

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P.O. BOX 380

BLOOMSBURG, PA 17815

FAX: (570) 389-5625

Feb. 7, 2001

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 764-6300

Mark J. Udren, ESQ
Mark J. Udren and Associates
1040 N. Kings Highway, Suite 500
Cherry Hill, N.J. 08034

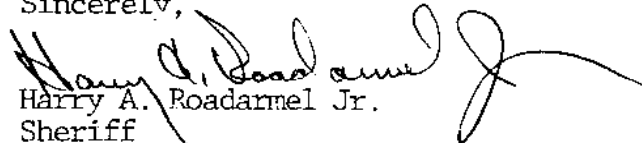
Dear Sir:

On the date of Oct. 19-2000, a Sheriff Sale No. 53-2000, 1686-1999 was held by this office. The defendant is Thomas J. and Lois A. Levan, 1547 Orange St., Berwick, Pa. In the expense sheet, the taxes were collected by this office for the delinquent year of 1999 and current year of 2000 at time of Sale. Prior to distribution of the funds, the Plaintiff U.S. Bank, N.A. paid both of these statements on Nov. 27 and 28, 2000 and neither of the collection offices informed the Sheriff's office.

Taxes for 1999 due were \$774.74 and 2000 due were \$676.52 and were paid by this office to the collection office respectively. The Sheriff's office has received these checks back and is re-issuing a check no. 13405 in the amount of \$1451.26 to U.S. Bank, N.A. and being sent to your office.

Sorry if this has caused any inconvenience. Incidentally, this account had been previously transferred from the office of Barbara A. FEIN to your office for completion of the foreclosure.

Sincerely,


Harry A. Roadarmel Jr.
Sheriff

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P.O. BOX 380

BLOOMSBURG, PA 17815

FAX: (717) 784-0257

PHONE
(717) 389-5622

24 HOUR PHONE
(717) 784-4300

SHERIFF'S REAL ESTATE FINAL COST SHEET

U.S. BANK N.A. VS Thomas S. - Lois A. LEUMAN

NO. 53-00 E.D. NO. 1686-99 J.D.

DATE OF SALE: 10-19-2000

BID PRICE (INCLUDES COSTS)

\$ 14,200.

POUNDAGE--2% OF BID PRICE

\$ 284. -

TRANSFER TAX 2%, FAIR MARKET PRICE

\$ -

MISC. COSTS

\$ 3,127.87

TOTAL AMOUNT NEEDED TO PURCHASE

\$ 3,411.87

PURCHASER(S): _____

ADDRESS: _____

NAME(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____

AMOUNT RECEIVED BY PURCHASER:

TOTAL AMOUNT DUE \$ 3411.87

LESS DEPOSIT \$ 900. -

DOWN PAYMENT \$ _____

TOTAL DUE IN EIGHT DAYS \$ 2511.87

SHERIFF'S SALE - COST SHEET

U.S. Bank N.A.

vs. Thomas P. - Lois D. LEVAN

No. 53-00 E.D. No. 1686-99 J.D. Date of Sale 10-19-00 Time of Sale 11:00

DOCKET & RETURN \$ 15. -
 SERVICE PER DEFENDANT OR GARNISHEE 180. -
 LEVY (PER PARCEL) 15. -
 MAILING COSTS 19.08
 ADVERTISING, SALE BILLS & COPIES 17.50
 ADVERTISING SALE (PLUS NEWSPAPER) 15. -
 MILEAGE 12.50
 POSTING HANDBILL 15. -
 CRYING/ADJOURN SALE (EACH SALE) 10. -
 SHERIFF'S DEED 35. -
 TRANSFER TAX FORM 25. -
 DISTRIBUTION FORM 25. -
 OTHER 4.75
 Copies
 Notary 16. -

TOTAL *****\$ 404.83

PRESS-ENTERPRISE INC \$ 405.92
 SOLICITOR'S SERVICES 75. -

TOTAL *****\$ 480.92

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

TOTAL *****\$ 38.50

REAL ESTATE TAXES:

BOROUGH, TWP & COUNTY TAXES 20 216.11
 SCHOOL DISTRICT TAXES 20 460.41
 DELINQUENT TAXES ~~20~~ 99 5. - 769.84

TOTAL *****\$ 1451.36

MUNICIPAL FEES DUE:

SEWER- MUNICIPAL 20 677. -
 WATER- MUNICIPAL 20 20

TOTAL *****\$ 677.20

SURCHARGE FEE: STATE TREASURER (TRAINING FEE)

TOTAL *****\$ 130. -

MISCELLANEOUS \$
 \$

TOTAL *****\$

TOTAL COSTS (OPEN BID) *****\$ 3127.81

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and 2 for additional services.
- Complete items 3, 4, 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.

1. ☒ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

4a. Article Number 2 052 311 379

4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery AUG 15 2000

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

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)
X Stella Lee mstr

PS Form 3811, December 1994

Domestic Return Receipt

on the reverse side?

SENDER:

- Complete items 1 and 2 for additional services.
- Complete items 3, 4, 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.

1. ☒ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

4a. Article Number 2 052 311 367

4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery 8/14/00

5. Received By: (Print Name)
Stella Lee mstr

6. Signature: (Addressee or Agent)
X Stella Lee mstr

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

PS Form 3811, December 1994

Domestic Return Receipt

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 and 2 for additional services.
- Complete items 3, 4, 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.

1. ☒ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

4a. Article Number 2 052 311 366

4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery AUG 14 2000

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

5. Received By: (Print Name)
PA DEPT OF REVENUE

6. Signature: (Addressee or Agent)
X

PS Form 3811, December 1994

Domestic Return Receipt

Thank you for using Return Receipt Service.

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 & 2 for additional services.
- Complete items 3, 4, 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):

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

Consult postmaster for fee.

3. Article Addressed to:
PA American Water
852 Wesley Drive
Mechanicsburg, PA 17055

4a. Article Number
2 052 311 370

4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery
8-14-00

5. Received By: (Print Name)

Ronald N. Fowler

6. Signature: (Addressee or Agent)

X

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

PS Form 3811, December 1994

Domestic Return Receipt

Thank you for using Return Receipt Service.

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

- Complete items 1 & 2 for additional services.
- Complete items 3, 4, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
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- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

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

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

Consult postmaster for fee.

OFFICE OF F.A.I.R.
DEPT. OF PUBLIC WELFARE
PO BOX 8016
HARRISBURG, PA 17105

4a. Article Number
2 052 311 363

4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☒ Return Receipt for Merchandise ☐ COD

7. Date of Delivery
AUG 14 2000

5. Received By: (Print Name)

D. Sytner

6. Signature: (Addressee or Agent)

X

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

PS Form 3811, December 1994

Domestic Return Receipt

Thank you for using Return Receipt Service.

THE LAW OFFICES OF
BARBARA A. FEIN, P.C.

NEW JERSEY OFFICE
905 North Kings Highway
Cherry Hill, NJ 08034-1569

(856) 596-5552

425 Commerce Drive
Suite 100
Fort Washington, PA 19034

PITTSBURGH OFFICE
110 Atwood Street, PMB #680
Pittsburgh, PA 15213

(412) 361-8286

Barbara A. Fein, Esquire
Kristen J. DiPaolo, Esquire

*Members of Pennsylvania
and New Jersey Bars*

(215) 653-7450

FAX: (215) 653-7454

Direct e-mail:
barbaraf@lobal.com

File No. 99-4372

PLEASE RESPOND TO OUR
FORT WASHINGTON OFFICE

DIRECT PHONE EXT. 102

October 21, 2000

FAXED TO (570) 389-5625

Harry A. Roadarmel, Jr.
Sheriff of Columbia County
Columbia County Court House
P.O. Box 380
Bloomsburg, PA 17815

RE: U.S. BANK NATIONAL ASSOCIATION, as Trustee v.
THOMAS AND LOIS LEVAN
Columbia County Court of Common Pleas
Docket No. 53-2000 ED / 1686 of 1999 JD
Sheriff's Sale conducted on Thursday, October 19, 2000

Dear Sheriff Roadarmel:

As you know, this Law Firm has been representing the Plaintiff throughout the pending Mortgage Foreclosure action. Our client has directed our office to transfer its file to:

Mark J. Udren, Esquire
1040 North Kings Highway, Suite 500, Cherry Hill, NJ 08034

Telephone No. (856) 482-6900
Facsimile No. (856) 482-1199

I have provided Attorney Udren with a Withdrawal of Appearance, which he will file at his discretion. All future communication with respect to this file should be directed to that Law Firm.

Sincerely,

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY: 

Barbara A. Fein, Esquire

BAF:cbs

cc: Mark J. Udren, Esquire
EQCC / ATTN: Valerie Lawson / Loan Reference No. 8064026555

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
425 Commerce Drive, Suite 100
Fort Washington, PA 19034
(215) 653-7450
Attorneys for Plaintiff

U.S. BANK NATIONAL ASSOCIATION,
f/k/a First Bank National Association,
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendants.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

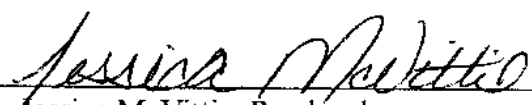
CERTIFICATION OF NOTICES OF SALE TO LIENHOLDERS

I, Jessica McVittie, Paralegal to Barbara A. Fein, Esquire, attorney for Plaintiff, hereby certify that upon information and belief, diligent efforts have been made to identify all persons/entities having mortgages, judgments, liens, or other interest in the subject premises of the foreclosure proceeding, and that such persons/entities have been sent Notices of Sheriff's Sale (attached hereto as Exhibit "A") and that said Notices were duly served upon them in accordance with Pennsylvania Rule of Civil Procedure Rule 3129. (Proof of mailing with a postmark date of August 24, 2000 is appended hereto and incorporated herein by reference as Exhibit "B").

I declare under penalty of perjury that the foregoing is true and correct.

October 17, 2000

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY: 
Jessica McVittie, Paralegal
to Barbara A. Fein, Esquire
Attorney for Plaintiff

c.c. Sheriff

BARBARA A. FEIN
ATTORNEY-AT-LAW
SUITE 100, 425 COMMERCE DRIVE
FORT WASHINGTON, PA 19034
(215) 653-7450

FAX (215) 5543-7454

NOTICE OF COLUMBIA COUNTY SHERIFF'S SALE

TO: All Parties in Interest and
Claimants

Improvements:
Residential Dwelling

OWNER(S): THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE

Columbia County
CCP No. 99-CV-1686

PROPERTY: 1547 Orange Street
Berwick
Columbia County, PA

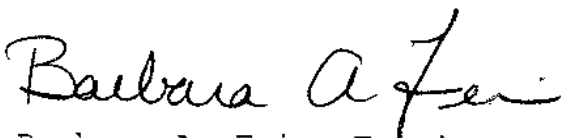
Please be advised that the above captioned property (and any improvements thereon) is scheduled to be sold by the Columbia County Sheriff's Department on October 19, 2000, at the Columbia County Court, P. O. Box 380, Bloomsburg, PA 17815. This sale is scheduled pursuant to a judgment entered in the amount of \$75,809.92 in the Court of Common Pleas for Columbia County.

Our records indicate that you may hold a mortgage or judgment on the property which may be extinguished (removed) by the sale. You may wish to attend the sale to protect your interests.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after the sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after the filing of the schedule. You may call the Columbia County Sheriff's Department at (570) 389-5624 for the date on which the distribution schedule will be posted.

Sincerely,

THE LAW OFFICES OF BARBARA A. FEIN, P.C.



Barbara A. Fein, Esquire
Attorney for Plaintiff

Dated: July 11, 2000



TAX PARCEL NO. 04D-050248

ALL THAT CERTAIN lot, parcel, piece of ground situate in Berwick Borough, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Orange Street, at the southeasterly corner of Lot No. 347; thence in a northerly direction along the easterly line of Lot No. 357, One Hundred Sixty (160) feet to a Fifteen (15) foot alley; thence in an easterly direction along the southerly side of said alley, Forty-six and Seven tenths (46.7) feet to the northwesterly corner of Lot No. 355; thence in a southerly direction along the westerly line of Lot No. 355, One Hundred Sixty (160) feet to the northerly side of Orange Street; thence in a westerly direction along the northerly side of Orange Street Forty-six and Seven tenths (46.7) feet to THE PLACE OF BEGINNING.

BEING Lot No. 356 of the Berwick Land & Improvement Company's Addition to Berwick.

BEING THE SAME PREMISES conveyed by Mark R. Seward and Peggy Ann Seward, his wife, to Thomas J. Levan and Lois A. Levan, his wife, by Deed dated August 5, 1996 and recorded on July 10, 1998 in the Columbia County Recorder of Deeds Office at Deed Book Volume 693, Page 931.

A Residential Dwelling

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
 425 COMMERCE DRIVE, SUITE 100
 FORT WASHINGTON, PA 19034

Indicate type of mail
☐ Registered
☐ Insured
☐ COD
☐ Certified
☐ Express Mail

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

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

POSTMARK AND DATE OF RECEIPT

99-4372
 F&P
 1/2

Name of Addressee, Street, and Post-Office Address	Postage	Fee	Handling Charge (if Reg.)	Act. Value (if Reg.)	Insured Value	Due Sender if C.O.D.	R. Fee	R. S. D. Fee	S. H. Fee	Remarks
Berwick Area Joint Sewer Authority 344 Market St. Berwick, PA 18603	.33	.05								
PA American Water 852 Wesley Drive Mechanicsburg, PA 17055	.33	.05								
Connie Gimgler, Tax Collector Boro of Berwick 1615 Lincoln Avenue Berwick, PA 18603	.33	.05								
Columbia County Tax Claims Bureau 35 W. Main St. Bloomsburg, PA 17815	.33	.05								
PA Dept. of Revenue 11 Parkway Center Pittsburgh, PA 15220	.33	.05								
Total Number of Pieces Received at Post Office	6									
POSTMASTER, PER (Name of receiving employee)	M.H.									

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise insurance is \$500. The maximum indemnity payable is \$25,000 for Registered Mail, \$400 for COD and \$400 for Insured Mail. Special handling charges apply only to Third- and Fourth-Class parcels. Special delivery service also includes special handling service.

FORM MUST BE COMPLETED BY TYPEWRITER, INK OR BALL POINT PEN

U.S. G.P.O. 1985-478-804

U.S. LAW OFFICES OF BARBARA A. FEIN, R.C. 425 COMMERCE DRIVE, SUITE 100 FORT WASHINGTON, PA 19034		Indicate type of mail <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input type="checkbox"/> COD <input type="checkbox"/> Certified		<input type="checkbox"/> Express Mail		Check appropriate block for Registered Mail: <input type="checkbox"/> With Postal Insurance <input type="checkbox"/> Without Postal Insurance		Affix stamp here if certificate of mailing additional copies of POSTMARK AND:	
Name of Addressee, Street, and Post-Office Address	Postage	Fee	Handling Charge	Act. Value (If Regis.)	Insured Value	Due Sender If C.O.D.	R. R. Fee		
Green Tree Consumer Discount Company 332 Minnesota Street, Suite 610 St. Paul, MN 55101	33								
Tenant/Occupant 1547 Orange Street Berwick, PA 18603	33								
Columbia County Domestic Relations Columbia County Courthouse P. O. Box 380 Bloomsburg, PA 17815	33								

FORT WASHINGTON PA
 AUG 2 5 1984

FORT WASHINGTON PA
 AUG 2 5 1984

Total Number of Pieces Received at Post Office <div style="border: 1px solid black; border-radius: 50%; width: 40px; height: 40px; display: flex; align-items: center; justify-content: center; margin: 0 auto;">3</div>	POSTMASTER, PER (Name of receiving employee) <div style="font-size: 2em; margin: 0 auto;">m.f.</div>	The full declaration of value required on all domestic mail reconstruction insurance is \$50,000 per piece at occurrence. The maximum indemnity payable on Expr \$500. The maximum indemnity payable is \$25,000 for R parcels. Special delivery service also includes special handling
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FOR REGISTERED, INSURED, C.O.D., CERTIFIED, AND EXPRESS MAIL

PS Form 3877, May 1985

FORM MUST BE COMPLETED BY TYPEWRITER, INK OR BALL POINT PEN

EXHIBIT "B"
**PROOF OF REGULAR MAILING OF NOTICES OF SALE UPON
POSSIBLE INTERESTED PARTIES TO FORECLOSURE ACTION**

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
Suite 100, 425 Commerce Drive
Fort Washington, PA 19034
(215) 653-7450
Attorney for Plaintiff

U.S.BANK NATIONAL ASSOCIATION
f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendant.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

AFFIDAVIT UNDER PA. RCP RULE 3129

U.S. Bank National Association f/k/a First Bank National Association TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3), Plaintiff in the above captioned mortgage foreclosure 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 1547 Orange Street, Berwick, Columbia County, PA, was true and correct to the best of its knowledge, information and belief.

1. Name and address of each Owner and/or Reputed Owner:

Thomas J. Levan
1547 Orange Street
Berwick, PA 18603

Lois A. Levan a/k/a Lois A. Hackenberg a/k/a
Lois A. Enterline
1547 Orange Street
Berwick, PA 18603

2. Name and address of each Defendant named in the judgment:

Thomas J. Levan
1547 Orange Street
Berwick, PA 18603

Lois A. Levan a/k/a Lois A. Hackenberg a/k/a
Lois A. Enterline
1547 Orange Street
Berwick, PA 18603

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

Berwick Area Joint Sewer Authority
344 Market St.
Berwick, PA 18603

PA American Water
852 Wesley Drive
Mechanicsburg, PA 17055

Connie Gingher, Tax Collector
Boro of Berwick
1615 Lincoln Avenue
Berwick, PA 18603

Columbia County Tax Claims Bureau
35 W. Main St.
Bloomsburg, PA 17815

PA Dept. of Revenue
(Address to be provided)

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

U.S. Bank National Association f/k/a First Bank National Association TR U/A dtd 9/1/98
(EQCC Home Equity Loan Trust 1998-3), Plaintiff
111 E. Wacker Drive, Suite 3000
Chicago, IL 60611

Green Tree Consumer Discount Company
332 Minnesota Street, Suite 610
St. Paul, MN 55101

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

None

6. Name and address of every other person or entity which has any record interest in the property and whose interest may be affected by the sale:

None

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

Tenant/Occupant
1547 Orange Street
Berwick, PA 18603


Columbia County Domestic Relations
Columbia County Courthouse
P. O. Box 380
Bloomsburg, PA 17815

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

Date: July 11, 2000

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY:



Barbara A. Fein, Esquire
Attorney for Plaintiff

COLUMBIA COUNT. TAX CLAIM BUREAU
LIEN CERTIFICATE

Date August 17, 2000

OWNER OR REPUTED OWNER

Levan, Thomas J. & Lois A.

DESCRIPTION OF PROPERTY

1547 Orange St.

PARCEL NUMBER 04D05 24800000
YEAR
IN Berwick Boro
TOTAL
City Borough Township

YEAR	TOTAL
1999	\$769.84
Cert.	\$ 5.00
TOTAL	\$774.74

The above figures represent the amount(s) due during the month of November, 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

FEE - \$5.00
Per Parcel

COLUMBIA COUNTY TAX CLAIM BUREAU

7. Long

Date: 01/17/2001

Columbia County Court of Common Pleas

NO 0011188

Time: 11:58 AM

Receipt

Page 1 of 1

Received of: Col Cty Shff Dept

\$ 10.00

Ten and 00/100 Dollars

Amount

Misc Fee

10.00

Total:

10.00

Check: 13377

Payment Method: Check

Amount Tendered: 10.00

Tami Kline, Prothonotary

By:

Deputy Clerk

Clerk: BSILVETT

HARRY A. ROADARMEL, JR.



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

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

PRESS/ENTERPRISE
Lackawanna Avenue
Bloomsburg, PA 17815

Date: Aug. 12, 2000

Re: Sheriff's Sale Advertising Dates

U.S. Bank N.A. VS. Thomas J. & Lois A. Levan

No. 53 of 2000 ED No. 1686 of 1999 JD

Dear Sir:

Please Advertise the enclosed SHERIFF SALE on the following dates:

1st week	<u>Sep. 23, 2000</u>	DATE OF SALE:	<u>OCTOBER 19, 2000 at 11:00 AM</u>
2nd week	<u>Oct. 5, 2000</u>		
3rd week	<u>Oct. 12, 2000</u>		

Feel free to contact me if you have any questions.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff

LAW OFFICES
MARK J. UDREN & ASSOCIATES
1040 NORTH KINGS HIGHWAY
SUITE 500
CHERRY HILL, NEW JERSEY 08034
856 . 482 . 6900
FAX: 856 . 482 . 1199

MARK J. UDREN*
STUART WINNEG**
GAYL SPIVAK ORLOFF***
HEIDI R. SPIVAK***
CHRISTOPHER J. FOX***
CORINA CANIZ**
*ADMITTED NJ, PA, FL
**ADMITTED PA
***ADMITTED NJ, PA
TINA MARIE RICH
OFFICE ADMINISTRATOR

FREDDIE MAC
PENNSYLVANIA
DESIGNATED COUNSEL

PENNSYLVANIA OFFICE
24 NORTH MERION AVENUE
SUITE 240
BRYN MAWR, PA 19010
215-568-9500
215-568-1141 FAX

PLEASE RESPOND TO NEW JERSEY OFFICE

October 25, 2000

Office of the Sheriff
Columbia County Courthouse
P.O. Box 186
Bloomsburg, PA 17815

RE: U.S. Bank National Association, f/k/a First Bank National Association, TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3)

vs.

Thomas J. Levan

Lois A. Levan a/k/a Lois A. Hackenberg a/k/a Lois A. Enterline
Property: 1547 Orange Street, Berwick, PA 18603
Columbia County C.C.P. No.: 10302-2000
Sheriff's Sale Date: October 19, 2000

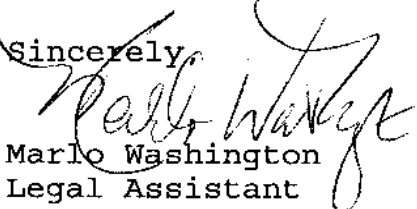
Dear Sir or Madam:

As attorney on the Writ, we are requesting the DEED be recorded in the name of U.S. Bank National Association, f/k/a First Bank National Association, TR U/A 9/1/98 (EQCC Home Equity Loan Trust 1998-3), 10401 Deerwood Park Boulevard, Jacksonville, FL 32256.

Enclosed please find our check in the amount of \$2,511.87 payable to the Sheriff of Columbia County. This check represents payment of the sheriff settlement costs. Also enclosed please find two original Realty Transfer Tax Statement of Value forms.

Thank you in advance for your kind assistance in this matter and as always, if you have any questions please feel free to contact me.

Sincerely,


Marlo Washington
Legal Assistant

Enclosure
/dbs

MARK J. UDREN & ASSOCIATES
BY: Mark J. Udren, Esquire
ATTY I.D. NO. 04032
1040 N. KINGS HIGHWAY, SUITE 500
CHERRY HILL, NJ 08034
856-482-6900

ATTORNEY FOR PLAINTIFF

U.S. Bank National
Association, f/k/a First Bank
National Association, TR U/A
dtd 9/1/98 (EQCC Home Equity
Loan Trust 1998-3)
10401 Deerwood Park Blvd.
Jacksonville, FL 32256
Plaintiff

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

NO. 10302-2000

v.

Thomas J. Levan
Lois A. Levan a/k/a
Lois A. Hackenberg a/k/a
Lois A. Enterline
1547 Orange Street
Berwick, PA 18603
Defendant(s)

ENTRY OF APPEARANCE

TO THE PROTHONOTARY:

Kindly enter my appearance on behalf of the Plaintiff, U.S.
Bank National Association, f/k/a First Bank National Association,
TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3) in the
above-captioned matter.

MARK J. UDREN & ASSOCIATES

BY: Mark Udren
Mark J. Udren, ESQUIRE

SHERIFF'S SALE

THURSDAY OCTOBER 19, 2000 at 11:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 53-2000 AND CIVIL WRIT NO. 1686-1999 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:

TAX PARCEL NO. 04D-050248

ALL THAT CERTAIN lot, parcel, piece of ground situate in Berwick Borough, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Orange Street, at the southeasterly corner of Lot No. 347; thence in a northerly direction along the easterly line of Lot No. 357, One Hundred Sixty (160) feet to a Fifteen (15) foot alley; thence in an easterly direction along the southerly side of said alley, Forty-six and Seven tenths (46.7) feet to the northwesterly corner of Lot No. 355; thence in a southerly direction along the westerly line of Lot No. 355, One Hundred Sixty (160) feet to the northerly side of Orange Street; thence in a westerly direction along the northerly side of Orange Street Forty-six and Seven tenths (46.7) feet to THE PLACE OF BEGINNING.

BEING Lot No. 356 of the Berwick Land & Improvement Company's Addition to Berwick.

BEING THE SAME PREMISES conveyed by Mark R. Seward and Peggy Ann Seward, his wife, to Thomas J. Levan and Lois A. Levan, his wife, by Deed dated August 5, 1996 and recorded on July 10, 1998 in the Columbia County Recorder of Deeds Office at Deed Book Volume 693, Page 931.

A Residential Dwelling at 1547 Orange St., Berwick, Pa. 18603

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.

Barbara A. FEIN, ESQ.
228 Semple St., No. 680
Pittsburgh, PA 15213

Harry A. Roadarmel Jr.
Columbia County Sheriff

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
228 Semple Street
No. 680
Pittsburgh, PA 15213
(412) 361-8286
Attorney for Plaintiff

U.S. BANK NATIONAL ASSOCIATION,
f/k/a First Bank National Association,
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v.

THOMAS J. LEVAN and
LOIS A. LEVAN,
Defendants.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

ORDER

AND NOW, this ~~7th~~ day of *February*, 2000, upon consideration of Plaintiff's Motion and the Affidavit of Good Faith Investigation attached hereto, it is hereby ORDERED that service of the Complaint in Mortgage Foreclosure, the Notice of Sheriff's Sale, and all other pleadings which require personal service on the Defendants Thomas J. Levan and Lois A. Levan shall be complete when the Plaintiff has mailed the pleading to be served by certified mail and regular mail to:

1547 Orange Street, Berwick, Pennsylvania 18603

and the Sheriff has posted a copy of the pleading to be served on the most public part of the property located at 1547 Orange Street, within the Borough of Berwick, Columbia County, which is the subject property upon which this mortgage foreclosure action is predicated.

BY THE COURT:

Bl Thomas A. James Jr.
J.

HARRY A. ROADARMEL, JR.



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

24 HOUR PHONE
(717) 784-6100

570-389-5622

Barbara A. Fein, Esq.
228 Semple St., No. 680
Pittsburgh, PA 15213

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

VS.

WRIT OF EXECUTION 53-2000 FD 1686-1999 JD
(MORTGAGE FORECLOSURE)

POSTING OF PROPERTY

September 19, 2000 POSTED A COPY OF THE SHERIFF'S SALE BILL
ON THE PROPERTY OF Thomas J. and Lois A. Levan
COLUMBIA COUNTY, PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY
SHERIFF Ryan King

SO ANSWERS:

Ryan King
DEPUTY SHERIFF

SHERIFF HARRY A. ROADARMEL, JR.

Sworn and subscribed before me
this 28th day of

September 2000

Sarah J. Hower
Sarah J. Hower

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

Fax 570-184-0251

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

ATTORNEY-AT-LAW

425 Commerce Drive, Suite 100

Fort Washington, PA 19034

(215) 653-7450

FAX (215) 653-7454

TO: Columbia County Sheriff's Department

FROM: Jessica McVittie, Paralegal to Barbara A. Fein, Esquire
Ext. 121

DATE: September 14, 2000

RE: U.S. Bank National Association, f/k/a First Bank National Association,
TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3) v. Thomas
J. Levan and Lois A. Levan a/k/a Lois A. Hackenberg a/k/a Lois A. Enterline
Our File No. 99-4372

MEMORANDUM

Dear Sir/Madam,

Please effectuate service pursuant to the attached Order of Court by posting the following Notice of Sheriff's Sale of Real Property as follows

Thomas J. Levan
1547 Orange Street, Berwick, Pennsylvania 18603

and

Lois A. Levan a/k/a Lois A. Hackenberg a/k/a Lois A. Enterline
1547 Orange Street, Berwick, Pennsylvania 18603

I am also enclosing a self-addressed, stamped envelope which will facilitate your return of proofs of service.

COPY

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
228 Semple Street
No. 680
Pittsburgh, PA 15213
(412) 361-8286
Attorney for Plaintiff

U.S. BANK NATIONAL ASSOCIATION,
f/k/a First Bank National Association,
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v

THOMAS J. LEVAN and
LOIS A. LEVAN,
Defendants.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

ORDER

AND NOW, this ~~10th~~ day of February, 2000, upon consideration of Plaintiff's Motion and the Affidavit of Good Faith Investigation attached hereto, it is hereby ORDERED that service of the Complaint in Mortgage Foreclosure, the Notice of Sheriff's Sale, and all other pleadings which require personal service on the Defendants Thomas J. Levan and Lois A. Levan shall be complete when the Plaintiff has mailed the pleading to be served by certified mail and regular mail to:

1547 Orange Street, Berwick, Pennsylvania 18603

and the Sheriff has posted a copy of the pleading to be served on the most public part of the property located at 1547 Orange Street, within the Borough of Berwick, Columbia County, which is the subject property upon which this mortgage foreclosure action is predicated.

BY THE COURT:

W. Thomas A. James Jr.
J.

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
Suite 100, 425 Commerce Drive
Fort Washington, PA 19034
(215) 653-7450
Attorney for Plaintiff

U.S. BANK NATIONAL ASSOCIATION
f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendants.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Thomas J. Levan
1547 Orange Street
Berwick, PA 18603

Lois A. Levan a/k/a
Lois A. Hackenberg a/k/a
Lois A. Enterline
1547 Orange Street
Berwick, PA 18603

Your house at 1547 Orange Street, Berwick, Columbia County, is scheduled to be sold on October 19, 2000 by the Columbia County Sheriff's Department in the Columbia County Courthouse, P. O. Box 380, Bloomsburg, PA 17815 to enforce the Court judgment of \$78,809.92 obtained by Plaintiff U.S. Bank National Association f/k/a First Bank National Association TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3) against you.

NOTICE OF OWNERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale, you must take immediate action:

1. This sale will be canceled if you pay to Plaintiff Mortgagee the back payments, late charges, costs and reasonable attorneys' fees due. To find out how much you must pay, you may call Barbara A. Fein, Esquire at (215) 653-7450.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the Judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See 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 Barbara A. Fein, Esquire at (215) 653-7450, or by calling the Columbia County Sheriff's Department at (570) 389-5624.
2. You may be able to petition the Court to set aside the sale if the sale 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 bid in the sale. To find out if this has happened, you may call Barbara A. Fein, Esquire at (215) 653-7450 or by calling the Columbia County Sheriff's Department at (570) 389-5624.
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 had never happened.
5. You have the 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.

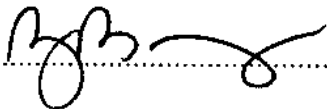
6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Columbia County Sheriff on or about thirty (30) days. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the distribution date.
7. You may also have other rights and defenses, or ways of getting your house 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 BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

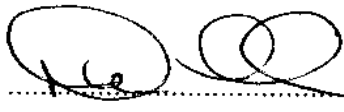
Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
P. O. Box 186
Harrisburg, PA 17108
(800) 692-7375

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paula Barry , Publisher's Assistant, being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily continuously in said Town, County and State since the day of its establishment; that hereto attached is a copy of the legal notice or advertisement in the September 28, October 5, 12, 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 16th day of October, 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.

.....

HARRY A. ROADARMEL, JR.



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

PHONE
~~570-389-5622~~
570-389-5622

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

Date: August 10, 2000

To: Berwick Sewer Auth.
344 Market St.
Berwick, PA 18603

Re: U.S. Bank N.A. VS. Thomas & Lois Levan
No: 53 of 2000 ED No: 1686 of 1999 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.

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

\$ 522.20

20.00 Aug

20.00 Sept

20.00 Oct

\$ 582.20

filled in

Aug

20.00 Sept

20.00 Oct



Montour County
Office of
Domestic Relations

FAX: 570-271-3033

To: ³⁸⁹⁻⁵⁶²⁵ Columbia County Sheriff + ²¹⁵⁻⁶⁵³⁻⁷⁴⁵⁴ Barbara A. Fein, Esquire

Comments: In regards to the information
regarding Lois Loran there is a \$10.00
charge and checks or money orders should be made
payable to Montour County Domestic Relations and
mailed to the address below.

114 Woodbine Lane, Suite 103, Danville, PA 17821

Date/Time Sent: 9-5-2000 11:00 AM

Sent By: Hele L. Appleman

Please contact our office at (570) 271-3031 if you have not received this transmission properly.

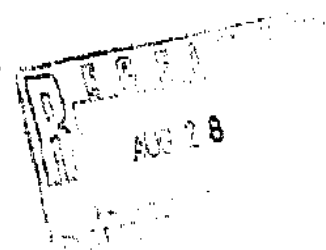
The enclosed facsimile is solely intended for the specific person or persons named above.
If delivered to the wrong person or place, please return or destroy facsimile.

AUG-30-2000 10:32

COLUMBIA CO DRS

BARBARA A. FEIN
ATTORNEY-AT-LAW
 SUITE 100, 425 COMMERCE DRIVE
 FORT WASHINGTON, PA 19034
 (215) 653-7450

FAX (215) 653-7450



NOTICE OF COLUMBIA COUNTY SHERIFF'S SALE

TO: All Parties in Interest and
 Claimants

Improvements:
 Residential Dwelling

OWNER(S): THOMAS J. LEVAN and
 LOIS A. LEVAN a/k/a
 LOIS A. HACKENBERG a/k/a
 LOIS A. ENTERLINE

Columbia County
 CCF No. 99-CV-1686
 JS# 185-04-8750 Thru 0.1

PROPERTY: 1547 Orange Street
 Berwick
 Columbia County, PA

JS# 191-62-3637 LOIS

Please be advised that the above captioned property (and any improvements thereon) is scheduled to be sold by the Columbia County Sheriff's Department on October 19, 2000, at the Columbia County Court, P. O. Box 380, Bloomsburg, PA 17815. This sale is scheduled pursuant to a judgment entered in the amount of \$75,809.92 in the Court of Common Pleas for Columbia County.

Our records indicate that you may hold a mortgage or judgment on the property which may be extinguished (removed) by the sale. You may wish to attend the sale to protect your interests.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after the sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after the filing of the schedule. You may call the Columbia County Sheriff's Department at (570) 389-5624 for the date on which the distribution schedule will be posted.

Sincerely,

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

Barbara A. Fein

Barbara A. Fein, Esquire
 Attorney for Plaintiff

Dated: July 11, 2000

AUG-10-2000 10:03

COLUMBIA CO DRS

TAX PARCEL NO. 04D-050248

ALL THAT CERTAIN lot, parcel, piece of ground situate in Berwick Borough, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Orange Street, at the southeasterly corner of Lot No. 347; thence in a northerly direction along the easterly line of Lot No. 357, One Hundred Sixty (160) feet to a Fifteen (15) foot alley; thence in an easterly direction along the southerly side of said alley, Forty-six and Seven tenths (46.7) feet to the northwesterly corner of Lot No. 355; thence in a southerly direction along the westerly line of Lot No. 355, One Hundred Sixty (160) feet to the northerly side of Orange Street; thence in a westerly direction along the northerly side of Orange Street Forty-six and Seven tenths (46.7) feet to THE PLACE OF BEGINNING.

BEING Lot No. 356 of the Berwick Land & Improvement Company's Addition to Berwick.

BEING THE SAME PREMISES conveyed by Mark E. Seward and Peggy Ann Seward, his wife, to Thomas J. Levan and Lois A. Levan, his wife, by Deed dated August 5, 1996 and recorded on July 10, 1996 in the Columbia County Recorder of Deeds Office at Deed Book Volume 693, Page 931.

A Residential Dwelling

OFFICE OF SHERIFF
COLUMBIA COUNTY

SEP 5 10 47 AM '00

SHERIFF

CHIEF DEPUTY

TOTAL P.03

DOMESTIC RELATIONS SECTION OF MONTGOMERY COUNTY
STATEMENT OF LIEN BY OPERATION OF LAW ARISING
FROM OVERDUE SUPPORT OBLIGATIONS

Part I. Obligor Information (To be completed by requestor)

Please search your records of child and spousal support obligations to determine whether any record of overdue support exists for the following person:

<u>Name</u>	<u>Date of Birth</u>	<u>Social Security Number</u>
<u>Lois LEVAN</u>	<u>06/01/66</u>	<u>191-62-3637</u>

Date: _____

Requestor: _____

Print Name

Signature

Part II - Lien Information (To be provided by DRS)

WE HAVE NO RECORD OF ANY CASE WITH THE ABOVE-NAMED INDIVIDUAL.

☒ WE HAVE THE FOLLOWING RECORD OF OVERDUE SUPPORT OWED BY THE ABOVE NAMED OBLIGOR. THIS OVERDUE SUPPORT IS A LIEN BY OPERATION OF LAW AGAINST ALL REAL ESTATE OWNED BY THE OBLIGOR WITHIN THE JUDICIAL DISTRICT.

<u>Amount of Overdue Support</u>	<u>Next Due Date</u>	<u>Next Payment Amount</u>
<u>2641.46</u>	_____	_____

Date: 9-5-2000

BY: _____

TITLE: _____

HARRY A. ROADARMEL, JR.

53-2000



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P.O. BOX 380

BLOOMSBURG, PA 17815

FAX: (570) 784-0257

PHONE
(570) 389-562224 HOUR PHONE
(570) 784-6300

SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVED AND TIME STAMP WRIT

July 17, 2000

DOCKET AND INDEX

Aug. 10, 2000

SET FILE FOLDER UP

CHECK FOR PROPER INFO

WRIT OF EXECUTION

3

COPY OF DESCRIPTION

5

WHEREABOUTS OF LAST KNOWN ADDRESS

✓

NON-MILITARY AFFIDAVIT

✓

NOTICES OF SHERIFF'S SALE

6

WATCHMAN RELEASE FORM

✓

AFFIDAVIT OF LEINS LIST

CHECK FOR \$1200.00

900.00 13489

* 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

October 19, 2000 1100

POST ALL DATES ON CALANDER

Sept. 11Sept. 28Oct. 5, 12

* 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

* DOCKET ALL DATES

ONCE DEFENDANTS ARE SERVED D ET COSTS AND INFO _____

SEND ATTY RETURN OF SERVICE AND COPY OF SENDERS RECEIPTS FOR LEIN HOLDERS _____

SALE BILLS

SEND DESCRIPTION TO PRINTER _____

**** THE FOLLOWING NOTICES REQUIRE A LETTER WITH EXPLANATIONS**

SEND NOTICE TO PRESS DIRECTING WHEN TO ADV. _____

SEND NOTICES TO LOCAL TAX COLLECTORS _____

NOTICES TO FEDERAL AND STATE TAX AUTH. _____

NOTICES TO WATER AND SEWER AUTH. _____

IF BUSINESS SEND COPY TO SBA AUTH. _____

HANDBILLS

SEND COPIES OF HANDBILLS TO:

RECORDER'S OFFICE _____

TAX CLAIM OFFICE _____

TAX ASSESSMENT OFFICE _____

PROTH OFFICE (POST ON BOARD) _____

POST IN FRONT LOBBY _____

POST IN SHERIFF'S OFFICE _____

SEND COPY TO ATTY _____

POST PROPERTY ACCORDING TO DATE SET _____

SEND RETURN OF POSTING TO ATTY _____

DOCKET ALL COSTS _____

PREPARE COST SHEET 2 DAYS BEFORE SALE _____

* BE SURE ALL COSTS ARE RECEIVED

PREPARE FINAL COSTS SHEET DAY OF SALE _____

HOLD SALE _____

POST PROPOSED SCHEDULE OF DISTRIBUTION ACCORDING TO DATE _____

PAY DISTRIBUTION ACCORDING TO DATE _____

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

RECORD SHERIFF FEES COLLECTED ON MONTHLY REPORT _____

PREPARE DEED AND TAX AFFIDAVIT TO BE RECORDED _____

WHEN DEED IS RECORDED SEND TO BUYER _____

FILE FOLDER _____

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE

~~(717) 784-1981~~
570-389-5622

24 HOUR PHONE
(717) 784-6300

FAX 570-389-5625

Date: August 10, 2000

To: Lois A. Levan
1547 Orange St.
Berwick, PA 18603

Re: U.S. Bank N.A. VS. Thomas & Lois Levan
No: 53 of 2000 ED No: 1686 of 1999 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

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
Suite 100, 425 Commerce Drive
Fort Washington, PA 19034
(215) 653-7450
Attorney for Plaintiff

U.S.BANK NATIONAL ASSOCIATION
f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendant.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Thomas J. Levan
1547 Orange Street
Berwick, PA 18603

Lois A. Levan a/k/a Lois A. Hackenberg a/k/a
Lois A. Enterline
1547 Orange Street
Berwick, PA 18603

Your house at 1547 Orange Street, Berwick, Columbia County, is scheduled to be sold on October 19, 2000 by the Columbia County Sheriff's Department at 11:00 AM in the Columbia County Courthouse, P. O. Box 380, Bloomsburg, PA 17815 to enforce the Court judgment of \$75,809.92 obtained by Plaintiff U.S. Bank National Association f/k/a First Bank National Association TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3) against you.

NOTICE OF OWNERS' RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

To prevent this Sheriff's Sale, you must take immediate action:

1. This sale will be canceled if you pay to Plaintiff Mortgagee the back payments, late charges, costs and reasonable attorneys' fees due. To find out how much you must pay, you may call Barbara A. Fein, Esquire at (215) 653-7450.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the Judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See 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 Barbara A. Fein, Esquire at (215) 653-7450, or by calling the Columbia County Sheriff's Department at (570) 389-5624.
2. You may be able to petition the Court to set aside the sale if the sale 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 bid in the sale. To find out if this has happened, you may call Barbara A. Fein, Esquire at (215) 653-7450 or by calling the Columbia County Sheriff's Department at (570) 389-5624.
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 had never happened.
5. You have the 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 house. A schedule of distribution of the money bid for your house will be filed by the Columbia County Sheriff on or about thirty (30) days. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the distribution date.

7. You may also have other rights and defenses, or ways of getting your house 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 BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

Pennsylvania Lawyer Referral Service
Pennsylvania Bar Association
P. O. Box 186
Harrisburg, PA 17108
(800) 692-7375

TAX PARCEL NO. 04D-050248

ALL THAT CERTAIN lot, parcel, piece of ground situate in Berwick Borough, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Orange Street, at the southeasterly corner of Lot No. 347; thence in a northerly direction along the easterly line of Lot No. 357, One Hundred Sixty (160) feet to a Fifteen (15) foot alley; thence in an easterly direction along the southerly side of said alley, Forty-six and Seven tenths (46.7) feet to the northwesterly corner of Lot No. 355; thence in a southerly direction along the westerly line of Lot No. 355, One Hundred Sixty (160) feet to the northerly side of Orange Street; thence in a westerly direction along the northerly side of Orange Street Forty-six and Seven tenths (46.7) feet to THE PLACE OF BEGINNING.

BEING Lot No. 356 of the Berwick Land & Improvement Company's Addition to Berwick.

BEING THE SAME PREMISES conveyed by Mark R. Seward and Peggy Ann Seward, his wife, to Thomas J. Levan and Lois A. Levan, his wife, by Deed dated August 5, 1996 and recorded on July 10, 1998 in the Columbia County Recorder of Deeds Office at Deed Book Volume 693, Page 931.

A Residential Dwelling

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

U.S. BANK NATIONAL ASSOCIATION,
f/k/a First Bank National Association,
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendants.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

2000-ED-53

Commonwealth of Pennsylvania
County of Columbia

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

Real property situated at: 1547 Orange Street, Borough of Berwick, County of Columbia
Tax Parcel Identification Number: 04D-05-248
Current title holder: Thomas J. Levan and Lois A. Levan

AMOUNT DUE \$ 75,809.92

INTEREST FROM
March 31, 2000 \$ _____

TOTAL \$ _____

Plus costs as endorsed.

Thomas B. Kline
Prothonotary, Common Pleas Court of
Columbia County, Pennsylvania

Dated: 3/31/2000

(SEAL)

BY: *Elizabeth A. Brown*

Deputy

THE LAW OFFICES OF
BARBARA A. FEIN, P.C.

NEW JERSEY OFFICE
905 North Kings Highway
Cherry Hill, NJ 08034-1569

(609) 667-6440

Barbara A. Fein, Esquire
Kristen J. DiPaolo, Esquire

*Member of Pennsylvania
and New Jersey Bars*

Suite 100
425 Commerce Drive
Fort Washington, PA 19034

(215) 653-7450

FAX: (215) 653-7454

PITTSBURGH OFFICE
228 Semple Street, No. 680
Pittsburgh, PA 15213

(724) 361-8286

File No. 99-4372

July 11, 2000

Columbia County Sheriff's Department
Columbia County Court House
P. O. Box 380
Bloomsburg, PA 17815

RE: U.S.BANK NATIONAL ASSOCIATION f/k/a First Bank National Association TR U/A dtd
9/1/98 (EQCC Home Equity Loan Trust 1998-3) v.
THOMAS J. LEVAN and LOIS A. LEVAN a/k/a LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE
Columbia County Court of Common Pleas No. 99-CV-1686

Dear Sir:

We would like to schedule the subject real property for Columbia County Sheriff's Sale.

We are enclosing a check in the amount of \$900.00 to cover the deposit costs along with the following necessary documents:

- Original Writ of Execution plus 2 extra copies;
- Notices of Sheriff's Sale (one for each Defendant and 3 extra);
- Instructions on service and posting;
- An original Affidavit pursuant to Rule 3129.1;
- An Affidavit of Non-Military Service;
- Waiver of Watchman
- Certification of Addresses
- Five (5) copies of the legal description.

Thank you for your anticipated assistance in this matter.

Sincerely,

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY: 

Barbara A. Fein, Esquire

TAX PARCEL NO. 04D-050248

ALL THAT CERTAIN lot, parcel, piece of ground situate in Berwick Borough, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the northerly side of Orange Street, at the southeasterly corner of Lot No. 347; thence in a northerly direction along the easterly line of Lot No. 357, One Hundred Sixty (160) feet to a Fifteen (15) foot alley; thence in an easterly direction along the southerly side of said alley, Forty-six and Seven tenths (46.7) feet to the northwesterly corner of Lot No. 355; thence in a southerly direction along the westerly line of Lot No. 355, One Hundred Sixty (160) feet to the northerly side of Orange Street; thence in a westerly direction along the northerly side of Orange Street Forty-six and Seven tenths (46.7) feet to THE PLACE OF BEGINNING.

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A Residential Dwelling

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
Suite 100, 425 Commerce Drive
Fort Washington, PA 19034
(215) 653-7450
Attorney for Plaintiff

U.S.BANK NATIONAL ASSOCIATION
f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,

v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendant.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

AFFIDAVIT OF NON-MILITARY SERVICE

COMMONWEALTH OF PENNSYLVANIA :
: S.S.:
COUNTY OF MONTGOMERY :

THE UNDERSIGNED being duly sworn, deposes and says that the averments herein are based upon investigations made and records maintained by us either as Plaintiff or as servicing agent of the Plaintiff herein named and that the above named Defendants are not in the Military or Naval Service of the United States of America or its Allies as defined under the Soldiers and Sailors Civil Relief Act of 1940, as amended, and that the age and last known residence and employment of each Defendant are as follows:

Thomas J. Levan
1547 Orange Street
Berwick, PA 18603

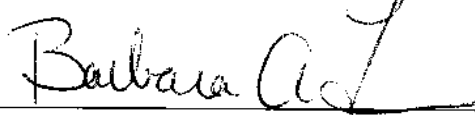
Age : Over 18
Employment : Unknown

Lois A. Levan a/k/a Lois A. Hackenberg a/k/a
Lois A. Enterline
1547 Orange Street
Berwick, PA 18603

Age : Over 18
Employment : Unknown

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY:


Barbara A. Fein, Esquire
Attorney for Plaintiff

Sworn to and subscribed
before me this 12th
day of July, 2000


Notary Public

NOTARIAL SEAL
IDA MAY PODOLSKY, Notary Public
Upper Dublin Twp., Montgomery County
My Commission Expires April 13, 2003


BARBARA A. FEIN
ATTORNEY-AT-LAW

Suite 100
425 Commerce Drive
Fort Washington, PA 19034

(215) 653-7450

FAX (215) 653-7454

TO: Sheriff's Department of Columbia County

FROM: Barbara A. Fein, Esquire 

DATE: July 11, 2000

RE: U.S.BANK NATIONAL ASSOCIATION f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3) v.
THOMAS J. LEVAN and LOIS A. LEVAN a/k/a LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE
Columbia County Court of Common Pleas No. 99-CV-1686
Our File No. 99-4372

MEMORANDUM

Dear Sir or Madam:

In accordance with attached Court Order, kindly post the property to be sold at Sheriff's Sale, that being:

1547 Orange Street
Berwick, Columbia County

Thank you for your anticipated assistance. Please feel free to contact me if you have any questions regarding this matter.

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
Suite 100, 425 Commerce Drive
Fort Washington, PA 19034
(215) 653-7450
Attorney for Plaintiff

U.S.BANK NATIONAL ASSOCIATION
f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,
v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendant.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

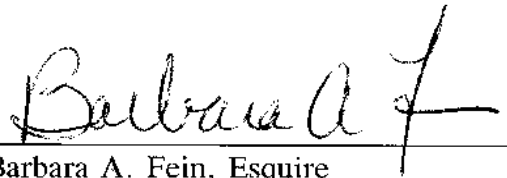
NO. 99-CV-1686

WAIVER OF WATCHMAN

I, Barbara A. Fein, Esquire, Attorney for Plaintiff U.S. Bank National Association f/k/a First Bank National Association TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3), hereby certify on behalf of the Plaintiff that it waives any liability or responsibility as against the Sheriff of Columbia County, his deputies or agents, whomsoever, who levy against the subject property of this action, and further certifies that the Plaintiff acknowledges and understands that the Sheriff or Deputy is not liable in any way for protecting the property before the Sheriff's Sale.

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY: _____


Barbara A. Fein, Esquire
Attorney for Plaintiff

CERTIFICATE TO SHERIFF
(Please check appropriate square in each section)

SHERIFF'S OFFICE
Columbia County Court House
P. O. Box 380
Bloomsburg, PA 17815

U.S.BANK NATIONAL ASSOCIATION
f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3)
Plaintiff,

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE
Defendant.

CERTIFICATION PURSUANT TO PA RCP RULE 3123(a)

I HEREBY CERTIFY THAT:

1. The judgment entered in the above matter is based on a mortgage foreclosure action.
2. The Defendant(s) own the property being exposed to sale as:
[X] Tenants by the entireties
3. The Defendant(s) is (are):
[X] Resident in the Commonwealth of Pennsylvania
[] Not resident in the Commonwealth of Pennsylvania
[] If more than one Defendant and either A or B above not applicable, state which Defendants are residents of the Commonwealth of Pennsylvania.
Residents: _____

Dated: July 11, 2000

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY: _____

Barbara A. Fein
Barbara A. Fein, Esquire
Attorney for Plaintiff/
Attorney I.D. No. 53002

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
Suite 100, 425 Commerce Drive
Fort Washington, PA 19034
(215) 653-7450
Attorney for Plaintiff

U.S.BANK NATIONAL ASSOCIATION
f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
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Plaintiff,
v.
THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendant.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

CERTIFICATION OF ADDRESS


I, Barbara A. Fein, Esquire, Attorney for Plaintiff, U.S. Bank National Association f/k/a First Bank National Association TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3), hereby certify that the Plaintiff's correct address is 111 E. Wacker Drive, Suite 3000, Chicago, IL 60611, and the last known address of each Defendant is as below.

Thomas J. Levan
1547 Orange Street
Berwick, PA 18603

Lois A. Levan a/k/a Lois A. Hackenberg a/k/a
Lois A. Enterline
1547 Orange Street
Berwick, PA 18603

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY:


Barbara A. Fein, Esquire
Attorney for Plaintiff

THE LAW OFFICES OF BARBARA A. FEIN, P.C.
Barbara A. Fein, Esquire / I.D. No. 53002
Kristen J. DiPaolo, Esquire / I.D. No. 79992
Suite 100, 425 Commerce Drive
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(215) 653-7450
Attorney for Plaintiff

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f/k/a First Bank National Association
TR U/A dtd 9/1/98 (EQCC Home
Equity Loan Trust 1998-3),
Plaintiff,
v.

THOMAS J. LEVAN and
LOIS A. LEVAN a/k/a
LOIS A. HACKENBERG a/k/a
LOIS A. ENTERLINE,
Defendant.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 99-CV-1686

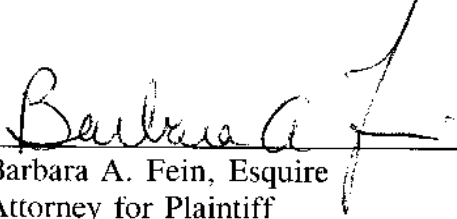
CERTIFICATION AS TO THE SALE OF REAL PROPERTY

I hereby certify that I am the attorney of record for the Plaintiff U.S. Bank National Association f/k/a First Bank National Association TR U/A dtd 9/1/98 (EQCC Home Equity Loan Trust 1998-3) in this action against real property and I further certify that this property is:

- [X] That the Plaintiff has complied in all respects
with Section 403 of the HOMEOWNERS' EMERGENCY
MORTGAGE ASSISTANCE ACT OF 1983 which may include but is
not limited to:
- (a) Service of notice on Defendant
 - (b) Expiration of thirty days since the service of the Notice
 - (c) Defendant's failure to request or to appear at a face-to-face
meeting with the Mortgagee or with a Consumer Credit
Counseling Agency
 - (d) Defendant's failure to file an application for financial assistance
with the Pennsylvania Housing Finance Agency.

I further agree to indemnify and hold harmless the Sheriff of Columbia County for any false statements given herein.

THE LAW OFFICES OF BARBARA A. FEIN, P.C.

BY: 
Barbara A. Fein, Esquire
Attorney for Plaintiff

LAW OFFICES OF MARK J. UDREN & ASSOCIATES
ESCROW ACCOUNT
CHERRY HILL, NJ 08034

PNC BANK
PNC BANK, N.A.
PHILADELPHIA, PA
3-5310 4185

31403

31403

*** Two Thousand Five Hundred Eleven ***

87/100

PAY

TO THE
ORDER OF

Sheriff of Columbia County

DATE

Oct 25, 2000

AMOUNT

\$2,511.87

RE: Settle with the Sheriff- 0020903- Levan



AUTHORIZED SIGNATURE

⑈034403⑈ ⑆031000053⑆ 8512171472⑈

⑆ SECURITY FEATURES INCLUDED. DETAILS ON BACK. ⑆