

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION

: NO. 818 OF 2000

: 2001-ED-6

WRIT OF EXECUTION

TO: THE SHERIFF OF COLUMBIA COUNTY:

To satisfy the judgment, interest and costs against the above-named Defendant, Michael L. Hunsinger.

(1) You are directed to levy upon the property of the Defendant and to sell his interest therein which property is located at R.R. #3, Box 234, Bloomsburg, Beaver Township, Columbia County, Pennsylvania, and which is particularly described in Deed Book 587, Page 013.

1. Principal	\$ 21,499.23
2. Interest	\$ 53.74
3. Attorney's Commission	\$ 3,224.88

Real Debt \$ 24,777.85 and costs

DATED: January 16, 2001

Barbara D. Schutte
PROTHONOTARY

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

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WRIT OF EXECUTION NOTICE

This paper is a Writ of Execution. It has been issued because there is a judgment against you. It may cause your property to be held or taken to pay the judgment. You may have rights to prevent your property from being taken. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly.

The law provides that you may have the right to prevent or delay the Sheriff's Sale by filing, before this sale, a petition with the Court to open or strike the judgment against you or to stay the execution.

If the judgement was entered because you did not file with the Court any defense or objection you might have within twenty (20) days after service of the Complaint for Mortgage Foreclosure and Notice to Defend, you may have the right to have the judgment opened if you promptly file a petition with the Court alleging a valid defense and a reasonable excuse for failing to file the defense on time. If the judgment is opened, the Sheriff's Sale would ordinarily be delayed pending a trial of the issue of whether the plaintiff has a valid claim to foreclose the mortgage.

You may also have the right to have the judgment stricken if the Sheriff has not made a valid return of service of the Complaint and Notice to Defend or if the judgment was entered before twenty (20) days after service or in certain other events. To exercise this right you would have to file a petition with the Court to strike the judgment.

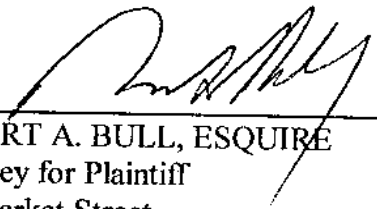
In addition, you may have the right to petition to set aside the sale for: (1) grossly inadequate price; (2) lack of competitive bidding by agreement; (3) irregularities in sale; or (4) fraud. To exercise this right you should file a petition with the Court after the sale and before the Sheriff has delivered his deed to the property.

**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 SET FORTH BELOW TO FIND OUT WHERE YOU
CAN GET LEGAL HELP.**

Susquehanna Legal Services
168 East Fifth Street
Bloomsburg, PA 17815
(717) 784-8760

LAW OFFICES OF BULL, BULL & KNECHT, LLP

Dated: January 11, 2001



ROBERT A. BULL, ESQUIRE
Attorney for Plaintiff
106 Market Street
Berwick, PA 18603
(717) 759-1231
I.D. # 25892

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

4a. Article Number
70000520001714211964

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

7. Date of Delivery
2/9/01

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

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

5. Received By: (Print Name)
MARY VONDERHEID

6. Signature: (Addressee or Agent)
X Mary Vonderheid

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

on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and
- 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, 6-01)

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

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

☒ Certified
☐ Insured
Merchandise ☐ COD

FEB 12 2001

5. Received By: (Print Name)
Daniel J. Ventura

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

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

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

on the reverse side?

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and
- 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, 6-01)

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

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

4a. Article Number
70000520001714211957

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

7. Date of Delivery
FEB 12 2001

5. Received By: (Print Name)

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, 4a, and
- 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, 6-01)

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

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

4a. Article Number
70000520001714211988

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

7. Date of Delivery

5. Received By: (Print Name)
RONALD N. FELKER

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

Network_MAESTR0 V3.3.2

MICHAEL HUMSLINGER										Lock	Reference
Customer Summary		Follow-Up		Agent: User		Account: 526330					
Remarks				Borrowers Mailing Address				Status: 21 of 2		Due Date: 05	
CONTACT CALL RUSS AT 784-4105				1230 CERRY RD				Adjustment of Terms			
RUSS-SEE NOTES				City: BLOOMSBURG				TRANSFERRED 08/97			
79 TOY DELICA				State: PA				Zip: 17815			
HAG HEARING 11/11/99 AT 11:30											
Primary Solicit		Avail Cred		#Deposits		Money @ Same Pmt		Payoff		Open Date	
0.00		0.00		0		367.15				4,930.17	
Collateral		PL 115.00		APR		Pd/Term Yrs w/Us		Reg. Pmt		ATP	
Auto/Bus/Pers Prop		00/0000		/		15		89.90		36.52	
LTV		0.00		AVERAGE							
Hely		Amount		Applied to Bal		Balance		Date Posted		Next Due	
0.00		0.00		0.00		0.00		0.00		0.00	
0.00		0.00		0.00		0.00		0.00		0.00	
0.00		0.00		0.00		0.00		0.00		0.00	
Total Amt Due =		Past Due +		Current Month		Late Charge		Mo. Pd to		DLD Cat	
0.00		0.00		0.00		0.00		0.00		30 60 90+	
Interest Due		Add-On's / Fees		Amt Move Pd To		Insurance Due		* Def Ever		Ever	
0.00		0.00		0.00		0.00		12 Mos.		12 Mos.	
								2		1	
								H/O Def			
Age		Home Phone		Work Phone		Other Phone		Best Time		Employer	
Borrower 32		570 784-4105		570-271-0253		CRACKER BARREL					
Co-Borrower											
Contact Info		Ph Home		Ph Work		Other		Hold Date		Promise Amt	
0.00		0.00		0.00		0.00		0.00		0.00	
Left Msg		No Ans		Other							
Solicit		Pre-Approved		0		00000/0000					
Not Interested		Interested		Sent Letter		Solicit Amt		0.00		Freedom Loan	
10/30/1999		Ph Friend Left Msg		RUSS-SEE NOTES						Update	
10/28/1999		Ph Friend Left Msg								Addtl. Funds	
10/26/1999		Ph Friend Left Msg		HE NOW LIVES WITH RUSS						Log Call	
SALES		PORT		WORKLIST		BRANCH ADMIN		CUSTOMER SV		SA	

Michelle Humslinger

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) 784-6300

SHERIFF'S REAL ESTATE FINAL COST SHEET

1st Nat'l Bank Berwick VS Michael L. Hunsicker

NO. 6-2001 E.D. NO. 818-2000 J.D.

DATE OF SALE: 4-18-01

BID PRICE (INCLUDES COSTS) \$ 72,000.

POUNDATE--2% OF BID PRICE \$ 1440.

TRANSFER TAX 2%, FAIR MARKET PRICE \$-

MISC. COSTS \$ 2140.26

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2580.26

PURCHASER(S): The First National Bank of Berwick

ADDRESS: 111 West Front Street, Berwick, PA 18603

NAME(S) ON DEED: The First National Bank of Berwick

PURCHASER(S) SIGNATURE(S): [Signature] AVP

AMOUNT RECEIVED BY PURCHASER:

TOTAL AMOUNT DUE \$ 2580.26

LESS DEPOSIT \$ 1200.

DOWN PAYMENT \$

TOTAL DUE IN
EIGHT DAYS \$ 1380.26

REAL ESTATE
SHERIFF'S SALE - COST SHEET

1st North Street, Broomfield VS. Shirley L. Thompson
No. 6-2001 E.D. No. 818-2000 J.D. Date of Sale 4-18-01 Time of Sale 10:30

DOCKET & RETURN	\$	<u>15.-</u>
SERVICE PER DEFENDANT OR GARNISHEE		<u>135.-</u>
LEVY (PER PARCEL)		<u>15.-</u>
MAILING COSTS		<u>18.70</u>
ADVERTISING, SALE BILLS & COPIES		<u>18.50</u>
ADVERTISING SALE (PLUS NEWSPAPER)		<u>15.-</u>
MILEAGE		<u>23.-</u>
POSTING HANDBILL		<u>12.-</u>
CRYING/ADJOURN SALE (EACH SALE)		<u>10.-</u>
SHERIFF'S DEED		<u>35.-</u>
TRANSFER TAX FORM		<u>25.-</u>
DISTRIBUTION FORM		<u>75.-</u>
OTHER <u>COPIES</u>		<u>4.50</u>
<u>NOTARIAL</u>		<u>12.-</u>
TOTAL *****	\$	<u>366.70</u>

PRESS-ENTERPRISE INC	\$	<u>534.44</u>
SOLICITOR'S SERVICES		<u>75.-</u>
TOTAL *****	\$	<u>609.44</u>

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

REAL ESTATE TAXES:		
BOROUGH, TWP & COUNTY TAXES	20	\$ <u>54.01</u>
SCHOOL DISTRICT TAXES	20	
DELINQUENT TAXES	20	<u>971.55</u>
TOTAL *****		\$ <u>1025.62</u>

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

SURCHARGE FEE: STATE TREASURER (TRAINING FEE)		
TOTAL *****		\$ <u>100.-</u>

MISCELLANEOUS <u>Don't know</u>	\$	<u>907.96 (NOT QUOTED)</u>
	\$	
TOTAL *****		\$

TOTAL COSTS (OPEN BID) *****\$ 2140.26

Date: 04/20/2001

Columbia County Court of Common Pleas

NO. 1001906

Time: 09:13 AM

Receipt

Page 1 of 1

Received of: Columbia County Sheriff's Office \$ 10.00

Ten and 00/100 Dollars

Amount

Misc Fee 10.00

Total: 10.00

Check: 13560

Payment Method: Check

Amount Tendered: 10.00

Tami Kline, Prothonotary

By: Deputy Clerk

Clerk: BSILVETT

Tax Notice 2001 County & Municipality
BEAVER TWP
MAKE CHECKS PAYABLE TO:
Elizabeth Chyko
456 BEAVER VALLEY RD
Bloomsburg PA 17815

HOURS: WED 6:30 - 8:00PM MARCH & APRIL
4/18 & 4/27: 10 AM TO NOON
4/26 & 4/30: 6:30 PM TO 8:00PM; CLOSED
PHONE: 570-784-3982

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

HUNSINGER MICHAEL L
340 MAIN STREET
CATAWISSA PA 17820

If you desire a receipt, send a self-addressed stamped envelope with your payment
THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

FOR: COLUMBIA COUNTY		DATE		BILL NO.	
		03/01/2001		426	
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL. PENALTY
GENERAL	8,564	4.096	34.38	35.08	38.59
SINKING		.845	7.10	7.24	7.96
TWP RE		1.5	12.59	12.85	14.14
The discount & penalty have been calculated for your convenience					
PAY THIS AMOUNT		April 30 If paid on or before		55.17	June 30 If paid after
CITY		TWP		This tax returned to courthouse on:	
Discount	2 %	2 %		June 30	
Penalty	10 %	10 %		If paid after	
PARCEL: 01 -04 -004-01,000					
1 Acres		Land		5,445	
Buildings				3,119	
Total Assessment				8,564	
FILE COPY					

Tax Notice 2001 County & Municipality
BEAVER TWP
MAKE CHECKS PAYABLE TO:
Elizabeth Chyko
456 BEAVER VALLEY RD
Bloomsburg PA 17815

HOURS: WED 6:30 - 8:00PM MARCH & APRIL
4/18 & 4/27: 10 AM TO NOON
4/26 & 4/30: 6:30 PM TO 8:00PM; CLOSED
PHONE: 570-784-3982

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

KURIAN GERALD J & KATHERINE I
638 STATE ROAD
BLOOMSBURG PA 17815

If you desire a receipt, send a self-addressed stamped envelope with your payment
THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

FOR: COLUMBIA COUNTY		DATE		BILL NO.	
		03/01/2001		497	
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL. PENALTY
GENERAL	24,441	4.096	98.11	100.11	110.12
SINKING		.845	20.24	20.65	22.72
TWP RE		1.5	35.93	36.66	40.33
The discount & penalty have been calculated for your convenience					
PAY THIS AMOUNT		April 30 If paid on or before		157.42	June 30 If paid after
CITY		TWP		This tax returned to courthouse on:	
Discount	2 %	2 %		January 1, 2002	
Penalty	10 %	0 %			
PARCEL: 01 -04 -033-01,000					
638 STATE RD		Land		7,205	
2.76 Acres		Buildings		17,236	
Total Assessment				24,441	
FILE COPY					

↑ This one is usually pd promptly by bank

HARRY A. ROADARMEL, JR.



6-01

 PHONE
 (570) 389-5622

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

 24 HOUR PHONE
 (570) 784-6300

SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVED AND TIME STAMP WRIT 1-16-01
 DOCKET AND INDEX 2-8-01
 SET FILE FOLDER UP 2-8-01
 CHECK FOR PROPER INFO
 WRIT OF EXECUTION 4
 COPY OF DESCRIPTION 7
 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 CHK# 176015 (900.00) # 176667 (300.00)

* 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 April 18, 2001 at 1030
 POST ALL DATES ON CALANDER Post Mar 16 Adv. Mar 28, Apr 4, 11

- * 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 LE. 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 _____

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION

:

: NO. 818 OF 2000

:

2001-ED 6

NOTICE OF SHERIFF'S SALE
OF REAL ESTATE

TO: MICHAEL L. HUNSINGER
340 MAIN STREET
CATAWISSA, PA 17820

Michael L. Hunsinger, Defendant herein and owner of the Real Estate hereinafter
described:


NOTICE IS HEREBY GIVEN that by virtue of the above-captioned Writ of Execution
issued under the above-captioned Judgment, directed to the Sheriff of Columbia County, there
will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the
Courthouse, in the Town of Bloomsburg, Columbia County, Pennsylvania, on April 18,
2001, at 10 30 o'clock A.M., eastern time, in the forenoon of the said day, all your right,
title and interest in and to ALL that certain piece or parcel of land situate at R.R. #3, Box 234,
Beaver Township, Bloomsburg, Columbia County, Pennsylvania, the same more particularly
described in Exhibit "A", attached hereto and incorporated herein.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will
within thirty (30) days thereafter file a schedule of distribution in his office, where the same will

be available for inspection and that distribution will be made in accordance with this schedule unless exceptions are filed thereto within ten (10) days thereafter.

LAW OFFICES OF
BULL, BULL & KNECHT, LLP

Dated: Jan 12, ²⁰⁰¹~~2000~~



ROBERT A. BULL, ESQUIRE
Attorney for Plaintiff
106 Market Street
Berwick, PA 18603
(717) 759-1231
I.D. # 25892

EXHIBIT "A"

(R.R. #3, BOX 234, BLOOMSBURG, BEAVER TOWNSHIP, PENNSYLVANIA):

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

BEGINNING at a P.K. nail (set) common corner with lands of Reed Rick Miller, common corner with lands of Emerson B. Gilmore and in the centerline of Township Route No. 628; THENCE along the centerline of said Township Route No. 628, South 26 degrees 09 minutes 00 seconds West, 82.59 feet to a P.K. nail (set); THENCE along same, South 30 degrees 28 minutes 37 seconds West, 69.37 feet to a P.K. nail (set) common corner with Parcel "B"; THENCE along said Parcel "B", North 65 degrees 56 minutes 42 seconds West, 66.82 feet to a rebar (set); THENCE along same, South 73 degrees 33 minutes 03 seconds West, 225.75 feet to a rebar (set) in line of lands of the aforesaid Reed Rick Miller; North 36 degrees 24 minutes 00 seconds East, 344.61 feet to a rebar (found); THENCE along same, South 53 degrees 33 minutes 43 seconds East, 179.74 feet to a P.K. nail, the place of BEGINNING. CONTAINING 1.000 acre of land in all.

BEING more fully shown as Parcel "A" on a survey draft by Beishline Surveying of Stillwater, Pennsylvania, dated November 25, 1988.

THIS CONVEYANCE IS MADE SUBJECT to all matters shown on the aforementioned survey draft and to all matters appearing in the chain of title to the premises.

BEING THE SAME PREMISES conveyed to Michael L. Hunsinger, single, by deed of Michael L. Hunsinger and Kimerly K. Hunsinger, his wife, dated December 21, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 587, Page 13.

PREMISES IMPROVED with a single family dwelling, more commonly known as **R.R. #3, Box 234, Bloomsburg, PA 17815**, Beaver Township, Columbia County, Pennsylvania.

THE FIRST NATIONAL BANK OF BERWICK,	PLAINTIFF	: IN THE COURT OF COMMON PLEAS : OF THE 26 TH JUDICIAL DISTRICT : COLUMBIA COUNTY BRANCH, PA : CIVIL ACTION - LAW : MORTGAGE FORECLOSURE ACTION :
VS.		
MICHAEL L. HUNSINGER	DEFENDANT	: NO. 818 OF 2000 : <i>2001-ETD-6</i>

AFFIDAVIT PURSUANT TO RULE 3129.1

THE FIRST NATIONAL BANK OF BERWICK, PENNSYLVANIA, Plaintiff in the above action, sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at R.R. #3, Box 234, Bloomsburg, Columbia County, Pennsylvania, the same being more particularly described in Exhibit "A", attached.

1. Name and address of Owner or Reputed Owner:

<u>Name</u>	<u>Address</u>
Michael L. Hunsinger	340 Main Street Catawissa, PA 17820

2. Name and address of Defendant in Judgment:

<u>Name</u>	<u>Address</u>
Michael L. Hunsinger	340 Main Street Catawissa, PA 17820

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

<u>Name</u>	<u>Address</u>
Bud Hunsinger (307,1985)	11A Street Danville, PA 17821
Bud Hunsinger (1007, 1985)	R.D. #3 Bloomsburg, PA 17815

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

<u>Name</u>	<u>Address</u>
The First National Bank of Berwick (590-706)	111 West Front Street Berwick, PA 18603

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

<u>Name</u>	<u>Address</u>
Citifinancial Service, Inc. (762-2000)	326 East Street Bloomsburg, PA 17815

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:

<u>Name</u>	<u>Address</u>
N/A	

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

<u>Name</u>	<u>Address</u>
Columbia County Tax Claim Bureau	Columbia County Court House P.O. Box 380 Bloomsburg, PA 17815
Elizabeth Chyko Beaver Twp. Tax Collector	R.R. #3, Box 553 Bloomsburg, PA 17815
PA American Water Co.	852 Wesley Drive Mechanicsburg, PA 17055

Our records indicated that you may hold a mortgage, judgment, lien, leasehold or other interest in the property subject to the Sheriff Sale which may be extinguished by the sale. You may wish to attend the sale to protect your interest. The Sheriff Sale is to satisfy the judgment in mortgage foreclosure obtained by The First National Bank of Berwick, PA on December 13, 2000 in the amount of \$24,777.85 plus per diem at the rate of \$5.37 from March 17, 2000.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff but no later than thirty (30) days after the Sale. Distribution will be made in accordance with the schedule, unless exceptions are filed thereto within ten (10) days after the filing of the schedule.

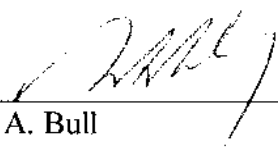
YOUR LIEN OR INTEREST IN THIS PROPERTY MAY BE LOST OR

OTHERWISE AFFECTED ADVERSELY BY THIS SHERIFF SALE. A LAWYER CAN ADVISE YOU MORE SPECIFICALLY HOW YOUR RIGHTS MAY BE AFFECTED.

I verify that the statements made in this Affidavit are true and correct to the best of my personal knowledge or information and 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.

BULL, BULL & KNECHT, LLP

Dated: January 11, 2001



Robert A. Bull
Attorney for Plaintiff

EXHIBIT "A"

(R.R. #3, BOX 234, BLOOMSBURG, BEAVER TOWNSHIP, PENNSYLVANIA):

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

BEGINNING at a P.K. nail (set) common corner with lands of Reed Rick Miller, common corner with lands of Emerson B. Gilmore and in the centerline of Township Route No. 628; THENCE along the centerline of said Township Route No. 628, South 26 degrees 09 minutes 00 seconds West, 82.59 feet to a P.K. nail (set); THENCE along same, South 30 degrees 28 minutes 37 seconds West, 69.37 feet to a P.K. nail (set) common corner with Parcel "B"; THENCE along said Parcel "B", North 65 degrees 56 minutes 42 seconds West, 66.82 feet to a rebar (set); THENCE along same, South 73 degrees 33 minutes 03 seconds West, 225.75 feet to a rebar (set) in line of lands of the aforesaid Reed Rick Miller; North 36 degrees 24 minutes 00 seconds East, 344.61 feet to a rebar (found); THENCE along same, South 53 degrees 33 minutes 43 seconds East, 179.74 feet to a P.K. nail, the place of BEGINNING. CONTAINING 1.000 acre of land in all.

BEING more fully shown as Parcel "A" on a survey draft by Beishline Surveying of Stillwater, Pennsylvania, dated November 25, 1988.

THIS CONVEYANCE IS MADE SUBJECT to all matters shown on the aforementioned survey draft and to all matters appearing in the chain of title to the premises.

BEING THE SAME PREMISES conveyed to Michael L. Hunsinger, single, by deed of Michael L. Hunsinger and Kimerly K. Hunsinger, his wife, dated December 21, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 587, Page 13.

PREMISES IMPROVED with a single family dwelling, more commonly known as **R.R. #3, Box 234, Bloomsburg, PA 17815**, Beaver Township, Columbia County, Pennsylvania.

01-04-004 91,000

SHERIFF'S SALE DESCRIPTION

By virtue of a Writ of Execution No. _____ of 2001, issued out of the Court of Common Pleas of Columbia County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the Courthouse, in the Town of Bloomsburg, Columbia County, Pennsylvania, on _____, 2001 at _____ o'clock __.m., in the forenoon of the said day, all the right, title and interest of the Defendant(s) in and to:

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

BEGINNING at a P.K. nail (set) common corner with lands of Reed Rick Miller, common corner with lands of Emerson B. Gilmore and in the centerline of Township Route No. 628; THENCE along the centerline of said Township Route No. 628, South 26 degrees 09 minutes 00 seconds West, 82.59 feet to a P.K. nail (set); THENCE along same, South 30 degrees 28 minutes 37 seconds West, 69.37 feet to a P.K. nail (set) common corner with Parcel "B"; THENCE along said Parcel "B", North 65 degrees 56 minutes 42 seconds West, 66.82 feet to a rebar (set); THENCE along same, South 73 degrees 33 minutes 03 seconds West, 225.75 feet to a rebar (set) in line of lands of the aforesaid Reed Rick Miller; North 36 degrees 24 minutes 00 seconds East, 344.61 feet to a rebar (found); THENCE along same, South 53 degrees 33 minutes 43 seconds East, 179.74 feet to a P.K. nail, the place of BEGINNING. CONTAINING 1.000 acre of land in all.

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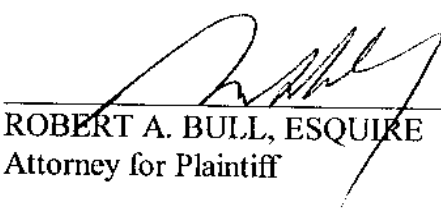
PREMISES IMPROVED with a single family dwelling, more commonly known as **R.R. #3, Box 234, Bloomsburg, PA 17815**, Beaver Township, Columbia County, Pennsylvania.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will within thirty (30) days thereafter file a schedule of distribution in his office, where the same will be

available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN into execution at the suit of The First National Bank of Berwick against Defendant, Michael L. Hunsinger, and will be sold by:

HARRY A. ROADARMEL
Sheriff of Columbia County



ROBERT A. BULL, ESQUIRE
Attorney for Plaintiff

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

ROBERT A. BULL, ESQ.
106 MARKET ST.
BERWICK, PA 18603

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

THE FIRST NATIONAL BANK OF BERWICK

VS.

MICHAEL L. HUNSINGER

WRIT OF EXECUTION #60F 2001 ED

POSTING OF PROPERTY

FRIDAY MARCH 16, 2001 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF MICHAEL L. HUNSINGER AT RR#3 BOX 234 BLOOMSBURG, PA 17815
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY
DEPUTY SHERIFF RYAN KING.

SO ANSWERS:

DEPUTY SHERIFF

SHERIFF, HARRY A. ROADARMEL, JR.

SWORN TO AND SUBSCRIBED BEFORE ME

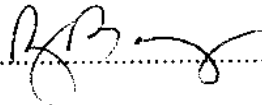
THIS 23RD DAY OF MARCH, 2001

SARAH J. HOWER

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

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 March 28; April 4, 11, 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.

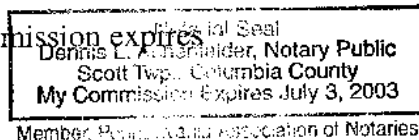
..........

Sworn and subscribed to before me this 11th day of April 2001.

..........

(Notary Public)

My commission expires



And now,, 20....., I hereby certify that the advertising and publication charges amounting to \$534.44 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

PRESS/ENTERPRISE
Lackawanna Avenue
Bloomsburg, PA 17815

Date: February 8, 2001

Re: Sheriff's Sale Advertising Dates

First National Bank VS. Michael L. Hunsinger
of Berwick
No. 6 of 2001 ED No. 818 of 2000 JD

Dear Sir:

Please Advertise the enclosed SHERIFF SALE on the following dates:

1st week March 28, 2001 SALE: APRIL 18, 2001 at 10:30 AM

2nd week April 4, 2001

3rd week April 11, 2001

Feel free to contact me if you have any questions.

Respectfully,

Harry A. Roadarmel Jr.
Harry A. Roadarmel, Jr.
Sheriff

MICHAEL L. HUNSTINGER
DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION
:
: NO. 818 OF 2000
:
: 2001-ED-6

WRIT OF EXECUTION

TO: THE SHERIFF OF COLUMBIA COUNTY:

To satisfy the judgment, interest and costs against the above-named Defendant, Michael L. Hunsinger.

(1) You are directed to levy upon the property of the Defendant and to sell his interest therein which property is located at R.R. #3, Box 234, Bloomsburg, Beaver Township, Columbia County, Pennsylvania, and which is particularly described in Deed Book 587, Page 013.

1. Principal	\$ 21,499.23
2. Interest	\$ 53.74
3. Attorney's Commission	\$ 3,224.88

Real Debt . . . \$ 24,777.85 and costs

DATED: January 10, 2001

Barbara A. Lundy
PROTHONOTARY

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION
:

: NO. 818 OF 2000

: *2001-ED-6*

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1. Principal	\$ 21,499.23
2. Interest	\$ 53.74
3. Attorney's Commission	<u>\$ 3,224.88</u>

Real Debt \$ 24,777.85 and costs

DATED: January 11 2001

Barbara J. Selwitz
PROTHONOTARY *Barbara J. Selwitz*

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION
:

: NO. 818 OF 2000

:

2001-ED-6

AFFIDAVIT OF LAST KNOWN ADDRESS

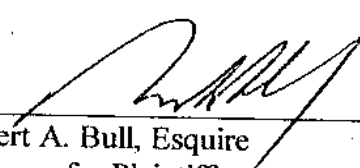
COMMONWEALTH OF PENNSYLVANIA :

: SS

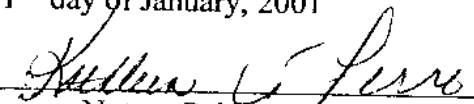
COUNTY OF COLUMBIA :

ROBERT A. BULL, ESQUIRE, being duly sworn according to law, does depose and say that he is the Attorney for the Plaintiff and that he makes this Affidavit on the Plaintiff's behalf and that he is authorized to do so on behalf of the Plaintiff; and that to the best of his knowledge, information and belief, the name and last known address of the Defendant in the above captioned judgment is:

MICHAEL L. HUNSINGER
340 MAIN STREET
CATAWISSA, PA 17820


Robert A. Bull, Esquire
Attorney for Plaintiff

Sworn to and subscribed to before me
this 11th day of January, 2001


Notary Public

NOTARIAL SEAL
KATHLEEN T. FERRO, NOTARY PUBLIC
BERWICK, COLUMBIA COUNTY, PA
MY COMMISSION EXPIRES: 6-11-2001

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION

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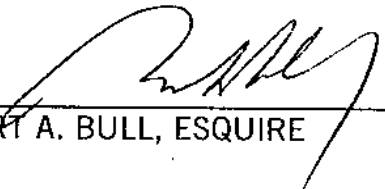
: NO. 818 OF 2000

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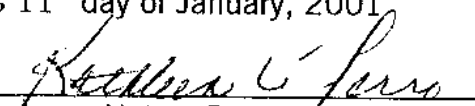
2001-ED-6

WATCHMAN RELEASE FORM

I, ROBERT A. BULL, ESQUIRE, being duly sworn according to law, depose and say that I am the Attorney for the Plaintiff, that I make this waiver on behalf of the within Plaintiff, The First National Bank of Berwick, and being authorized so to do, waive the right to the placing of a Watchman and/or insurance on the property located at R.R. #3, Box 234, Bloomsburg, Beaver Township, Columbia County, Pennsylvania, in the above mortgage foreclosure action.


ROBERT A. BULL, ESQUIRE

Sworn to and subscribed to before
this 11th day of January, 2001


Notary Public

NOTARIAL SEAL
KATHLEEN T. FERRO, NOTARY PUBLIC
BERWICK, COLUMBIA COUNTY, PA
MY COMMISSION EXPIRES: 6-11-2001

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION
:

: NO. 818 OF 2000

: 2001-ED-6

AFFIDAVIT OF LAST KNOWN ADDRESS

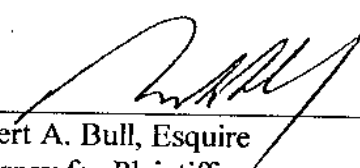
COMMONWEALTH OF PENNSYLVANIA :

: SS

COUNTY OF COLUMBIA :

ROBERT A. BULL, ESQUIRE, being duly sworn according to law, does depose and say that he is the Attorney for the Plaintiff and that he makes this Affidavit on the Plaintiff's behalf and that he is authorized to do so on behalf of the Plaintiff; and that to the best of his knowledge, information and belief, the name and last known address of the Defendant in the above captioned judgment is:

MICHAEL L. HUNSINGER
340 MAIN STREET
CATAWISSA, PA 17820


Robert A. Bull, Esquire
Attorney for Plaintiff

Sworn to and subscribed to before me
this 11th day of January, 2001


Notary Public

NOTARIAL SEAL
KATHLEEN T. FERRO, NOTARY PUBLIC
BERWICK, COLUMBIA COUNTY, PA
MY COMMISSION EXPIRES: 6-11-2001

THE FIRST NATIONAL BANK OF
BERWICK,

PLAINTIFF

VS.

MICHAEL L. HUNSINGER

DEFENDANT

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA
: CIVIL ACTION - LAW
: MORTGAGE FORECLOSURE ACTION

: NO. 818 OF 2000

: 2001-ED-6

AFFIDAVIT OF NON-MILITARY SERVICE AND
CERTIFICATION OF LAST KNOWN ADDRESS
OF DEFENDANT AND PLAINTIFF

COMMONWEALTH OF PENNSYLVANIA

: SS

COUNTY OF COLUMBIA

Robert D. McWilliams, being duly sworn according to law, does depose and say that he did, upon request of The First National Bank of Berwick, Pennsylvania investigate the status of Defendant, Michael L. Hunsinger, the above-captioned Defendant with regard to the Soldiers' and Sailors' Civil Relief Act of 1940; and that he made such investigation personally and has been informed you and affiant avers they are not now, nor were they within a period of three months last, in the military of naval service of the United State within the purview of the aforesaid Soldiers' and Sailors' Civil Relief Act of 1940; and that the last known address of said Defendant, Michael L. Hunsinger is 340 Main Street, Catawissa, Pennsylvania 17820; and the address of the above Plaintiff is 111 West Front Street, Berwick, PA 18603.

 A.V.P.

Robert D. McWilliams,
Assistant Vice President

Sworn to and subscribed to before me
this 26th day of December, 2000



Notary Public

Notarial Seal
Tina L. Roth, Notary Public
Berwick Boro, Columbia County
My Commission Expires May 5, 2003

DOMESTIC RELATIONS SECTION OF Columbia COUNTY

STATEMENT OF LIEN BY OPERATION OF LAW ARISING
FROM OVERDUE SUPPORT OBLIGATIONS

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

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

<u>Name</u>	<u>Date of Birth</u>	<u>Social Security Number</u>
<u>Michael L. Hunsinger</u>	<u>10/6/65</u>	<u>209-48-0338</u>

Date: 2-14-01

Requestor: Sheriff Dept

Print Name

Signature

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

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

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

<u>Amount of Overdue Support</u>	<u>Next Due Date</u>	<u>Next Payment Amount</u>
<u>\$8070. ⁰⁰</u>	<u> </u>	<u> </u>

Date: 2-14-01

BY: Danella K. G. Kenna
TITLE: PA SCDU Liaison

Certified from the record
this 14 day of Feb 2001
Gail K. Jorden
Director Domestic Relations Section
By: PK [Signature]

Case ID 480001583
Case ID 395001222

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

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

PHONE
~~(717) 784-1991~~
570-389-5622

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

Date: February 8, 2001

To: _____
- DOMESTIC RELATIONS
- 702 SAWMILL ROAD
- BLOOMSBURG, PA 17815

Re: First National Bank of Berwick VS. Michael L. Hunsinger

No: 6 of 2001 ED No: 818 of 2000 JD

Dear Sir:

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

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

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

THE FIRST NATIONAL BANK OF : IN THE COURT OF COMMON PLEAS
BERWICK, : OF THE 26TH JUDICIAL DISTRICT
PLAINTIFF : COLUMBIA COUNTY BRANCH, PA
VS. : CIVIL ACTION - LAW
MICHAEL L. HUNSINGER : MORTGAGE FORECLOSURE ACTION
DEFENDANT :
: NO. 818 OF 2000
:

NOTICE OF SHERIFF'S SALE
OF REAL ESTATE

TO: MICHAEL L. HUNSINGER
340 MAIN STREET
CATAWISSA, PA 17820

Michael L. Hunsinger, Defendant herein and owner of the Real Estate hereinafter
described:

NOTICE IS HEREBY GIVEN that by virtue of the above-captioned Writ of Execution
issued under the above-captioned Judgment, directed to the Sheriff of Columbia County, there
will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the
Courthouse, in the Town of Bloomsburg, Columbia County, Pennsylvania, on April 18,
2001, at 1030 o'clock A.M., eastern time, in the forenoon of the said day, all your right,
title and interest in and to ALL that certain piece or parcel of land situate at R.R. #3, Box 234,
Beaver Township, Bloomsburg, Columbia County, Pennsylvania, the same more particularly
described in Exhibit "A", attached hereto and incorporated herein.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will
within thirty (30) days thereafter file a schedule of distribution in his office, where the same will

In the Court of Common Pleas of COLUMBIA County, Pennsylvania
DOMESTIC RELATIONS SECTION

NOTICE OF INTERSTATE LIEN

TO: HARRY A ROADARMEL, JR.
SHERIFF OF COLUMBIA COUNTY
COLUMBIA COUNTY COURTHOUSE
BLOOMSBURG, PA 17815

FROM: DOMESTIC RELATIONS SECTION
15 PERRY AVE
BLOOMSBURG PA 17815

OBLIGOR:
MICHAEL L. HUNSINGER
SSN: 209-48-0338 Date of Birth: 10/06/65

Phone: (570) 387-8870 Fax: (570) 387-8876

Claimant's Case #: 395001222

OBLIGEE:
MICHELLE R. HUNSINGER

This lien results from a child support order, entered on FEBRUARY 1, 1998 by
DOMESTIC RELATIONS SECTION. This order requires the above-named
obligor to pay child support in the amount of \$ 279.00 per MONTH.

As of APRIL 10, 2001, the obligor owes unpaid support in the amount of \$5,416.81, and
this lien amount is subject to an interest rate of 0%.

Prospective amounts of child support, not paid when due, are judgments and accrue to the lien amount.
This lien attaches to all non-exempt real and personal property of the above-named obligor which is
located or existing within the state/county of filing, including any property specifically described below.

Specific description of property: RR 3 BOX 234, BLOOMSBURG, PA 17815
BEAVER TOWNSHIP, COLUMBIA COUNTY, PA

All aspects of this lien, including its priority and enforcement, are governed by the law of the state
where the property is located. This lien remains in effect until released by the claimant or in
accordance with the laws if the state filing.



For use by Lien Recorder

As an authorized agent of a state, or subdivision of a state, agency responsible for implementing the child support enforcement program set forth in Title IV, Part D, of the Federal Social Security Act (42 U.S.C. 651, et seq.), I have authority to file this child support lien in any state, or U.S. Territory. For additional information regarding this lien, including the pay-off amount, please contact the authorized agency (claimant) and reference its case number, both listed above.

4/10/01

Date

Gail Jodon
Authorized Agent

I certify that Gail Jodon appeared before me and is known to me as the individual who signed the above.

State of Pa
County of Columbia

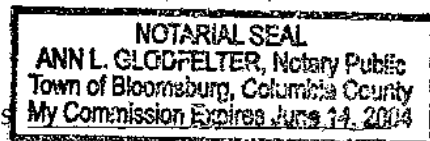
)
)ss.
)

Notary Public

Date

Ann L. Glogfelter
4-10-01

My appointment expires



In the Court of Common Pleas of COLUMBIA County, Pennsylvania
DOMESTIC RELATIONS SECTION

NOTICE OF INTERSTATE LIEN

TO: HARRY A. ROADARMEL, JR.
SHERIFF OF COLUMBIA COUNTY
COLUMBIA COUNTY COURT HOUSE
BLOOMSBURG, PA 17815

FROM: DOMESTIC RELATIONS SECTION
15 PERRY AVE
BLOOMSBURG PA 17815

OBLIGOR:
MICHAEL L. HUNSINGER
SSN: 209-48-0338 Date of Birth: 10/06/65

Phone: (570) 387-8870 Fax: (570) 387-8876

Claimant's Case #: 480001583

OBLIGEE:
KIMBERLY TUZZI

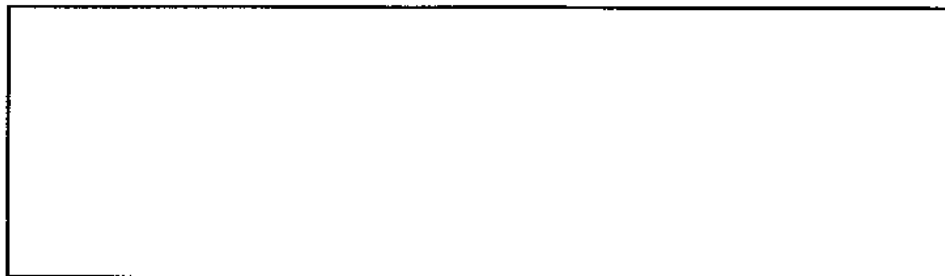
This lien results from a child support order, entered on JULY 21, 1995 by
COLUMBIA COUNTY DOMESTIC RELATIONS . This order requires the above-named
obligor to pay child support in the amount of \$ 234.00 per MONTH .

As of APRIL 5, 2001 , the obligor owes unpaid support in the amount of \$4,089.22 , and
this lien amount is subject to an interest rate of 0%.

Prospective amounts of child support, not paid when due, are judgments and accrue to the lien amount.
This lien attaches to all non-exempt real and personal property of the above-named obligor which is
located or existing within the state/county of filing, including any property specifically described below.

Specific description of property: RR 3 BOX 234, BLOOMSBURG, PA 17815
BEAVER TOWNSHIP, COLUMBIA COUNTY, PA

All aspects of this lien, including its priority and enforcement, are governed by the law of the state
where the property is located. This lien remains in effect until released by the claimant or in
accordance with the laws if the state filing.



For use by Lien Recorder

As an authorized agent of a state, or subdivision of a state, agency responsible for implementing the child support enforcement program set forth in Title IV, Part D, of the Federal Social Security Act (42 U.S.C. 651, et seq.), I have authority to file this child support lien in any state, or U.S. Territory. For additional information regarding this lien, including the pay-off amount, please contact the authorized agency (claimant) and reference its case number, both listed above.

4/10/01

Date

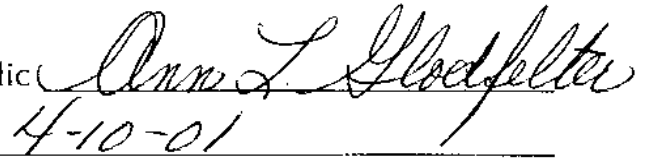

Authorized Agent

I certify that Gail Jordan appeared before me and is known to me as the individual who signed the above.

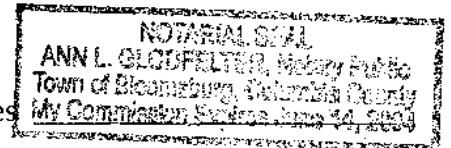
State of Pa
County of Columbia

)
)ss.
)
Notary Public

Date


4-10-01

My appointment expires





FIRST NATIONAL BANK

BERWICK, PA. 18603
A First Keystone Community Bank

60712
313

For Account of FORECLOSURE ON M. HUNSINGER

DATE DECEMBER 21, 2000

PAY

FIRST NATIONAL BANK **\$900.00**

\$ 900.00

TO THE ORDER OF

T

T

CASHIER'S CHECK

COLUMBIA COUNTY SHERIFF

De A.

Authorized Signature

⑈0176015⑈ ⑆031307125⑆ 01 20631 3⑈01



FIRST NATIONAL BANK

BERWICK, PA. 18603
A First Keystone Community Bank

60712
313

For Account of FORECLOSURE ON MICHAEL HUNSINGER

DATE JANUARY 12, 2001

PAY

FIRST NATIONAL BANK **\$300.00**

\$ 300.00

TO THE ORDER OF

T

T

CASHIER'S CHECK

COLUMBIA COUNTY SHERIFF

De A.

Authorized Signature

⑈0176667⑈ ⑆031307125⑆ 01 20631 3⑈01



0182533

50.712
313

For Account of Sheriff Sale - M. Hunsinger

DATE 4/18/01

PAY One - thousand three - hundred eighty & $\frac{26}{100}$ \$ 1,380.26

TO THE
ORDER OF

Sheriff of Columbia County

CASHIER'S CHECK

R. D. McMillan

Authorized Signature

⑈0182533⑈ ⑆031307125⑆ 01 20631 3⑈01

SHERIFF'S SALE

WEDNESDAY APRIL 18, 2001 at 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 6-2001 Ed AND CIVIL WRIT NO. 818-2000 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 AND BEST BIDDER, FOR CASH, IN A COURT ROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

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

BEGINNING at a P.K. nail (set) common corner with lands of Reed Rick Miller, common corner with lands of Emerson B. Gilmore and in the centerline of Township Route No. 628; THENCE along the centerline of said Township Route No. 628, South 26 degrees 09 minutes 00 seconds West, 82.59 feet to a P.K. nail (set); THENCE along same, South 30 degrees 28 minutes 37 seconds West, 69.37 feet to a P.K. nail (set) common corner with Parcel "B"; THENCE along said Parcel "B", North 65 degrees 56 minutes 42 seconds West, 66.82 feet to a rebar (set); THENCE along same, South 73 degrees 33 minutes 03 seconds West, 225.75 feet to a rebar (set) in line of lands of the aforesaid Reed Rick Miller; North 36 degrees 24 minutes 00 seconds East, 344.61 feet to a rebar (found); THENCE along same, South 53 degrees 33 minutes 43 seconds East, 179.74 feet to a P.K. nail, the place of BEGINNING. CONTAINING 1.000 acre of land in all.

BEING more fully shown as Parcel "A" on a survey draft by Beishline Surveying of Stillwater, Pennsylvania, dated November 25, 1988.

THIS CONVEYANCE IS MADE SUBJECT to all matters shown on the aforementioned survey draft and to all matters appearing in the chain of title to the premises.

BEING THE SAME PREMISES conveyed to Michael L. Hunsinger, single, by deed of Michael L. Hunsinger and Kimerly K. Hunsinger, his wife, dated December 21, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 587, Page 13.

PREMISES IMPROVED with a single family dwelling, more commonly known as R.R. #3, Box 234, Bloomsburg, PA 17815, Beaver Township, Columbia County, Pennsylvania.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the Sheriff will within thirty (30) days thereafter file a schedule of distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND TAKEN into execution at the suit of The First National Bank of Berwick against Defendant, Michael L. Hunsinger, and will be sold by:

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.

Robert A. Bull, Esq.
106 Market St.
Berwick, PA 18603

Harry A. Roadarmel, Jr.
Sheriff of Columbia County