

Washington Mutual Home Loans vs. Scott Bunz

111-01 E.D. No. 393-01 J.D. Date of Sale 12/12/01 Time of Sale 1500

DOCKET & RETURN	\$ 15,00
SERVICE PER DEFENDANT OR GARNISHEE	150,00
LEVY ( PER PARCEL )	15,00
MAILING COSTS	22,50
ADVERTISING, SALE BILLS & COPIES	17,50
ADVERTISING SALE (PLUS NEWSPAPER)	15,00
MILEAGE	12,00
POSTING HANDBILL	15,00
CRYING/ADJOURN SALE (EACH SALE)	10,00
SHERIFF'S DEED	35,00 ✓
TRANSFER TAX FORM	25,00 ✓
DISTRIBUTION FORM	25,00 ✓
OTHER	8,00
	4,50
TOTAL *****	\$ 284,50

Internet Ad  
PRESS-ENTERPRISE INC  
SOLICITOR'S SERVICES

	150,00
	\$ 375,32
	75,00
TOTAL *****	\$ 600,32

PROTHONOTARY (NOTARY)  
RECORDER OF DEEDS  
OTHER

	\$ 10,00
	28,50
TOTAL *****	\$ -0-

## REAL ESTATE TAXES:

BOROUGH, TWP & COUNTY TAXES	20	\$	
SCHOOL DISTRICT TAXES	20		
DELINQUENT TAXES	20		10,00

TOTAL *****	\$ 10 -
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## MUNICIPAL FEES DUE:

SEWER- MUNICIPAL	20	\$ 61,44
WATER- MUNICIPAL	20	43,05

600 356-2561

586  
2172  
854

Electric

TOTAL *****	\$ 136,49
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SURCHARGE FEE: STATE TREASURER ( TRAINING FEE )

TOTAL *****	\$ 110,00
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MISCELLANEOUS

	\$
	\$
TOTAL *****	\$ 114,31

TOTAL COSTS ( OPEN BID ) *****	\$ 1200,00
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Penalty 58,69

**Federman and Phelan, LLP**  
 One Penn Center at Suburban Station  
 1617 John F. Kennedy Boulevard  
 Suite 1400  
 Philadelphia, PA 19103  
 215-563-7000  
 Fax 215-568-0719  
 Email: john.florentino@fedphe.com

John Fiorentino  
 Legal Assistant Ext. 1580

Representing Lenders in  
 Pennsylvania & New Jersey

### Reinstatement Figure

<b>NAME:</b>	Bunge, Scott	<b>ACCT.</b>	0091839079
<b>DATE:</b>	12/07/01		Good Through 12/12/01

Payments	\$4,675.58
Late Charges	\$188.16
Property Insp/ Preservation	\$135.70

Attorney Costs	\$2,055.00
Attorney Fee	\$1,000.00
Sheriff's 2 %	\$180.00

**TOTAL**

**\$8,234.44**

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 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.

As of the date of this communication, you owe the amount specified. Because of interest, late charges, and other charges that may vary from day to day, the amount due on the day you pay may be greater. Hence, if you pay the amount shown above, an adjustment may be necessary after we receive your check, in which event we will inform you before depositing the check for collection. For further information, write the undersigned or call (215) 563-7000 and ask for the Reinstatement Department.

**FEDERMAN AND PHELAN, L.L.P.**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy**  
**Suite 1400**  
**Philadelphia, PA 19103-1814**  
**215-563-7000**  
**Main Fax 215-563-5534**  
**Kristin.demuro@fedphe-pa.com**

Kristin M. DeMuro  
Legal Assistant, Ext. 1283

Representing Lenders in  
Pennsylvania and New Jersey

December 14, 2001

**Via Telefax (570) 389-5625**

December 14, 2001

Memorandum

To: Office of the Sheriff  
COLUMBIA County

Attn: Real Estate Dept.

Re: WASHINGTON MUTUAL HOME LOANS, INC. F/K/A FNC MORTGAGE CORP  
OF AMERICA  
v. SCOTT A. BUNGE  
No. 2001-CV-393  
Premises: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

Dear Sir or Madam::

Please **STAY** all proceedings with respect to the above referenced matter, return the original writ of execution to the Prothonotary's office and refund any unused money to our office.

The loan was reinstated.

The amount of \$8,054.44 was received in consideration for the stay.

Should you have any questions or concerns do not hesitate to contact me.

Very truly yours,

Kristin M. DeMuro

cc: WASHINGTON MUTUAL HOME LOANS  
Attention: TARA KASRYCKI (805) 577-3446  
Loan No. 5918390799

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:

SERVICE# 9 - OF - 10 SERVICES  
DOCKET # 111ED2001

PLAINTIFF

WASHINGTON MUTUAL HOME LOANS, INC.

DEFENDANT

SCOTT A. BUNGE

PERSON/CORP TO SERVED
COLUMBIA COUNTY TAX CLAIM
PO BOX 380
BLOOMSBURG

### PAPERS TO SERVED

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Legs

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 10-18-01 TIME 1510 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_\_\_ Sex \_\_\_\_\_ Height \_\_\_\_\_ Weight \_\_\_\_\_ Eyes \_\_\_\_\_ Hair \_\_\_\_\_ Age \_\_\_\_\_ Military \_\_\_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_\_\_ POB \_\_\_\_\_ POE \_\_\_\_\_ CCSO \_\_\_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_  
\_\_\_\_\_

### ATTEMPTS

DATE	TIME	OFFICER	REMARKS
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

DEPUTY TK DATE \_\_\_\_\_

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:

SERVICE# 6 - OF - 10 SERVICES  
DOCKET # 111ED2001

PLAINTIFF

WASHINGTON MUTUAL HOME LOANS, INC.

DEFENDANT

SCOTT A. BUNGE

<b>PERSON/CORP TO SERVED</b>
DOMESTIC RELATIONS
15 PERRY AVE.
BLOOMSBURG

**PAPERS TO SERVED**

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON

*Leslie A. Bunge*

RELATIONSHIP

*Intake*

IDENTIFICATION

DATE *10/24/01*

TIME *1030*

MILEAGE

OTHER

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_ POB \_\_\_ POE \_\_\_ CCSO \_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS

DATE

TIME

OFFICER

REMARKS

_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

DEPUTY

*A. McMahon*

DATE *10/24/01*

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN

SERVICE# 5 - OF - 10 SERVICES

DOCKET # 111ED2001

PLAINTIFF

WASHINGTON MUTUAL HOME LOANS, INC.

DEFENDANT

SCOTT A. BUNGE

PERSON/CORP TO SERVED
CATAWISSA WATER COMPANY
SCHOOLHOUSE ROAD
CATAWISSA

### PAPERS TO SERVED

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON

X Cindy Breachman - Supt Catawissa Water Auth

RELATIONSHIP

IDENTIFICATION

DATE 10-26-01

TIME 11:06

MILEAGE 4 -

OTHER

Race

Sex

Height

Weight

Eyes

Hair

Age

Military

TYPE OF SERVICE:

A. PERSONAL SERVICE AT POA \_\_\_ POB \_\_\_ POE \_\_\_ CCSO \_\_\_

B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA

C. CORPORATION MANAGING AGENT

D. REGISTERED AGENT

E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY)

ATTEMPTS

DATE

TIME

OFFICER

REMARKS

DEPUTY

B. Chamberlain

DATE

10-26-01

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN

SERVICE# 4 - OF - 10 SERVICES  
DOCKET # 111ED2001

PLAINTIFF

WASHINGTON MUTUAL HOME LOANS, INC.

DEFENDANT

SCOTT A. BUNGE

PERSON/CORP TO SERVED
CATAWISSA BOROUGH
MAIN ST.
CATAWISSA

### PAPERS TO SERVED

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON

*Kimberly Rhoades / Asst Secretary*

RELATIONSHIP

IDENTIFICATION

DATE 10-26-01 TIME 1040 MILEAGE 3 - OTHER

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_ POB \_\_\_ POE \_\_\_ CCSO \_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY)

### ATTEMPTS

DATE

TIME

OFFICER

REMARKS

DEPUTY

*A. McInerney*

DATE 10-26-01

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN

SERVICE# 3 - OF - 10 SERVICES  
DOCKET # 111ED2001

PLAINTIFF

WASHINGTON MUTUAL HOME LOANS, INC.

DEFENDANT

SCOTT A. BUNGE

PERSON/CORP TO SERVED
LINDA KARSHNER- TAX COLLECTOR
138 SOUTH ST.
CATAWISSA

PAPERS TO SERVED  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Linda Karshner Tax Collector

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 10-26-01 TIME 1400 MILEAGE 8 - OTHER \_\_\_\_\_

Race \_\_\_\_\_ Sex \_\_\_\_\_ Height \_\_\_\_\_ Weight \_\_\_\_\_ Eyes \_\_\_\_\_ Hair \_\_\_\_\_ Age \_\_\_\_\_ Military \_\_\_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_\_\_ POB \_\_\_\_\_ POE \_\_\_\_\_ CCSO \_\_\_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_  
\_\_\_\_\_

ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

10-26-01 1015 A. Mablebrook CARD -

DEPUTY

A. Mablebrook

DATE 10-26-01

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN

SERVICE# 1 - OF - 10 SERVICES  
DOCKET # 111ED2001

PLAINTIFF

WASHINGTON MUTUAL HOME LOANS, INC.

DEFENDANT

SCOTT A. BUNGE

PERSON/CORP TO SERVED
SCOTT A. BUNGE
141 SOUTH 4TH ST.
CATAWISSA

**PAPERS TO SERVED**

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Scott

RELATIONSHIP Aberzinski's Tree Farm IDENTIFICATION \_\_\_\_\_

DATE 11-15-01 TIME 1415 MILEAGE 26 OTHER \_\_\_\_\_

Race \_\_\_\_ Sex \_\_\_\_ Height \_\_\_\_ Weight \_\_\_\_ Eyes \_\_\_\_ Hair \_\_\_\_ Age \_\_\_\_ Military \_\_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_\_ POB \_\_\_\_ POE \_\_\_\_ CCSO \_\_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

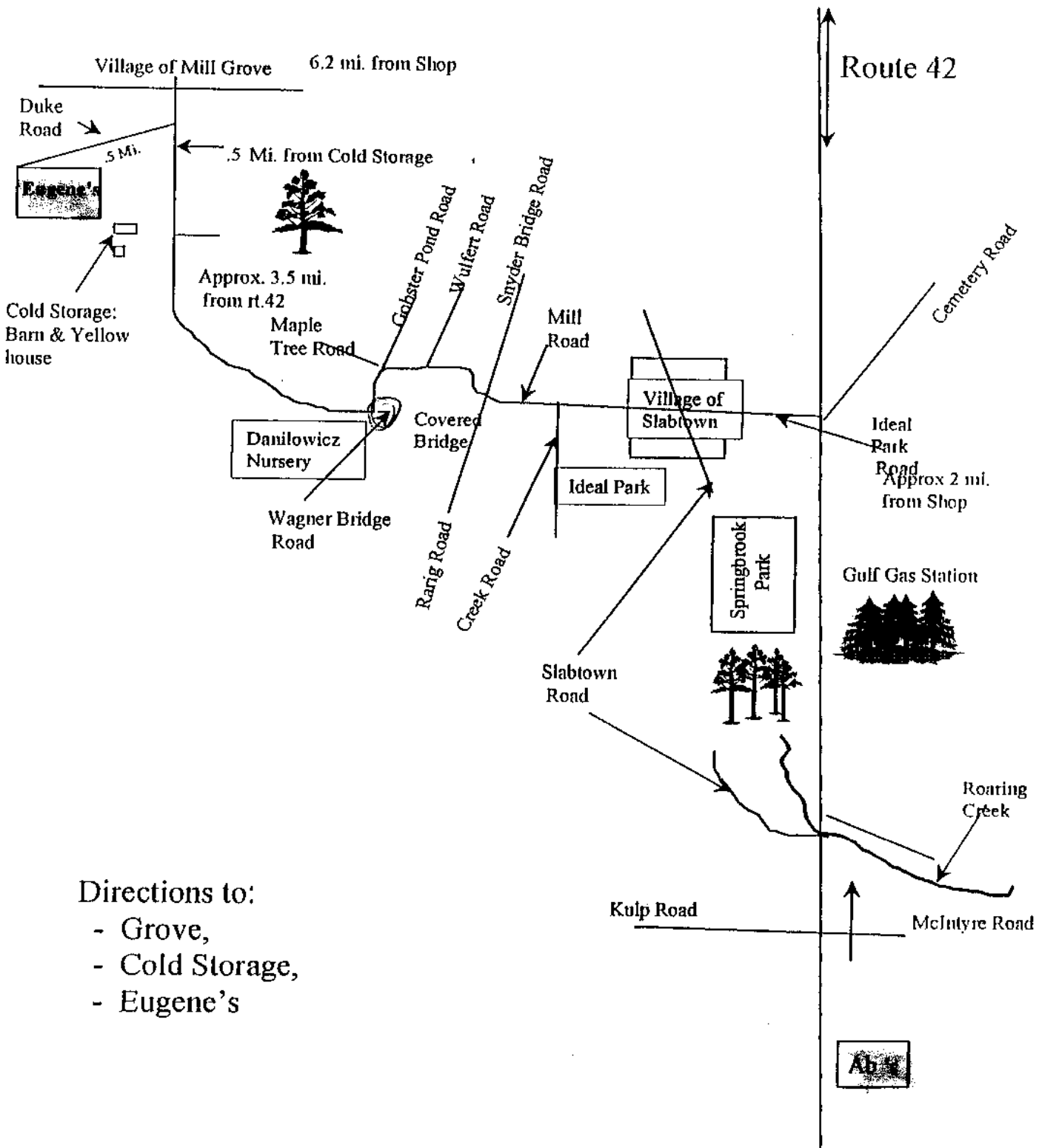
<u>10-26-01</u>	<u>1017</u>	<u>A. Maldonado</u>	<u>CARD.</u>
<u>10-27-01</u>	<u>1415</u>	<u>A. Maldonado</u>	<u>CARD.</u>

DEPUTY

Andy Maldonado

DATE 11-15-01

to Numidia - South



Directions to:

- Grove,
- Cold Storage,
- Eugene's

to Catawissa - North

**FEDERMAN AND PHELAN, L.L.P.**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy**  
**Suite 1400**  
**Philadelphia, PA 19103-1814**  
**215-563-7000**  
**Main Fax 215-563-5534**  
**Kristin.Demuro@fedphe-pa.com**

Kristin M. DeMuro  
Legal Assistant, Ext. 1283

Representing Lenders in  
Pennsylvania and New Jersey

December 12, 2001

**Via Telefax (570) 389-5625**

Memorandum

To: Office of the Sheriff  
COLUMBIA County

Attn: Real Estate Dept.

Re: WASHINGTON MUTUAL HOME LOANS, INC.  
F/K/A PNC MORTGAGE CORP OF AMERICA  
v. SCOTT A. BUNGE  
No. 2001-CV-393  
Premises: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

Dear Sir or Madam:

Due to a possible reinstatement of the loan, please **POSTPONE** the Sheriff's Sale of the above referenced property, which is scheduled for **DECEMBER 12, 2001**. Please relist the property for the **JANUARY 9, 2002** sale.

Should you have any questions or concerns do not hesitate to contact me.

Very truly yours,



Kristin M. DeMuro

cc: File

12/07/01 PRI 10:00 FAX 2154050180 FEDERMAN&PHELAN 40001

**Federman and Phelan, LLP**

One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19013  
215-563-7000  
Fax 215-568-0719

Reinstatement / Payoff Department  
John Fiorentino —

Representing Lenders in  
Pennsylvania & New Jersey

12/07/01

Peter Abraczinskas, Esquire  
(P) 570-356-2323  
(F) 570-356-2366,

Re: **Bunge, Scott**  
**141 South 4th Street**  
**Catawissa, PA 18720**  
**Acct#: 0091839079**

*called 12/10/01  
Fax copy of check*

Dear Peter Abraczinskas, Esquire:

Attached, please find a **Reinstatement figure** in the amount of **\$8,234.44**, which is the amount needed to bring the mortgage current to avoid foreclosure with **Washington Mutual Home Loans, Inc.** The amount quoted above is only good until 12/12/01.

Upon submitting payment, please see the following instructions:

- Check must be in the full amount specified in your reinstatement or payoff quote. Any late or partial payments will be returned.
- Personal checks will not be accepted. Only certified funds purchased from a bank or money orders.
- Funds must be received no later than the close of the business day specified on the quote.
- Include account number on the check, so that it is identifiable.
- If requesting a receipt of payment, please do so in writing and specify where it is to be sent.
- If you are unable to submit the full amount by the date specified, you will need to call and order an updated figure at 215-563-7000, extension 1230.

If you should have any questions, please feel free to contact our office.

Sincerely,

Reinstatement / Payoff Department

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 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.

As of the date of this communication, you owe the amount specified. Because of interest, late charges, and other charges that may vary from day to day, the amount due on the day you pay may be greater. Hence, if you pay the amount shown above, an adjustment may be necessary after we receive your check, in which event we will inform you before depositing the check for collection. For further information, write the undersigned or call (215) 563-7000 and ask for the Reinstatement Department.

# Cashier's Check



PNC Bank, Northeast, Pa.

No. 53206749

Date December 11, 2001

Pay to the Order of WASHINGTON MUTUAL HOME LOANS, INC.

\$ 8,234.44

Eight Thousand, Two Hundred and Thirty-four Dollars and Forty-four Cents

ACC#0091839079 RUTHANN LITWILLER

Remitter

  
Signature PNC Bank, Northeast, Pa.

⑈53206749⑈ ⑆031300012⑆ 9015006490⑈

**PETER P. ABRACZINSKAS, ESQ.**  
**ATTORNEY AT LAW**  
267 MCINTYRE ROAD  
CATAWISSA, PA 17820  
(717) 356-2323 PHONE  
(717) 356-2366 FAX

December 12, 2001

John Fiorentino, Reinstatement / Payoff Department  
Federman and Phelan, LLP  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19013

Dear Mr. Fiorentino:

Enclosed please find a check in the amount of \$8,234.44. Please take the necessary steps to cancel the Sheriff's sale scheduled for December 12, 2001.

If you should have any questions regarding the above information, please call.

Sincerely,



Peter P. Abraczinskas

PPA/rmq  
Enclosures

HARRY A. ROADARMEL, JR.



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

24 HOUR PHONE  
(717) 784-6300

SHERIFF'S REAL ESTATE FINAL COST SHEET

PHONE  
(717) 389-3622

Washington Mutual Home Loans vs Scott Benise

NO. 111-01 E.D. NO. 593-01 J.D.

DATE OF SALE: 12/12/01 1500

BID PRICE (INCLUDES COSTS) \$ \_\_\_\_\_

POUNDAGE--2% OF BID PRICE \$ \_\_\_\_\_

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

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

TOTAL AMOUNT NEEDED TO PURCHASE \$ \_\_\_\_\_

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

ADDRESS: \_\_\_\_\_

NAME(S) ON DEED: \_\_\_\_\_

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

AMOUNT RECEIVED BY PURCHASER:

TOTAL AMOUNT DUE \$ \_\_\_\_\_

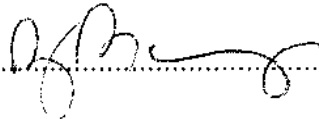
LESS DEPOSIT \$ \_\_\_\_\_

DOWN PAYMENT \$ \_\_\_\_\_

TOTAL DUE IN  
EIGHT DAYS \$ \_\_\_\_\_

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 notice or advertisement in the November 21, 28; December 5, 2001 exactly as printed and published; that the affiant is one of the owners and publishers of said newspaper in which legal advertisement 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.

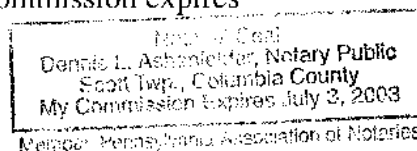
.....  


Sworn and subscribed to before me this 6th day of December, 2001.....

.....  


(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.

.....

FEDERMAN AND PHELAN, L.L.P.  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
215-563-7000  
Main Fax 215-563-5534  
Kristin.demuro@fedphe-pa.com

SHERIFF'S  
COPY

November 9, 2001

Office of the Sheriff  
Columbia County  
P.O. Box 380  
35 W. Main Street  
Bloomsburg, PA 17815

RE: WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE  
CORP OF AMERICA  
V. SCOTT A. BUNGE  
COLUMBIA COUNTY, NO. 2001-CV-393

RE: AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

Dear Sir or Madam:

Enclosed please find the following:

XX Affidavit of service pursuant to rule 3129 with attachments.

Please find attached a copy of the original Affidavit of service pursuant to rule 3129, which has been sent for filing with the Columbia County Prothonotary's Office as of the date of this letter.

Yours truly,



Kristin M. DeMuro  
for Federman and Phelan

**\*\*\*PROPERTY IS LISTED FOR THE 12/12/01 SHERIFF'S SALE.\*\*\***

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

70011140000254038318

COMMONWEALTH OF PENNSYLVANIA

DEPARTMENT OF REVENUE-ATTN: SHERIFF SALE

BUREAU OF COMPLIANCE

CLEARANCE SUPPORT SECTION

DEPARTMENT 281230

HARRISBURG PA 17128-1230

☒ Certified  
☐ Insured  
☐ COD  
handise

OCT 18 2001

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

5. Received By: (Print Name)

6. Signature (Addressee or Agent)

X

PS Form 3811, December 1994

Domestic Return Receipt

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):

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

Consult postmaster for fee.

3. Article Addressed to:

Commonwealth of PA Dept. of Welfare

PO Box 2675  
Harrisburg, PA 17105

4a. Article Number

70011140000254038295

4b. Service Type

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

7. Date of Delivery OCT 18 2001

5. Received By: (Print Name)

6. Signature (Addressee or Agent)

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

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

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

Consult postmaster for fee.

3. A

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

4a. Article Number

70011140000254038325

4b. Service Type

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

7. Date of Delivery OCT 18 2001

5. Received By: (Print Name)

6. Signature (Addressee or Agent)

PS Form 3811, December 1994

102595-98-B-0229

Domestic Return Receipt

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

RE: WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE  
CORP OF AMERICA ) CIVIL ACTION  
)

vs.

SCOTT A. BUNGE ) CIVIL DIVISION  
) NO. 2001-CV-393

**AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

COMMONWEALTH OF PENNSYLVANIA )  
COUNTY OF COLUMBIA )

SS:

I, FRANK FEDERMAN, ESQUIRE attorney for **WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA** hereby verify that on **October 19, 2001** 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. Notice of Sale was sent to the Defendant(s) on **October 19, 2001** by certified mail return receipt requested see Exhibit "B" attached hereto.

DATE: November 9, 2001

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

7206 4575 1294 4116 0353

TO: SCOTT A. BUNGE  
141 SOUTH 4TH STREET  
CATAWISSA, PA 18720

SENDER: KMD

REFERENCE: SALES / 0091839079

PS Form 3800, June 2000

RETURN RECEIPT SERVICE	Postage	57	14
	Certified Fee	2.10	
	Return Receipt Fee	1.50	
	Restricted Delivery	3.20	0.00
	Total Postage & Fees	7.37	3.20

U.S. Postal Service

POSTMARK ON DATE

Receipt for  
Certified Mail

No Insurance Coverage Provided  
Do Not Use for International Mail

Name and Address of Sender

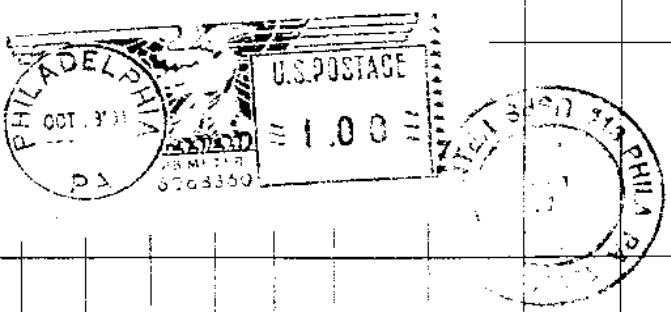
FEDERMAN & PHELAN  
ONE PENN CENTER PLAZA, SUITE 1400  
PHILADELPHIA, PA 19103-1814

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	*****	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105		
2	*****	DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE, P.O. BOX 380 BLOOMSBURG, PA 17815		
3		TENANT/OCCUPANT 141 SOUTH 4TH STREET CATAWISSA, PA 18720		
4		SCOTT A. BUNGE 141 SOUTH 4TH STREET CATAWISSA, PA 18720		
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Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	

TEAM 3

RE: BUNGE, SCOTT

KMD



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

WASHINGTON MUTUAL HOME LOANS,  
INC.

Docket # 111 ED 2001

VS

SCOTT A. BUNGE

AFFIDAVIT OF SERVICE

NOW, THIS THURSDAY NOVEMBER 15, 2001, AT 2:15 PM, SERVED THE WITHIN EXECUTION  
MORTGAGE FORECLOSURE UPON SCOTT A. BUNGE AT ABRAZINSKAS TREE  
FARM ST 42 CATAWISSA, PA, BY HANDING TO SCOTT A. BUNGE A TRUE AND ATTESTED  
COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO HIM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS FRIDAY, NOVEMBER 16, 2001

  
NOTARY PUBLIC

X  
SHERIFF HARRY A. ROADARMEL JR.

X   
DEPUTY SHERIFF  
A. MALDONADO

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

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

WASHINGTON MUTUAL HOME LOANS,  
INC.

VS.

SCOTT A. BUNGE

WRIT OF EXECUTION #111 OF 2001 ED

POSTING OF PROPERTY

THURSDAY NOVEMBER 8, 2001 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF SCOTT A. BUNGE AT 141 SOUTH 4<sup>TH</sup> ST. CATAWISSA COLUMBIA  
COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY CHIEF  
DEPUTY SHERIFF TIMOTHY CHAMBERLAIN.



SO ANSWERS:

  
CHIEF DEPUTY SHERIFF

SHERIFF, HARRY A. ROADARMEL, JR.

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 14TH DAY OF NOVEMBER 2001

  
  
Tami B. Kline, Prathy  
Barbara J. Smith  
Notary Public  
By Court Order of Nov. 2001

**FEDERMAN AND PHELAN, L.L.P.**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy Boulevard**  
**Suite 1400**  
**Philadelphia, PA 19103-1814**  
**215-563-7000**  
**Main Fax 215-563-5534**  
**Frank.Mott@fedphe-pa.com**

October 24, 2001

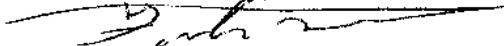
Office of the Sheriff  
COLUMBIA County Courthouse

RE: WASHINGTON MUTUAL HOME LOANS, INC.  
V. SCOTT A. BUNGE  
COLUMBIA COUNTY, NO. 2001-CV-393

Dear Sir/madam,

Please find attached a copy of the original Affidavit(s), which has been sent for filing with the COLUMBIA Prothonotary's Office as of the date of this letter.

Yours truly,



Frank Mott  
for Federman and Phelan

**\*\*\*PROPERTY IS LISTED FOR THE 12/12/01 SHERIFF'S SALE.\*\*\***

FEDERMAN AND PHELAN

ATTORNEY FOR PLAINTIFF

BY: Michele M. Bradford, Esq.

Atty. I.D. #69849

1617 John F. Kennedy Boulevard Suite 1400

Philadelphia, PA 19103-1814

(215) 563-7000

WASHINGTON MUTUAL  
HOME MORTGAGE, INC.,  
F/K/A PNC MORTGAGE CORP  
OF AMERICA

COURT OF COMMON PLEAS

vs.

CIVIL DIVISION

SCOTT A. BUNGE

COLUMBIA COUNTY

NO. 2001-CV-393

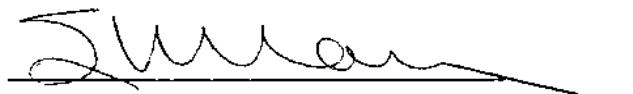
**ORDER**

AND NOW, this 19 day of July, 2001, upon consideration of

Plaintiff's Motion for Service Pursuant to Special Order of Court and the Affidavit of Reasonable Investigation attached thereto, it is hereby **ORDERED** that Plaintiff may obtain service of the Complaint on the above captioned Defendant(s) **SCOTT A. BUNGE**, by mailing a true and correct copy of the Complaint by certified mail and regular mail to the Defendant's last known address, and to the mortgaged premises located at **141 SOUTH 4TH STREET, CATAWISSA, PA 18720**.

Service of the aforementioned mailings is effective upon the date of mailing and is to be done by Plaintiff's attorney, who will file with the Prothonotary's Office an Affidavit as to the mailing.

BY THE COURT:

  
J.

**FEDERMAN AND PHELAN**

**BY: FRANK FEDERMAN**

IDENTIFICATION NO. 12248

SUITE 1400 - ONE PENN CENTER

PHILADELPHIA, PA 19103

215) 563-7000

ATTORNEY FOR PLAINTIFF

WASHINGTON MUTUAL HOME LOANS, INC.

vs.

COLUMBIA COUNTY  
COURT OF COMMON PLEAS  
CIVIL DIVISION

SCOTT A. BUNGE

NO. 2001-CV-393

VERIFICATION

I hereby certify that a true and correct copy of the Notice of Sheriff's Sale in the above captioned matter was sent by regular mail and certified mail, return receipt requested, to the following person(s) SCOTT A. BUNGE on 10/19/01 at 141 SOUTH 4TH STREET, CATAWISSA, PA 18720 in accordance with the Order of Court dated, 7/19/01.

The undersigned understands that this statement is made subject to the penalties of 18 PA. C.S. s4904 relating to unsworn falsification to authorities.

  
FRANK FEDERMAN, ESQUIRE  
ATTORNEY FOR PLAINTIFF

DATE: October 24, 2001

7106 4575 1294 4116 0353

**TO:** SCOTT A. BUNGE  
141 SOUTH 4TH STREET  
CATAWISSA, PA 18720

**SENDER:** KMD

**REFERENCE:** SALES / 0091839079

PS Form 3800, June 2000

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	Certified Fee		2.10
	Return Receipt Fee		1.50
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	Total Postage & Fees	7.37	5.20

US Postal Service

**Receipt for  
Certified Mail**

No Insurance Coverage Provided  
Do Not Use for International Mail

POSTMARK OR DATE



Name and Address of Sender

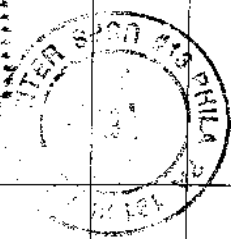
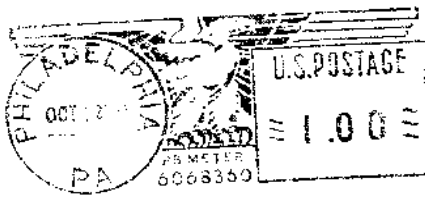
FEDERMAN & PHELAN  
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TEAM 3

RE: BUNGE, SCOTT

KMD



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

111-01

## SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVED AND TIME STAMP WRIT

10-5-01

DOCKET AND INDEX

10-17-01

SET FILE FOLDER UP

10-17-01

CHECK FOR PROPER INFO

WRIT OF EXECUTION

✓

COPY OF DESCRIPTION

✓

WHEREABOUTS OF LAST KNOWN ADDRESS

✓

NON-MILITARY AFFIDAVIT

NOTICES OF SHERIFF'S SALE

5

WATCHMAN RELEASE FORM

✓

AFFIDAVIT OF LEINS LIST

✓

CHECK FOR \$1200.00

\$ 157931

\* 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

File Dec. 12, 2001 at 1500

POST ALL DATES ON CALANDER

Post 11-9 Also Nov. 21, 28 &amp; Dec 5

\* 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

**FEDERMAN AND PHELAN, LLP**

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

**Attorney for Plaintiff**

**WASHINGTON MUTUAL HOME LOANS,  
INC. F/K/A PNC MORTGAGE CORP OF  
AMERICA**

**539 SOUTH 4TH AVENUE**

**LOUISVILLE, KY 40202**

**Plaintiff,**

**v.**

**SCOTT A. BUNGE**

**141 SOUTH 4TH STREET**

**CATAWISSA, PA 18720**

**Defendant(s).**

**COLUMBIA COUNTY  
COURT OF COMMON PLEAS**

**CIVIL DIVISION**

**NO. 2001-CV-393**

*2001-ED-111*

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

**TO: SCOTT A. BUNGE  
141 SOUTH 4TH STREET  
CATAWISSA, PA 18720**

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 **141 SOUTH 4TH STREET, CATAWISSA, PA 18720** is scheduled to be sold at Sheriff's Sale on December 12, 2001, at 3:00 P.M., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of **\$41,680.77** obtained by **WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA**, (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, **WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA**, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call (215) 563-7000.

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

You may need an attorney to assert your rights. The sooner you contact one, the better chance you will have of stopping the Sale. (See the Notice below on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE  
OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE.**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.
2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the value of your property.
3. The Sale will go through only if the buyer pays the Sheriff the full amount due in the Sale. To find out if this has happened, you may call (215) 563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A Schedule of Distribution of the money bid for real estate will be filed by the Sheriff on \_\_\_\_\_. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reason why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
7. You may also have other rights and defenses or ways of getting your home back if you act immediately after the Sale.

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

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

## DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in the Borough of Catawissa, County of Columbia, State of Pennsylvania, bounded and described as follows:

BEGINNING on East side of Fourth Street, on the South by the lands now or formerly of Laura Rarig, on the West by an alley, and on the North by land now or formerly of Mrs Frank Phillips. Said lot being thirty-five feet in width on said Fourth Street and running back two hundred feet to an alley. Whereon is erected a two story frame dwelling and out buildings.

Parcel #08-01-053

TITLE TO SAID PREMISES IS VESTED IN Scott A. Bunge by Deed from James Fegley, Executor of the Estate of Charles E. Fegley, et al dated 9/14/95, recorded 9/28/95, in Record Book 607, page 341.

Premises being: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

By: FRANK FEDERMAN  
Identification No. 12248  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
Attorney for Plaintiff  
(215)563-7000

**WASHINGTON MUTUAL HOME LOANS, INC.  
F/K/A PNC MORTGAGE CORP OF AMERICA  
539 SOUTH 4TH AVENUE  
LOUISVILLE, KY 40202**

V.

**SCOTT A. BUNGE**  
**141 SOUTH 4TH STREET**  
**CATAWISSA, PA 18720**

**Defendant(s).**

:  
 : COLUMBIA COUNTY  
 : COURT OF COMMON PLEAS  
 :  
 : CIVIL DIVISION  
 :  
 : NO. 2001-CV-393  
 : 2001-ED-111  
 :

**WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA**, 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 **141 SOUTH 4TH STREET, CATAWISSA, PA 18720**.

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

NAME \_\_\_\_\_

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

SCOTT A. BUNGE

**141 SOUTH 4TH STREET  
CATAWISSA, PA 18720  
PRESENT WHEREABOUTS UNKNOWN**

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

NAME \_\_\_\_\_

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

**Same as above**

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
4. Name and address of the last recorded holder of every mortgage of record:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
5. Name and address of every other person who has any record lien on the property:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | NAME  | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|---|---|
| TENANT/OCCUPANT   | 141 SOUTH 4TH STREET<br>CATAWISSA, PA 18720   |
| DOMESTIC RELATIONS<br>OF COLUMBIA COUNTY                    | COLUMBIA COUNTY COURTHOUSE<br>P.O. BOX 380<br>BLOOMSBURG, PA 17815                    |
| COMMONWEALTH OF<br>PENNSYLVANIA<br>DEPARTMENT OF<br>WELFARE | P.O. BOX 2675<br>HARRISBURG, PA 17105   |

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.

October 2, 2001  
Date

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

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

WASHINGTON MUTUAL HOME  
LOANS, INC. F/K/A PNC  
MORTGAGE CORP OF AMERICA

vs.  
SCOTT A. BUNGE

IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, PENNSYLVANIA

No. 2001-CV-393 Term 2001

WRIT OF EXECUTION  
(Mortgage Foreclosure)

*2001-ED-111*

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: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720  
(See Legal Description attached)

Amount Due

\$41,680.77

Interest from 9/29/01 to Sale  
at \$6.85per diem

\$\_\_\_\_\_ and costs.

Dated

Oct. 3, 2001  
(SEAL)

*Ami B. Kline*

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

## DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in the Borough of Catawissa, County of Columbia, State of Pennsylvania, bounded and described as follows:

BEGINNING on East side of Fourth Street, on the South by the lands now or formerly of Laura Rarig, on the West by an alley, and on the North by land now or formerly of Mrs Frank Phillips. Said lot being thirty-five feet in width on said Fourth Street and running back two hundred feet to an alley. Whereon is erected a two story frame dwelling and out buildings.

Parcel #08-01-053

TITLE TO SAID PREMISES IS VESTED IN Scott A. Bunge by Deed from James Fegley, Executor of the Estate of Charles E. Fegley, et al dated 9/14/95, recorded 9/28/95, in Record Book 607, page 341.

Premises being: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

# SHERIFF'S SALE

---

WEDNESDAY DECEMBER 12, 2001 AT 3:00 PM

---

BY VIRTUE OF A WRIT OF EXECUTION NO. 111 OF 2001 ED AND CIVIL WRIT NO. 393 OF 2001 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, 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 the Borough of Catawissa, County of Columbia, State of Pennsylvania, bounded and described as follows: BEGINNING on East side of Fourth Street, on the South by the lands now or formerly of Laura Rarig, on the West by an alley, and on the North by land now or formerly of Mrs Frank Phillips. Said lot being thirty-five feet in width on said Fourth Street and running back two hundred feet to an alley. Whereon is erected a two story frame dwelling and out buildings.

PARCEL #08-01-053

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PREMISES BEING: 141 South 4<sup>th</sup> St., Catawissa, PA 17820

## 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 (8) days after the sale is 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 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  
Frank Federman, Esq.  
1617 John F. Kennedy Blvd., Suite 1400  
Philadelphia, PA 19103-1814

Sheriff of Columbia County  
Harry A. Roadarmel, Jr.

**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

Date: October 17, 2001

To:

Re: Washington Mutual Home Loans, Inc. vs. Scott A. Bunge

No: 111 of 2001 E.D. and No. 393 of 2001 J.D.

To Whom It May Concern:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this Property, notify this office IMMEDIATELY. Please feel free to contact me with any Questions you may have.

Respectfully,

Harry A. Roadarmel, Jr.  
Sheriff of Columbia County

**FEDERMAN AND PHELAN, LLP**

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

**Attorney for Plaintiff**

**WASHINGTON MUTUAL HOME LOANS,  
INC. F/K/A PNC MORTGAGE CORP OF  
AMERICA**

**539 SOUTH 4TH AVENUE**

**LOUISVILLE, KY 40202**

**Plaintiff,**

**v.**

**SCOTT A. BUNGE**

**141 SOUTH 4TH STREET**

**CATAWISSA, PA 18720**

**Defendant(s).**

**COLUMBIA COUNTY  
COURT OF COMMON PLEAS**

**CIVIL DIVISION**

**NO. 2001-CV-393**

*2001-ED-111*

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

**TO: SCOTT A. BUNGE  
141 SOUTH 4TH STREET  
CATAWISSA, PA 18720**

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 **141 SOUTH 4TH STREET, CATAWISSA, PA 18720** is scheduled to be sold at Sheriff's Sale on December 12, 2001, at 3:00 P.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of \$41,680.77 obtained by WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA, (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, WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call (215) 563-7000.

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

You may need an attorney to assert your rights. The sooner you contact one, the better chance you will have of stopping the Sale. (See the Notice below on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE.**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.
2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the value of your property.
3. The Sale will go through only if the buyer pays the Sheriff the full amount due in the Sale. To find out if this has happened, you may call (215) 563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A Schedule of Distribution of the money bid for real estate will be filed by the Sheriff on \_\_\_\_\_. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reason why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
7. You may also have other rights and defenses or ways of getting your home back if you act immediately after the Sale.

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

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

**DESCRIPTION**

ALL THAT CERTAIN piece, parcel or tract of land situate in the Borough of Catawissa, County of Columbia, State of Pennsylvania, bounded and described as follows:

BEGINNING on East side of Fourth Street, on the South by the lands now or formerly of Laura Rarig, on the West by an alley, and on the North by land now or formerly of Mrs Frank Phillips. Said lot being thirty-five feet in width on said Fourth Street and running back two hundred feet to an alley. Whereon is erected a two story frame dwelling and out buildings.

Parcel #08-01-053

TITLE TO SAID PREMISES IS VESTED IN Scott A. Bunge by Deed from James Fegley, Executor of the Estate of Charles E. Fegley, et al dated 9/14/95, recorded 9/28/95, in Record Book 607, page 341.

Premises being: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

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

WASHINGTON MUTUAL HOME  
LOANS, INC. F/K/A PNC  
MORTGAGE CORP OF AMERICA

IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, PENNSYLVANIA

No. 2001-CV-393 Term 2001

WRIT OF EXECUTION  
(Mortgage Foreclosure)

*2001-ED-111*

vs.  
SCOTT A. BUNGE

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: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720  
(See Legal Description attached)

Amount Due

\$41,680.77

Interest from 9/29/01 to Sale  
at \$6.85per diem

\$\_\_\_\_\_and costs.

Dated

Oct. 3, 2001  
(SEAL)

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

**DESCRIPTION**

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Premises being: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

By: FRANK FEDERMAN  
Identification No. 12248  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
Attorney for Plaintiff  
(215)563-7000

**WASHINGTON MUTUAL HOME LOANS, INC.  
F/K/A PNC MORTGAGE CORP OF AMERICA  
539 SOUTH 4TH AVENUE  
LOUISVILLE, KY 40202**

**Y.**

**SCOTT A. BUNGE**  
141 SOUTH 4TH STREET  
CATAWISSA, PA 18720

**Defendant(s).**

**COLUMBIA COUNTY  
COURT OF COMMON PLEAS**

**CIVIL DIVISION**

**NO. 2001-CV-393**

2001-ED-111

**WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA**, Plaintiff in the above action, by its attorney, **FRANK FEDERMAN, ESQUIRE**, sets forth as of the date the Praeceptum for the Writ of Execution was filed, the following information concerning the real property located at **141 SOUTH 4TH STREET, CATAWISSA, PA 18720**.

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

NAME \_\_\_\_\_

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

**SCOTT A. BUNGE**

141 SOUTH 4TH STREET  
CATAWISSA, PA 18720  
PRESENT WHEREABOUTS UNKNOWN

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

NAME \_\_\_\_\_

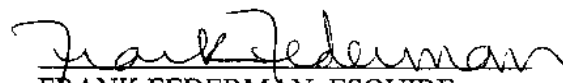
LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)

**Same as above**

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
4. Name and address of the last recorded holder of every mortgage of record:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
5. Name and address of every other person who has any record lien on the property:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None |   |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | NAME  | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|---|---|
| TENANT/OCCUPANT   | 141 SOUTH 4TH STREET<br>CATAWISSA, PA 18720   |
| DOMESTIC RELATIONS<br>OF COLUMBIA COUNTY                    | COLUMBIA COUNTY COURTHOUSE<br>P.O. BOX 380<br>BLOOMSBURG, PA 17815                    |
| COMMONWEALTH OF<br>PENNSYLVANIA<br>DEPARTMENT OF<br>WELFARE | P.O. BOX 2675<br>HARRISBURG, PA 17105   |

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.

October 2, 2001  
Date

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

By: FRANK FEDERMAN  
Identification No. 12248  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
Attorney for Plaintiff  
(215)563-7000

**WASHINGTON MUTUAL HOME LOANS, INC.  
F/K/A PNC MORTGAGE CORP OF AMERICA  
539 SOUTH 4TH AVENUE  
LOUISVILLE, KY 40202**

v.

**SCOTT A. BUNGE**  
**141 SOUTH 4TH STREET**  
**CATAWISSA, PA 18720**

**COLUMBIA COUNTY  
COURT OF COMMON PLEAS**

**CIVIL DIVISION**

**NO. 2001-CV-393**

2001-ED-111

**WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA**, 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 **141 SOUTH 4TH STREET, CATAWISSA, PA 18720**.

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

141 SOUTH 4TH STREET

**CATAWISSA, PA 18720**

## PRESENT WHEREABOUTS UNKNOWN

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

**Same as above**

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

NAME

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

None

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

NAME

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

None

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

NAME

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

None

6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:

NAME

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

None

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

NAME

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

**TENANT/OCCUPANT**

**141 SOUTH 4TH STREET  
CATAWISSA, PA 18720**

**DOMESTIC RELATIONS  
OF COLUMBIA COUNTY**

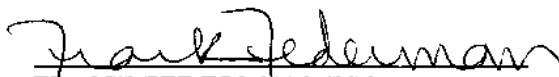
**COLUMBIA COUNTY COURTHOUSE  
P.O. BOX 380  
BLOOMSBURG, PA 17815**

**COMMONWEALTH OF  
PENNSYLVANIA  
DEPARTMENT OF  
WELFARE**

**P.O. BOX 2675  
HARRISBURG, PA 17105**

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.

October 2, 2001  
Date

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

By: FRANK FEDERMAN  
Identification No. 12248  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
Attorney for Plaintiff  
(215)563-7000

**WASHINGTON MUTUAL HOME LOANS, INC.  
F/K/A PNC MORTGAGE CORP OF AMERICA  
539 SOUTH 4TH AVENUE  
LOUISVILLE, KY 40202**

V.

**SCOTT A. BUNGE**  
**141 SOUTH 4TH STREET**  
**CATAWISSA, PA 18720**

**Defendant(s).**

**COLUMBIA COUNTY  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
NO. 2001-CV-393**

**NO. 2001-CV-393**

2001-ED-111

**WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC MORTGAGE CORP OF AMERICA**, 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 **141 SOUTH 4TH STREET, CATAWISSA, PA 18720**.

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

NAME \_\_\_\_\_

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

**SCOTT A. BUNGE**

141 SOUTH 4TH STREET

**CATAWISSA, PA 18720**

### PRESENT WHEREABOUTS UNKNOWN

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

NAME \_\_\_\_\_

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**Same as above**

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
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- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
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- | 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:
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|---|---|
| TENANT/OCCUPANT   | 141 SOUTH 4TH STREET<br>CATAWISSA, PA 18720   |
| DOMESTIC RELATIONS<br>OF COLUMBIA COUNTY                    | COLUMBIA COUNTY COURTHOUSE<br>P.O. BOX 380<br>BLOOMSBURG, PA 17815                    |
| COMMONWEALTH OF<br>PENNSYLVANIA<br>DEPARTMENT OF<br>WELFARE | P.O. BOX 2675<br>HARRISBURG, PA 17105   |

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October 2, 2001  
Date

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

**FEDERMAN AND PHELAN, LLP**

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

**Attorney for Plaintiff**

**WASHINGTON MUTUAL HOME LOANS,  
INC. F/K/A PNC MORTGAGE CORP OF  
AMERICA**

**539 SOUTH 4TH AVENUE**

**LOUISVILLE, KY 40202**

**Plaintiff,**

**v.**

**SCOTT A. BUNGE**

**141 SOUTH 4TH STREET**

**CATAWISSA, PA 18720**

**Defendant(s).**

**COLUMBIA COUNTY  
COURT OF COMMON PLEAS**

**CIVIL DIVISION**

**NO. 2001-CV-393**

*2001-ED-111*

**CERTIFICATION**

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

☐ an FHA Mortgage

☐ non-owner occupied

☐ vacant

☒ Act 91 procedures have been fulfilled

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

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

**FEDERMAN AND PHELAN, LLP**

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Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

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Attorney for Plaintiff

(215)563-7000

**Attorney for Plaintiff**

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INC. F/K/A PNC MORTGAGE CORP OF  
AMERICA**

**539 SOUTH 4TH AVENUE**

**LOUISVILLE, KY 40202**

**Plaintiff,**

**v.**

**SCOTT A. BUNGE**

**141 SOUTH 4TH STREET**

**CATAWISSA, PA 18720**

**Defendant(s).**

:  
:  
: **COLUMBIA COUNTY**  
: **COURT OF COMMON PLEAS**  
:  
: **CIVIL DIVISION**  
:  
: **NO. 2001-CV-393**  
: *2001-ED-111*  
:  
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- ☐ non-owner occupied
- ☐ vacant
- ☒ Act 91 procedures have been fulfilled

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FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability on the part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

 (Attorney for Plaintiff(s)) (SEAL)

WAIVER OF INSURANCE - Now, \_\_\_\_\_, 20\_\_\_\_, the Sheriff is hereby released from all liability to protect the property described in the within named execution by insurance, which insurance is hereby waived.

\_\_\_\_\_  
(Attorney for Plaintiff(s)) (SEAL)

HARRY A. ROADARMEL  
COLUMBLA County, Pa.

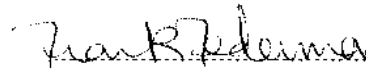
Sheriff

Sir: — There will be placed in your hands

for service a Writ of \_\_\_\_\_EXECUTION (REAL ESTATE)\_\_\_\_\_, styled as

follows: WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC  
MORTGAGE CORP OF AMERICA vs SCOTT A. BUNGE and

The defendant will be found at 141 SOUTH 4TH STREET,  
CATAWISSA, PA 18720

 Attorney for Plaintiff

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

See attached legal description

## DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in the Borough of Catawissa, County of Columbia, State of Pennsylvania, bounded and described as follows:

BEGINNING on East side of Fourth Street, on the South by the lands now or formerly of Laura Rarig, on the West by an alley, and on the North by land now or formerly of Mrs Frank Phillips. Said lot being thirty-five feet in width on said Fourth Street and running back two hundred feet to an alley. Whereon is erected a two story frame dwelling and out buildings.

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Premises being: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability on the part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Frank R. Edelman (SEAL)  
(Attorney for Plaintiff(s))

WAIVER OF INSURANCE - Now, \_\_\_\_\_, 20\_\_\_\_, the Sheriff is hereby released from all liability to protect the property described in the within named execution by insurance, which insurance is hereby waived.

(SEAL)  
(A Return for Plaintiff(s))

HARRY A. ROADARMEL  
COLUMBIA County, Pa.

Sheriff

Sir: — There will be placed in your hands

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

follows: WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC  
MORTGAGE CORP OF AMERICA vs SCOTT A. BUNGE and

The defendant will be found at 141 SOUTH 4TH STREET,  
CATAWISSA, PA 18720

Frank R. Edelman Attorney for Plaintiff

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Frank R. Pederman (SEAL)  
(Attorney for Plaintiff(s))

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(Attorney for Plaintiff(s)) (SEAL)

HARRY A. ROADARMEL

Sheriff

COLUMBIA County, Pa.

Sir: — There will be placed in your hands

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

follows: WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC  
MORTGAGE CORP OF AMERICA vs SCOTT A. BUNGE and

The defendant will be found at 141 SOUTH 4TH STREET,  
CATAWISSA, PA. 18720

Frank R. Pederman Attorney for Plaintiff

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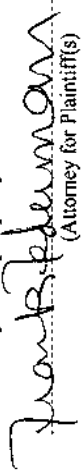
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 (SEAL)  
(Attorney for Plaintiff(s))

WAIVER OF INSURANCE - Now, \_\_\_\_\_, 20\_\_\_\_, the Sheriff is hereby released from all liability to protect the property described in the within named execution by insurance, which insurance is hereby waived.

(SEAL)  
(Attorney for Defendant(s))

HARRY A. ROADARMEL

COLUMBIA County, Pa.

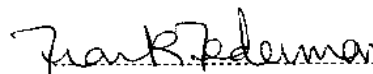
Sheriff

Sir: — There will be placed in your hands

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

follows: WASHINGTON MUTUAL HOME LOANS, INC. F/K/A PNC  
MORTGAGE CORP OF AMERICA vs SCOTT A. BUNGE and

The defendant will be found at 141 SOUTH 4TH STREET,  
CATAWISSA, PA 18720

 Attorney for Plaintiff

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

See attached legal description

## DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in the Borough of Catawissa, County of Columbia, State of Pennsylvania, bounded and described as follows:

BEGINNING on East side of Fourth Street, on the South by the lands now or formerly of Laura Rarig, on the West by an alley, and on the North by land now or formerly of Mrs Frank Phillips. Said lot being thirty-five feet in width on said Fourth Street and running back two hundred feet to an alley. Whereon is erected a two story frame dwelling and out buildings.

Parcel #08-01-053

TITLE TO SAID PREMISES IS VESTED IN Scott A. Bunge by Deed from James Fegley, Executor of the Estate of Charles E. Fegley, et al dated 9/14/95, recorded 9/28/95. in Record Book 607, page 341.

Premises being: 141 SOUTH 4TH STREET, CATAWISSA, PA 18720

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# SHERIFF'S RETURN

WASHINGTON MUTUAL HOME LOANS, INC.  
F/K/A PNC MORTGAGE CORP OF AMERICA

Plaintiff

vs.

SCOTT A. BUNGE

Defendants

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY

No. 2001-CV-393 CD Term, 2001

WRIT

ISSUED

NOW, \_\_\_\_\_ 2001, I, \_\_\_\_\_ High Sheriff of Columbia County, Pennsylvania,  
do hereby deputize the Sheriff of \_\_\_\_\_ County, Pennsylvania, to execute this Writ. This deputation  
being made at the request and risk of the Plaintiff.  
Defendants alleged address is \_\_\_\_\_

\_\_\_\_\_  
Sheriff, Columbia County, Pennsylvania

By \_\_\_\_\_  
Deputy Sheriff

## AFFIDAVIT OF SERVICE

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

Sworn and Subscribed before me

So Answers,

this \_\_\_\_\_

day of \_\_\_\_\_ 20 \_\_\_\_\_

\_\_\_\_\_  
Notary Public

BY: \_\_\_\_\_  
Sheriff

\_\_\_\_\_  
20, \_\_\_\_\_, See return endorsed hereon by Sheriff of  
\_\_\_\_\_  
County, Pennsylvania, and made a part of this  
return

So Answers,

\_\_\_\_\_  
Sheriff

\_\_\_\_\_  
Deputy Sheriff

# SHERIFF'S DEPARTMENT

<b>SHERIFF SERVICE</b> <b>PROCESS RECEIPT and AFFIDAVIT OF RETURN</b>	<b>INSTRUCTIONS:</b> Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date _____
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Plaintiff WASHINGTON MUTUAL HOME LOANS, INC.  F/K/A PNC MORTGAGE CORP OF AMERICA	Court Number 2001-CV-393
---	-----------------------------

Defendant SCOTT A. BUNGE	Type or Writ of Complaint EXECUTION/NOTICE OF SALE
-----------------------------	---

<b>SERVE</b>  <b>AT</b>	{	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>SCOTT A. BUNGE</u>  ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>141 SOUTH 4TH STREET, CATAWISSA, PA 18720</u>
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SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

**SERVE DEFENDANT WITH THE NOTICE OF SALE.**

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

\_\_\_\_\_  
Sheriff of BLAIR County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date
---	-----------------------------------	------

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

PLAINTIFF	Court Number
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**RETURNED:**

AFFIRMED and subscribed to before me this _____ day  of _____ 19____	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 80%;">           SO ANSWERS            Signature of Dep. Sheriff         </td> <td style="width: 20%;">           Date         </td> </tr> <tr> <td>           Signature of Sheriff         </td> <td>           Date         </td> </tr> <tr> <td colspan="2">           Sheriff of _____         </td> </tr> </table>	SO ANSWERS Signature of Dep. Sheriff	Date	Signature of Sheriff	Date	Sheriff of _____	
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Sheriff of _____							

# SHERIFF'S DEPARTMENT

## SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.

Expiration date

Plaintiff  
WASHINGTON MUTUAL HOME LOANS, INC.  
F/K/A PNC MORTGAGE CORP OF AMERICA

Court Number  
2001-CV-393

Defendant  
SCOTT A. BUNGE

Type or Writ of Complaint  
EXECUTION/NOTICE OF SALE

**SERVE**  
  
**AT**

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.  
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)  
**141 SOUTH 4TH STREET, CATAWISSA, PA 18720**

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

**PLEASE POST THE PREMISES WITH THE SHERIFF'S HANDBILL OF SALE.**

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

Sheriff of BLAIR County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN -- Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff  
\_\_\_\_ Defendant  
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400  
Philadelphia, PA 19103-1814

Telephone Number  
(215)563-7000

Date

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

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this \_\_\_\_\_ day  
of \_\_\_\_\_ 19

SO ANSWERS  
Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER • SEE REVERSE SIDE FOR COMPLETE SECURITY FEATURES

FEDERMAN & PHELAN  
ATTORNEY ESCROW ACCOUNT  
ONE PENN CENTER, SUITE 1400  
PHILADELPHIA, PA 19103-1814

COMMERCE BANK  
PHILADELPHIA, PA 19148

3-180/360

CHECK NO  
157931

ORR 10-02-2001

DATE	AMOUNT
10/2/2001	*****1,200.00

Void after 90 days

Pay ONE THOUSAND TWO HUNDRED AND 00/100 DOLLARS

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

TECHNICAL SECURITY

Frank Federman

THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR PRESS HERE • RED IMAGE DISAPPEARS WITH HEAT.

157931 036001808136 150866 611