spielman, Esquire  
29 East Main Street  
Bloomsburg, PA 17815

DESCRIPTION

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

BEGINNING at a stone heap in line of lands of John Davis and Ellis Fritz, and running thence by lands of John Davis, N. 65 degrees 45 minutes W. 628 feet to a stone heap in line of lands of Nelson Smeck; thence by lands of Nelson Smeck N. 24 degrees 15 minutes E. 54 feet to a stake on the South side of the State Highway leading to Ringtown; thence along the South side of said Highway S. 87 degrees 45 minutes E. 308 feet to a stake corner; thence by the same S. 81 degrees 15 minutes E. 360 feet to a stake corner in line of lands of the said Ellis Fritz; thence along lands of Ellis Fritz S. 24 degrees 15 minutes W. 263 feet to the place of beginning, containing 2 acres and 46 perches of land.

Tax Parcel # 01-13-16

Premises being: Route 1, Box 244, Zion Grove, PA 17985

ENTITY VENDOR  
FAP Sheriff of Columbia County [SCOLU]

CHECK DATE  
2/21/2000

CHECK NO.  
069298

DOC NO	APPLY TO	DATE	INVOICE	APPLY TO INVOICE	DOC AMOUNT	DISCOUNT	PAYMENT AMOUNT
069298	038604	02/21/00	5173038		900.00	0.00	900.00
GREISING,R							
							900.00

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

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

COMMERCIAL BANK  
PHILADELPHIA, PA 19148

3-180/360 CHECK NO  
069298

Pay NINE HUNDRED AND 00/100 DOLLARS

02-21-2000

DATE	AMOUNT
2/21/2000	*****900.00

Void after 90 days

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

*Frank Foderman*

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

⑆069298⑆ ⑆036001808⑆36 065738 ⑆⑆

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P. O. BOX 300  
COLUMBIA, FL 32815

PHONE  
(717) 369-5622

24 HOUR PHONE  
(717) 369-6100

DATE: April 10, 2000

RE: Sheriff's Sale Advertising Dates

First Union National Bank vs. Richard J. and Nancy Greising

No. 31 of 2000 F.D. No. 176 of 1999 JD

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

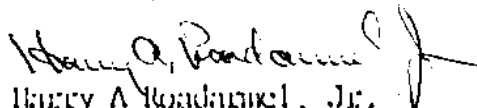
1st week May 4, 2000 DATE OF SALE: May 25, 2000 at 0930

2nd week May 11, 2000

3rd week May 18, 2000

Feel free to contact me if you have any questions.

Respectfully

  
Harry A. Roadarmel, Jr.  
Sheriff



**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

First Union National Bank  
1100 Corporate Center Drive  
Raleigh, NC 27607  
Plaintiff,

COLUMBIA COUNTY  
COURT OF COMMON PLEAS

CIVIL DIVISION

v.

NO. 176 of 1999

*31-ED-2000*

Richard J. Greising  
Nancy Greising  
PO Box 13  
Zion Grove, PA 17985  
Defendant(s).

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

TO: Richard J. Greising  
Nancy Greising  
PO Box 13  
Zion Grove, PA 17985

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 **Route 1, Box 244, Zion Grove, PA 17985** is scheduled to be sold at Sheriff's Sale on May 25, 2000, at 9:30 a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of **\$28,519.80** obtained by First Union National Bank, (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, First Union National Bank, 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 ~~set~~ 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 JUNE 5, 2000. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reason why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
7. You may also have other rights and defenses or ways of getting your home back if you act immediately after the Sale.

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

**COLUMBIA COUNTY  
SUSQUEHANNA LEGAL SERVICES  
168 EAST 5<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815  
(570) 784-8760**

DESCRIPTION

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

BEGINNING at a stone heap in line of lands of John Davis and Ellis Fritz, and running thence by lands of John Davis, N. 65 degrees 45 minutes W. 628 feet to a stone heap in line of lands of Nelson Smeck; thence by lands of Nelson Smeck N. 24 degrees 15 minutes E. 54 feet to a stake on the South side of the State Highway leading to Ringtown; thence along the South side of said Highway S. 87 degrees 45 minutes E. 308 feet to a stake corner; thence by the same S. 81 degrees 15 minutes E. 360 feet to a stake corner in line of lands of the said Ellis Fritz; thence along lands of Ellis Fritz S. 24 degrees 15 minutes W. 263 feet to the place of beginning, containing 2 acres and 46 perches of land.

Tax Parcel # 01-13-16

Premises being: Route 1, Box 244, Zion Grove, PA 17985