

Bank of New York vs. DAVID A. LATHY & BEZDZIECKI

o. 24-01 E.D. No. 1339-2000 J.D. Date of Sale 8-21-01 Time of Sale 10:30

DOCKET & RETURN	\$	<u>15.-</u>	
SERVICE PER DEFENDANT OR GARNISHEE		<u>120.-</u>	
LEVY ( PER PARCEL)		<u>15.-</u>	
MAILING COSTS		<u>22.00</u>	
ADVERTISING, SALE BILLS & COPIES		<u>17.50</u>	
ADVERTISING SALE (PLUS NEWSPAPER)		<u>15.-</u>	
MILEAGE		<u>27.50</u>	
POSTING HANDBILL		<u>15.-</u>	
CRYING/ADJOURN SALE (EACH SALE)		<u>10.-</u>	
SHERIFF'S DEED		<u>25.-</u>	
TRANSFER TAX FORM		<u>25.-</u>	
DISTRIBUTION FORM		<u>25.-</u>	
OTHER <u>NOTARY</u>		<u>12.-</u>	
<u>COPIES</u>		<u>3.50</u>	
TOTAL *****	\$		<u>272.50</u>
			<u>357.50</u>

PRESS-ENTERPRISE INC	\$	<u>430.40</u>	
SOLICITOR'S SERVICES		<u>75.-</u>	
TOTAL *****	\$		<u>430.40</u>
			<u>505.40</u>

PROTHONOTARY (NOTARY)	\$	<u>10.-</u>	
RECORDER OF DEEDS		<u>28.50</u>	
OTHER			
TOTAL *****	\$		<u>10.00</u>
			<u>38.50</u>

## REAL ESTATE TAXES:

BOROUGH, TWP & COUNTY TAXES	20	\$		
SCHOOL DISTRICT TAXES	20			
DELINQUENT TAXES	20.00		<u>1688.97</u>	<u>10.00</u>
TOTAL *****		\$		<u>1688.97</u>

## MUNICIPAL FEES DUE:

SEWER- MUNICIPAL	20	\$		
WATER- MUNICIPAL	20			
TOTAL *****		\$		<u>- 0 -</u>

## SURCHARGE FEE: STATE TREASURER ( TRAINING FEE )

TOTAL *****	\$		<u>90.-</u>
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MISCELLANEOUS	\$		
	\$		
TOTAL *****	\$		<u>792.90</u>

TOTAL COSTS ( OPEN BID ) *****	\$	<u>2680.37</u>
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**FEDERMAN and PHELAN, LLP**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy Boulevard**  
**Suite 1400**  
**Philadelphia, PA 19103-1814**  
**Phone - (215) 563-7000**  
**Main Fax - (215) 563-5534**

Kristin DeMuro  
Ext. 1283

Representing Lenders in  
Pennsylvania and New Jersey

**Via Telefax - (570) 784-0257**

May 22, 2000

Memorandum

To: Office of the Sheriff  
Columbia County

Attn: Real Estate Dept.

Re: No. 2000-CV-1339  
DANIEL A. BEZDZIECKI AND CATHY J. BEZDZIECKI

Premises: RR #3, BOX 64  
SHICKSHINNY, PA 18655

Please **STAY** the Sheriff's sale relative to the above referenced matter, which is scheduled for **MAY 24, 2001**. Chapter 13 Bankruptcy (01-02145-JJT) was filed on 5/16/01.

Thank you.

Very truly yours,



Kristin DeMuro for  
Federman and Phelan

kmd  
cc: ROSICKI, ROSICKI & ASSOCIATES, P.C.  
Attn: - Foreclosure Department  
Loan No.: 40168346  
Fax No. (516) 873-7244

MAY-22-2001 17:53

2155633826

P.01

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) 784-6100

SHERIFF'S REAL ESTATE FINAL COST SHEET

Bank of New York VS LAUREL A - CATHERINE S. BARDZISZKI

NO. 24-01 E.D. NO. 1339-2000 J.D.

DATE OF SALE: 5-27-01

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 \$ \_\_\_\_\_

permitted.  
 ■ 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.

2. ☐ Restricted Delivery  
 Consult postmaster for fee.

4a. Article Number  
 70000520001714215238

4b. Service Type  
☐ Registered ☒ Certified  
☐ Express Mail ☐ Insured  
☒ Return Receipt for Merchandise ☐ COD  
 7. Date of Delivery **MAR 27 2001**

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

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)  
**X** *[Signature]*

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

PS Form 3811, December 1994

Is your RETURN ADDRESS completed on the reverse side?

**SENDER:**  
 ■ Complete items 1 and/or 2 for additional services.  
 ■ Complete items 3, 4 and 14b.  
 ■ 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): 24-01  
 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  
 70000520001714215207

4b. Service Type  
☐ Registered ☒ Certified  
☐ Express Mail ☐ Insured  
☒ Return Receipt for Merchandise ☐ COD  
 7. Date of Delivery **MAR 27 2001**

5. Received By: (Print Name)  
*[Signature]*

6. Signature: (Addressee or Agent)  
**X** *[Signature]*

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

PS Form 3811, December 1994 102595-97-B-0179 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, 4 and 14b.  
 ■ 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): 24-01  
 1. ☒ Addressee's Address  
 2. ☐ Restricted Delivery  
 Consult postmaster for fee.

4a. Article Number  
 70000520001714215214

4b. Service Type  
☐ Registered ☒ Certified  
☐ Express Mail ☐ Insured  
☒ Return Receipt for Merchandise ☐ COD  
 7. Date of Delivery **3/27/01**

5. Received By: (Print Name)  
 M. VONDERHEID

6. Signature: (Addressee or Agent)  
**X** *[Signature]*

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

SMALL BUSINESS ADMINISTRATION  
 7 NORTH WILKES-BARRE BLVD  
 WILKES-BARRE, PA 18702-5241

PS Form 3811, December 1994 102595-97-B-0179 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, 4 and 14b.  
 ■ 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): 24-01  
 1. ☒ Addressee's Address  
 2. ☐ Restricted Delivery  
 Consult postmaster for fee.

4a. Article Number  
 70000520001714215221

4b. Service Type  
☐ Registered ☒ Certified  
☐ Express Mail ☐ Insured  
☐ Return Receipt for Merchandise ☐ COD  
 7. Date of Delivery **MAR 27 2001**

5. Received By: (Print Name)  
*[Signature]*

6. Signature: (Addressee or Agent)  
**X** *[Signature]*

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

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

PS Form 3811, December 1994 102595-97-B-0179 Domestic Return Receipt

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

THE BANK OF NEW YORK (AS TRUSTEE UNDER  
THE POOLING AND SERVICING AGREEMENT DATED  
AS OF NOVEMBER 30, 1997, SERIES 1997-D)

Plaintiff

CIVIL DIVISION

SHERIFF'S  
COPY

vs.

No. 2000-CV-1339

DANIEL A. BEZDZIECKI

CATHY J. BEZDZIECKI

Defendants

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

COMMONWEALTH OF PENNSYLVANIA

SS:

COUNTY OF COLUMBIA

I, FRANK FEDERMAN, ESQ., attorney for THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D) hereby verify that on APRIL 12, 2001, true and correct copies of the Notice of Sheriff's Sale were served by certificate of mailing to the recorded lienholder(s), and any known interested party, see Exhibit "A" attached hereto, and the Notice of Sale was sent to defendant(s) on APRIL 12, 2001 by first class mail and certified mail return receipt requested, see Exhibit "B" attached hereto.

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

Date: MAY 16, 2001

7106 4575 1294 2930 8562

TO: CATHY J. BEZDZIECKI  
RR #3, BOX 64  
SHICKSHINNY, PA 18655

SENDER: ATB

REFERENCE: SALES

PS Form 3800, June 2000

RETURN RECEIPT SERVICE	Postage	.34
	Certified Fee	1.90
	Return Receipt Fee	1.50
	Restricted Delivery	3.20
	Total Postage & Fees	6.94

US Postal Service

POSTMARK OR DATE

Receipt for

Certified Mail

No Insurance Coverage Provided  
Do Not Use for International Mail

7106 4575 1294 2930 8555

TO: DANIEL A. BEZDZIECKI  
RR #3 BOX 64  
SHICKSHINNY, PA 18655

SENDER: ATB

REFERENCE: SALES

PS Form 3800, June 2000

RETURN RECEIPT SERVICE	Postage	.34
	Certified Fee	1.90
	Return Receipt Fee	1.50
	Restricted Delivery	3.20
	Total Postage & Fees	6.94

US Postal Service

POSTMARK OR DATE

Receipt for

Certified Mail

No Insurance Coverage Provided  
Do Not Use for International Mail

Name and Address of Sender



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

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	*****	DANIEL A. BEZDZIECKI RR #3 BOX 64 SHICKSHINNY, PA 18655		
4		CATHY J. BEZDZIECKI RR #3, BOX 64 SHICKSHINNY, PA 18655		
5		TENANT/OCCUPANT RR #3, BOX 64 SHICKSHINNY, PA 18655		
6		DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815		
7		COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105		
8				
9				
10				
11				
12				
13				
14				
15				
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster (Print Name of Receiving Employee)	

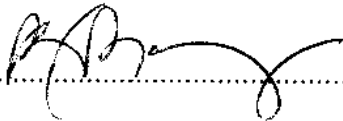
RE: BEZDZIECKI

ATB

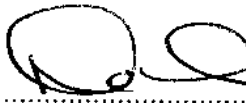
PHILADELPHIA  
APR 12 2011  
U.S. POSTAGE  
\$1.75  
65083560

STATE OF PENNSYLVANIA  
COUNTY OF COLUMBIA } SS

Paula J. Barry, Publisher's Assistant being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily continuously in said Town, County and State since the day of its establishment; that hereto attached is a copy of the legal notice or advertisement in the May 3, 10, 17, 2001 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.

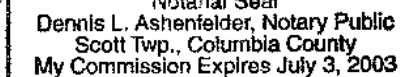
  
.....

Sworn and subscribed to before me this 17<sup>th</sup> day of MAY 2001

  
.....

(Notary Public)

My commission expires

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

Member, Pennsylvania Association of Notaries

And now, ....., 20....., I hereby certify that the advertising and publication charges amounting to \$ 430.40 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  
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.

THE BANK OF NEW YORK  
VS.

DANIEL & CATHY BEZDZIECKI

WRIT OF EXECUTION #24OF 2001 ED

POSTING OF PROPERTY

MONDAY APRIL 23, 2001      POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF DANIEL & CATHY BEZDZIECKI AT RR#3 BOX 64 SHICHSHINNY, PA  
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY  
DEPUTY SHERIFF JAMES ARTER.

SO ANSWERS:

DEPUTY SHERIFF

SHERIFF, HARRY A ROADARMEL, JR.

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 25<sup>TH</sup> DAY OF APRIL, 2001

SARAH J. HOWER

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

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

THE BANK OF NEW YORK

Docket # 24ED2001

VS

WRIT OF EXECUTION MORTGAGE  
FORECLOSURE

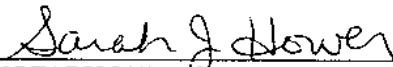
DANIEL A. AND CATHY J. BEZDZIECKI

AFFIDAVIT OF SERVICE

NOW, THIS WEDNESDAY APRIL 11, 2001, AT 11:00 AM, SERVED THE WITHIN WRIT OF EXECUTION MORTGAGE FORECLOSURE UPON DANIEL A. BEZDZIECKI AT RR#3 BOX 64 SHICKSHINNY, PA BY HANDING TO CATHY J. BEZDZIECKI, WIFE, A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO HER THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS THURSDAY, APRIL 19, 2001

  
\_\_\_\_\_  
NOTARY PUBLIC  
SARAH J. HOWER

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

X  
\_\_\_\_\_  
SHERIFF HARRY A. ROADARMEL JR.

  
\_\_\_\_\_  
J. ARTER  
DEPUTY SHERIFF

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

THE BANK OF NEW YORK

Docket # 24ED2001

VS

WRIT OF EXECUTION MORTGAGE  
FORECLOSURE

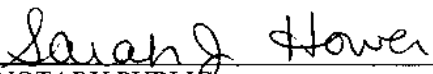
DANIEL A. AND CATHY J. BEZDZIECKI

AFFIDAVIT OF SERVICE

NOW, THIS WEDNESDAY APRIL 11, 2001, AT 11:00 AM, SERVED THE WITHIN WRIT OF EXECUTION MORTGAGE FORECLOSURE UPON CATHY J. BEZDZEICKI AT RR#3 BOX 64 SHICKSHINNY, PA BY HANDING TO CATHY J. BEZDZIECKI A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO HER THE CONTENTS THEREOF.

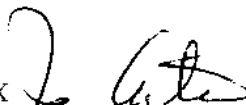
SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS THURSDAY, APRIL 19, 2001

  
\_\_\_\_\_  
NOTARY PUBLIC  
SARAH J. HOWER

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

X \_\_\_\_\_  
SHERIFF HARRY A. ROADARMEL JR.

X  \_\_\_\_\_  
J. ARTER  
DEPUTY SHERIFF

HARRY A. ROADARMEL, JR.



24-01

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

## SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVED AND TIME STAMP WRIT 3-12-01  
DOCKET AND INDEX 3-26-01  
SET FILE FOLDER UP 3-26-01  
CHECK FOR PROPER INFO  
WRIT OF EXECUTION 2  
COPY OF DESCRIPTION 13  
WHEREABOUTS OF LAST KNOWN ADDRESS ✓  
NON-MILITARY AFFIDAVIT ✓  
NOTICES OF SHERIFF'S SALE 12  
WATCHMAN RELEASE FORM ✓  
AFFIDAVIT OF LEINS LIST ✓  
CHECK FOR \$1200.00 # 124178 (900.00)

\* IF ANY OF THE ABOVE ARE MISSING DO NOT PROCEED ANY FURTHER WITH SALE  
NOTIFY THE ATTY TO SEND ADDITIONAL INFO.

SET SALE DATE AND ADV. DATES AND POSTING DATES May 24, 2001 10:30 AM

POST ALL DATES ON CALANDER Post Apr 23 Adv May 3, 10, 17

- \* 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 DOCKET 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 \_\_\_\_\_

# SHERIFF'S SALE

THURSDAY MAY 24, 2001 AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 24 OF 2001 ED AND CIVIL WRIT NO. 1339 OF 2000 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 or tract of land situate in the Township of Fishing creek. County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows, to wit:  
BEGINNING at an iron pin, a corner of the South side of Legislative Route No. 19080, leading to Legislative Route No. 19078 and to Jonestown, and being north 00 degrees 19 minutes 38 seconds west, a distance of 46.01 feet from the Northeast Property Corner to Penna. D. O. T. Right-of-Way marker No. 70; thence along Legislative Route No. 19080 South 40 degrees 42 minutes 20 seconds west, a distance of 311.23 feet an iron pin, a corner in other Land at the Grantors; thence along other Land of the Grantors north 33 degrees 14 minutes 40 seconds west, a distance of 127.57 feet to an iron pin corner; thence along other land of the Grantors north 34 degrees 32 minutes 13 seconds, East, a distance of 323.09 feet to an iron pin corner; thence south 33 degrees 14 minutes 40 seconds east, a distance of 163.70 feet to an iron pin corner on Legislative Route No. 19080, the place of beginning.  
(Tax Parcel #15-17-18-2)

TITLE TO SAID PREMISES IS VESTED IN Daniel A. Bezdziecki and Cathy J. Bezdziecki, their heirs and assigns by Deed from American Housing Trust I, dated 8/15/95, recorded 9/19/95, in Record Book 606, Page 534.

Premises being: RR #3, BOX 64, SHICKSHINNY, P A 18655

## TERMS OF SALE

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

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

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

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

Federman and Phelan  
One Penn Center, Suite 1400  
1617 John F. Kennedy Blvd.  
Philadelphia, PA 19103-1814

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**

**THE BANK OF NEW YORK (AS TRUSTEE  
UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF NOVEMBER  
30, 1997, SERIES 1997-D)  
ONE OLD COUNTRY ROAD, SUITE 375  
CARLE PLACE, NY 11514**

**Plaintiff,**

**v.**

**DANIEL A. BEZDZIECKI**

**CATHY J. BEZDZIECKI**

**RR #3, BOX 64**

**SHICKSHINNY, PA 18655**

**Defendant(s).**

**:  
:  
: COLUMBIA COUNTY  
: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO. 2000-CV-1339  
:  
:  
:  
:  
:**

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

**TO: DANIEL A. BEZDZIECKI  
CATHY J. BEZDZIECKI  
RR #3, BOX 64  
SHICKSHINNY, PA 18655**

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 **RR #3, BOX 64, SHICKSHINNY, PA 18655** is scheduled to be sold at Sheriff's Sale on May 24, 2001, at 10:30 a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of **\$119,069.59** obtained by THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D), (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, THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D), 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 or tract of land situate in the Township of Fishingcreek, County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin, a corner of the South side of Legislative Route No. 19080, leading to Legislative Route No. 19078 and to Jonestown, and being north 00 degrees 19 minutes 38 seconds west, a distance of 46.01 feet from the Northeast Property Corner to Penna. D. O. T. Right-of-Way Marker No. 70; thence along Legislative Route No. 19080 South 40 degrees 42 minutes 20 seconds west, a distance of 311.23 feet an iron pin, a corner in other Land at the Grantors; thence along other Land of the Grantors north 33 degrees 14 minutes 40 seconds west, a distance of 127.57 feet to an iron pin corner; thence along other land of the Grantors north 34 degrees 32 minutes 13 seconds, East, a distance of 323.09 feet to an iron pin corner; thence south 33 degrees 14 minutes 40 seconds east, a distance of 163.70 feet to an iron pin corner on Legislative Route No. 19080, the place of beginning.

(Tax Parcel #15-17-18-2)

TITLE TO SAID PREMISES IS VESTED IN Daniel A. Bezdziecki and Cathy J. Bezdziecki, their heirs and assigns by Deed from American Housing Trust I, dated 8/15/95, recorded 9/19/95, in Record Book 606, Page 534.

Premises being: RR #3, BOX 64, SHICKSHINNY, PA 18655

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

THE BANK OF NEW YORK (AS  
TRUSTEE UNDER THE POOLING  
AND SERVICING AGREEMENT  
DATED AS OF NOVEMBER 30,  
1997, SERIES 1997-D)

vs.

DANIEL A. BEZDZIECKI

CATHY J. BEZDZIECKI

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: RR #3, BOX 64, SHICKSHINNY, PA 18655  
(See Legal Description attached)

Amount Due

\$119,069.59

Interest from 03/03/01 to Sale  
at \$19.57 per diem

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

*Tamara B. Kline*

*Barbara J. Salvetta*  
(Clerk) Office of the Prothonotary, Common Pleas Court  
of Columbia County, Penna. *Chf. Dep.*

Dated 03-12-01  
(SEAL)

## DESCRIPTION

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Premises being: RR #3, BOX 64, SHICKSHINNY, PA 18655

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

**THE BANK OF NEW YORK (AS TRUSTEE  
UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF NOVEMBER 30,  
1997, SERIES 1997-D)  
ONE OLD COUNTRY ROAD, SUITE 375  
CARLE PLACE, NY 11514**

V.

**DANIEL A. BEZDZIECKI  
CATHY J. BEZDZIECKI  
RR #3, BOX 64  
SHICKSHINNY, PA 18655**

**NO. 2000-CV-1339**

**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.) |
| <b>None</b> |   |
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.) |
| <b>None</b> |   |
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.) |
| <b>None</b> |   |
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.) |
| <b>None</b> |   |
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.) |
| <b>TENANT/OCCUPANT</b>  | <b>RR #3, BOX 64<br/>SHICKSHINNY, PA 18655</b>  |
| <b>DOMESTIC RELATIONS<br/>OF COLUMBIA COUNTY</b>                      | <b>COLUMBIA COUNTY COURTHOUSE<br/>P.O. BOX 380<br/>BLOOMSBURG, PA 17815</b>           |
| <b>COMMONWEALTH OF<br/>PENNSYLVANIA<br/>DEPARTMENT OF<br/>WELFARE</b> | <b>P.O. BOX 2675<br/>HARRISBURG, PA 17105</b>   |

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.

March 7, 2001  
Date

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

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Premises being: RR #3, BOX 64, SHICKSHINNY, PA 18655

**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**

**THE BANK OF NEW YORK (AS TRUSTEE  
UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF NOVEMBER  
30, 1997, SERIES 1997-D)  
ONE OLD COUNTRY ROAD, SUITE 375  
CARLE PLACE, NY 11514**

**Plaintiff,**

**v.**

**DANIEL A. BEZDZIECKI  
CATHY J. BEZDZIECKI  
RR #3, BOX 64  
SHICKSHINNY, PA 18655**

**Defendant(s).**

**: COLUMBIA COUNTY  
: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO. 2000-CV-1339  
: 2001-ED-24  
:  
:  
:  
:  
:  
:**

**CERTIFICATION**

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

- ( ) an FHA Mortgage  
( ) non-owner occupied  
( ) vacant  
(X) Act 91 procedures have been fulfilled

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

*Frank Federman, Esq.*  
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.

..... (SEAL)  
(Attorney for Plaintiff(s))

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

..... (SEAL)  
(Attorney for Plaintiff(s))

HARRY A. ROADARMEI.  
COLUMBIA County, Pa.

Sheriff

Sir: — There will be placed in your hands

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

follows: THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D) vs DANIEL A. BEZDZIECKI and CATHY J. BEZDZIECKI

The defendant will be found at RR #3, BOX 64, SHICKSIIINNY, PA 18655

.....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

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

..... (SEAL)  
(Attorney for Plaintiff(s))

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

..... (SEAL)  
(Attorney for Plaintiff(s))

HARRY A. ROADARMEL  
COLUMBIA County, Pa.

Sheriff

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

follows: THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D) vs DANIEL A. BEZDZIECKI and CATHY J. BEZDZIECKI

The defendant will be found at RR #3, BOX 64, SHICKSHINNY, PA 18655

..... 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.

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Premises being: RR #3, BOX 64, SHICKSHINNY, PA 18655

# SHERIFF'S RETURN

THE BANK OF NEW YORK (AS TRUSTEE UNDER THE  
POOLING AND SERVICING AGREEMENT DATED AS OF  
NOVEMBER 30, 1997, SERIES 1997-D)

Plaintiff

vs.

DANIEL A. BEZDZIECKI  
CATHY J. BEZDZIECKI

Defendants

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY

No. 2000-CV-1339 CD Term, 2000

WRIT

ISSUED

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

Defendants alleged address is \_\_\_\_\_

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

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

AFFIDAVIT OF SERVICE

Now, \_\_\_\_\_ 2000, at \_\_\_\_\_ O'Clock \_\_\_\_\_ m., served the within

upon \_\_\_\_\_

at \_\_\_\_\_

by handing to \_\_\_\_\_

\_\_\_\_\_ a true and correct copy of the original Notice of Sale and made known to \_\_\_\_\_  
the contents thereof.

Sworn and Subscribed before me

So Answers,

this \_\_\_\_\_

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

Notary Public

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

Sheriff

20, \_\_\_\_\_, See return endorsed hereon by Sheriff of

County, Pennsylvania, and made a part of this

return

So Answers,

Sheriff

Deputy Sheriff

# SHERIFF'S DEPARTMENT

<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.
Plaintiff THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICE AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D)		Expiration date Court Number 2000-CV-1339
Defendant DANIEL A. BEZDZIECKI & CATHY J. BEZDZIECKI		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.  
**DANIEL A. BEZDZIECKI**  
 ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)  
**RR #3, BOX 64, SHICKSHINNY, PA 18655**

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
-----------	--------------

**RETURNED:**

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

SHERIFF'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 THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICIN AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D)		Court Number 2000-CV-1339	
Defendant DANIEL A. BEZDZIECKI & CATHY J. BEZDZIECKI		Type or Writ of Complaint EXECUTION/NOTICE OF SALE	
SERVE  AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>CATHY J. BEZDZIECKI</u> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>RR #3, BOX 64, SHICKSHINNY, PA 18655</u>		

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	Telephone Number  (215)563-7000	Date
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814		


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

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

RETURNED:

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

SHERIFF'S DEPARTMENT

<p align="center"><b>SHERIFF SERVICE</b>  <b>PROCESS RECEIPT and AFFIDAVIT OF RETURN</b></p>		<p><b>INSTRUCTIONS:</b> Please type or print legibly, insuring readability of all copies. Do not detach any copies.</p>
		<p><b>Expiration date</b></p>
<p>Plaintiff</p> <p><b>THE BANK OF NEW YORK (AS TRUSTEE UNDER THE POOLING AND SERVICE AGREEMENT DATED AS OF NOVEMBER 30, 1997, SERIES 1997-D)</b></p>	<p>Court Number</p> <p><b>2000-CV-1339</b></p>	
<p>Defendant</p> <p><b>DANIEL A. BEZDZIECKI &amp; CATHY J. BEZDZIECKI</b></p>	<p>Type or Writ of Complaint</p> <p><b>EXECUTION/NOTICE OF SALE</b></p>	
<p><b>SERVE</b></p> <p></p> <p><b>AT</b></p>	<p>NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC.. TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.</p> <hr/> <p>ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)</p> <p><b>RR #3, BOX 64, SHICKSHINNY, PA 18655</b></p>	

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 <u>XX</u> Plaintiff ____ Defendant	Telephone Number	Date
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	(215)563-7000	

**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____	SO ANSWERS Signature of Dep. Sheriff	Date
	Signature of Sheriff	Date
Sheriff of _____		



## DESCRIPTION

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

BEGINNING at an iron pin, a corner of the South side of Legislative Route No. 19080, leading to Legislative Route No. 19078 and to Jonestown, and being north 00 degrees 19 minutes 38 seconds west, a distance of 46.01 feet from the Northeast Property Corner to Penna. D. O. T. Right-of-Way Marker No. 70; thence along Legislative Route No. 19080 South 40 degrees 42 minutes 20 seconds west, a distance of 311.23 feet an iron pin, a corner in other Land at the Grantors; thence along other Land of the Grantors north 33 degrees 14 minutes 40 seconds west, a distance of 127.57 feet to an iron pin corner; thence along other land of the Grantors north 34 degrees 32 minutes 13 seconds, East, a distance of 323.09 feet to an iron pin corner; thence south 33 degrees 14 minutes 40 seconds east, a distance of 163.70 feet to an iron pin corner on Legislative Route No. 19080, the place of beginning.

(Tax Parcel #15-17-18-2)

TITLE TO SAID PREMISES IS VESTED IN Daniel A. Bezdziecki and Cathy J. Bezdziecki, their heirs and assigns by Deed from American Housing Trust I, dated 8/15/95, recorded 9/19/95, in Record Book 606, Page 534.

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DOC NO	APPLY TO	DATE	INVOICE	APPLY TO INVOICE	DOC AMOUNT	DISCOUNT	PAYMENT AMOUNT
124178	103851	03/07/01	40168346		900.00	0.00	900.00
BEZDZIECKI, D							
							900.00

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

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

<b>FEDERMAN &amp; PHELAN</b> ATTORNEY ESCROW ACCOUNT ONE PENN CENTER, SUITE 1400 PHILADELPHIA, PA 19103-1814	COMMERCE BANK PHILADELPHIA, PA 19148	3-180/360	CHECK NO 124178
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DATE		AMOUNT	
3/7/2001		*****900.00	

Pay NINE HUNDRED AND 00/100 DOLLARS

Void after 90 days

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

*Frank Federman*

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