

SHERIFF'S SALE COST SHEET

Cendant vs. B. Haring - Gross
 NO. 27-02 ED NO. 275-02 JD DATE/TIME OF SALE 6-6-02 0900

DOCKET/RETURN \$15.00
 SERVICE PER DEF. \$ 135.00
 LEVY (PER PARCEL \$15.00
 MAILING COSTS \$ 22.50
 ADVERTISING SALE BILLS & COPIES \$17.50
 ADVERTISING SALE (NEWSPAPER) \$15.00
 MILEAGE \$ 20.00
 POSTING HANDBILL \$15.00
 CRYING/ADJOURN SALE \$10.00
 SHERIFF'S DEED ~~\$35.00~~
 TRANSFER TAX FORM ~~\$25.00~~
 DISTRIBUTION FORM ~~\$25.00~~
 COPIES \$ 4.50
 NOTARY \$ 12.00

TOTAL ***** \$ 482.51

WEB POSTING ~~\$150.00~~
 PRESS ENTERPRISE INC. \$
 SOLICITOR'S SERVICES ~~\$75.00~~

TOTAL ***** \$ - 0 -

PROTHONOTARY (NOTARY) \$10.00
 RECORDER OF DEEDS \$

TOTAL ***** \$ - 0 -

REAL ESTATE TAXES:

BORO, TWP & COUNTY 20 \$
 SCHOOL DIST. 20 \$
 DELINQUENT 20 \$ 10.00

TOTAL ***** \$ 10.00

MUNICIPAL FEES DUE:

SEWER 20 \$
 WATER 20 \$

TOTAL ***** \$ - 0 -

SURCHARGE FEE (DSTE) \$ 100.00
 MISC. \$

TOTAL ***** \$ - 0 - dp. 1200.00

TOTAL COSTS (OPENING BID) \$ 592.51

Re Fund \$ 607.49

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.

CENDANT MORTGAGE CORP

VS.

LAWRENCE BRITTAIN AND DEANA GROSS

WRIT OF EXECUTION #27 OF 2002 ED

POSTING OF PROPERTY

MAY 3, 2002 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF LAWRENCE BRITTAIN AND DEANA GROSS AT 360 PARK ST. BENTON
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY
CHIEF DEPUTY SHERIFF TIMOTHY CHAMBERLAIN.

SO ANSWERS:


DEPUTY SHERIFF

SHERIFF, HARRY A. ROADARMEL, JR.

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 3RD DAY OF MAY 2002



NOTARIAL SEAL
WENDY WESTOVER, NOTARY PUBLIC
BLOOMSBURG, COLUMBIA CO., PA
COMMISSION EXPIRES NOVEMBER 07, 2005

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

Kristin M. DeMuro
Legal Assistant, Ext. 1283

Representing Lenders in
Pennsylvania and New Jersey

May 8, 2002

Via Telefax

Memorandum

To: Office of the Sheriff
COLUMBIA County

Attn: Real Estate Dept.

Re: CENDANT MORTGAGE CORPORATION
v. LAWRENCE R. BRITTIAN and DEANA M. GROSS
No. 2002-CV-275
Premises: 360 PARK STREET, BENTON, PA 17814

Dear Sir or Madam:

Please **STAY** the Sheriff's Sale of the above referenced property which is scheduled for **6/5/02**, return the original writ of execution to the Prothonotary's office and refund any unused money to our office.

The sum of \$10,050.37 was received in consideration for the stay.

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

Very truly yours,

Kristin M. DeMuro

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

April 25, 2002

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

RE: CENDANT MORTGAGE CORPORATION
V. LAWRENCE R. BRITTAIN and DEANA M. GROSS
COLUMBIA COUNTY, NO. 2002-CV-275

RE: AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

Dear Sir or Madam:


Enclosed please find the following:

XX Affidavit of service pursuant to rule 3129 with attachments.

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

*****Please be advised that in the event the Plaintiff is not represented at the sale, the sale is to be stayed or postponed.*****

Yours truly,


Kristin M. DeMuro
for Federman and Phelan

*****PROPERTY IS LISTED FOR THE 6/5/02 SHERIFF'S SALE.*****

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

RE: CENDANT MORTGAGE CORPORATION) CIVIL ACTION
)

VS.

LAWRENCE R. BRITTAIN) CIVIL DIVISION
DEANA M. GROSS) NO. 2002-CV-275

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

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

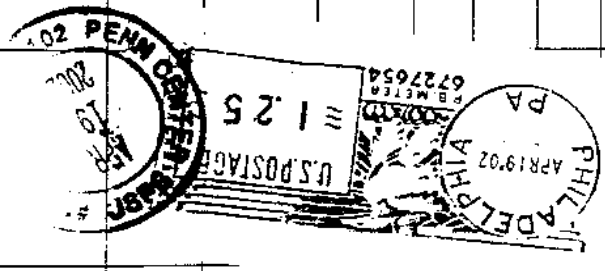
I, FRANK FEDERMAN, ESQUIRE attorney for **CENDANT MORTGAGE CORPORATION** hereby verify that on **4/19/02** true and correct copies of the Notice of Sheriff's sale were served by certificate of mailing to the recorded lienholders, and any known interested party see Exhibit "A" attached hereto. Notice of Sale was sent to the Defendant(s) on **4/19/02** by certified mail return receipt requested see Exhibit "B" attached hereto.

DATE: April 25, 2002

Frank Federman
FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

Name and Address of Sender
FEDERMAN & PHELAN
ONE PENN CENTER PLAZA, SUITE 1400
PHILADELPHIA, PA 19103-1814

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	*****	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105		
2	****	DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815		
3		TENANT/OCCUPANT 360 PARK STREET BENTON, PA 17814		
4		LAWRENCE R. BRITTAIN 360 PARK STREET BENTON, PA 17814		
5		DEANA M. GROSS 360 PARK STREET BENTON, PA 17814		
6				
7				
8				
9				
10				
11				
12				
13				
14				
15		RE : BRITTAIN, LAWRENCE #0010657005 KMD		
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	



7160 3901 9844 8033 3104

TO: LAWRENCE R. BRITTAIN
360 PARK STREET
BENTON, PA 17814

SENDER: KMD-SALES

REFERENCE: #0010657005

PS Form 3800, June 2000

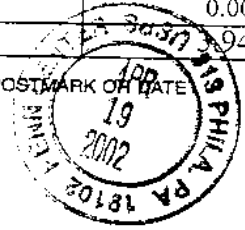
RETURN RECEIPT SERVICE	Postage	.34
	Certified Fee	2.10
	Return Receipt Fee	1.50
	Restricted Delivery	0.00
	Total Postage & Fees	3.94

US Postal Service

**Receipt for
Certified Mail**

No Insurance Coverage Provided
Do Not Use for International Mail

POSTMARK OR DATE



7160 3901 9844 8033 3098

TO: DEANA M. GROSS
360 PARK STREET
BENTON, PA 17814

SENDER: KMD-SALES

REFERENCE: #0010657005

PS Form 3800, June 2000

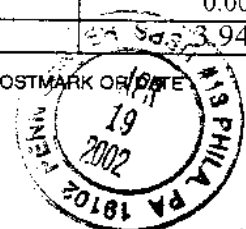
RETURN RECEIPT SERVICE	Postage	.34
	Certified Fee	2.10
	Return Receipt Fee	1.50
	Restricted Delivery	0.00
	Total Postage & Fees	3.94

US Postal Service

**Receipt for
Certified Mail**

No Insurance Coverage Provided
Do Not Use for International Mail

POSTMARK OR DATE



HARRY A. ROADARMEL, JR.



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

PHONE
(570) 389-5422

24 HOUR PHONE
(570) 784-6300

CENDANT MORTGAGE CORPORATION

Docket # 27ED2002

VS

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

LAWRENCE R. BRITTAIN
DEANA M. GROSS

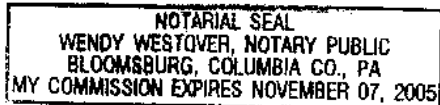
AFFIDAVIT OF SERVICE

NOW, THIS TUESDAY, APRIL 09, 2002, AT 11:44 AM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON LAWRENCE BRITTAIN AT 360 PARK
ST., BENTON BY HANDING TO DEANA GROSS, AIC, A TRUE AND ATTESTED COPY OF THE
ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS TUESDAY, APRIL 16, 2002

Wendy Westover
NOTARY PUBLIC



Harry A. Roadarmel Jr.

X
SHERIFF HARRY A. ROADARMEL JR.

G. Millard
X
G. MILLARD
DEPUTY SHERIFF

URN ADDRESS completed on the reverse side?

5. Received By: (Print Name) *1/1/94*

8. Addressee's Address (Only if requested)

COMMONWEALTH OF PENNSYLVANIA 70001670000089603641
DEPARTMENT OF REVENUE-ATTN: SHERIFF SALE
BUREAU OF COMPLIANCE
CLEARANCE SUPPORT SECTION
DEPARTMENT 281230
HARRISBURG PA 17128-1230

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

I also wish to receive the following services (for an extra fee):
1. ☒ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

Thank you for using Return Receipt Service.

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

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

I also wish to receive the following services (for an extra fee): 27-02

- ☒ Addressee's Address
 - ☐ 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
70001670000089603658

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

7. Date of Delivery
APR 03 2002

5. Received By: (Print Name)
SSJ

6. Signature: (Addressee or Agent)
X

PS Form 3811, December 1994

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

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

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

I also wish to receive the following services (for an extra fee): 27-02

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

3. Article Addressed to:
Commonwealth of PA
PO Box 2675
Harrisburg, PA 17105

4a. Article Number
70993400000701866950

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

7. Date of Delivery

5. Received By: (Print Name)
Terrence A Doyle

6. Signature: (Addressee or Agent)
X

PS Form 3811, December 1994

102595-97-B-0179

Domestic Return Receipt

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

Is your RETURN ADDRESS completed on the reverse side?

SENDER:

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

I also wish to receive the following services (for an extra fee): 27-02

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

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

4a. Article Number
70993400000701866943

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

7. Date of Delivery
APR 03 2002

5. Received By: (Print Name)
SUSAN Skovlin

6. Signature: (Addressee or Agent)
X

PS Form 3811, December 1994

102595-97-B-0179

Domestic Return Receipt

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

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

CENDANT MORTGAGE CORPORATION

Docket # 27ED2002

VS

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

LAWRENCE R. BRITTAIN
DEANA M. GROSS

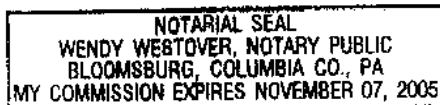
AFFIDAVIT OF SERVICE

NOW, THIS TUESDAY, APRIL 09, 2002, AT 11:44 AM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON DEANA GROSS AT 360 PARK ST.,
BENTON BY HANDING TO DEANA GROSS, , A TRUE AND ATTESTED COPY OF THE
ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS TUESDAY, APRIL 16, 2002

Wendy Westover
NOTARY PUBLIC



Harry A. Roadarmel Jr.

X
SHERIFF HARRY A. ROADARMEL JR.

G. Millard
X
G. MILLARD
DEPUTY SHERIFF

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN

SERVICE# 1 - OF - 10 SERVICES
DOCKET # 27ED2002

PLAINTIFF CENDANT MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN
DEANA M. GROSS

PERSON/CORP TO SERVED
LAWRENCE BRITTAIN
360 PARK ST.
BENTON

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON Deana Gross

RELATIONSHIP _____ IDENTIFICATION _____

DATE 04/09/02 TIME 11:44 MILEAGE _____ OTHER _____

Race _____ Sex _____ Height _____ Weight _____ Eyes _____ Hair _____ Age _____ Military _____

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

Millard

DATE

04/09/02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN

SERVICE# 2 - OF - 10 SERVICES
DOCKET # 27ED2002

PLAINTIFF CENDANT MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN
DEANA M. GROSS

PERSON/CORP TO SERVED
DEANA GROSS
360 PARK ST.
BENTON

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON

Deana Gross

RELATIONSHIP

IDENTIFICATION

DATE *04/09/02*

TIME

11:44

MILEAGE

OTHER

Race ___ Sex ___ Height ___ Weight ___ Eyes ___ Hair ___ Age ___ Military ___

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

F. OTHER (SPECIFY)

ATTEMPTS

DATE

TIME

OFFICER

REMARKS

DEPUTY

Millard

DATE

04/09/02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN

SERVICE# 4 - OF - 10 SERVICES
DOCKET # 27ED2002

PLAINTIFF CENDANT MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN
DEANA M. GROSS

PERSON/CORP TO SERVED
BENTON BORO TAX COLL - CAROLYN REMLEY <i>Everett St.</i>
PO BOX 270
BENTON

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON *Carolyn*

RELATIONSHIP _____ IDENTIFICATION _____

DATE *04/09/02* TIME *11:55* MILEAGE _____ OTHER _____

Race _____ Sex _____ Height _____ Weight _____ Eyes _____ Hair _____ Age _____ Military _____

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

Miller

DATE

04/09/02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:

SERVICE# 5 - OF - 10 SERVICES
DOCKET # 27ED2002

PLAINTIFF

CENDANT MORTGAGE CORPORATION

DEFENDANT

LAWRENCE R. BRITTAIN
DEANA M. GROSS

PERSON/CORP TO SERVED	PAPERS TO SERVED
DOMESTIC RELATIONS	WRIT OF EXECUTION - MORTGAGE
15 PERRY AVE.	FORECLOSURE
BLOOMSBURG	

SERVED UPON Leslie Le Van Customer Svs

RELATIONSHIP _____ IDENTIFICATION _____

DATE 4-8-02 TIME 1015 MILEAGE 61 OTHER _____

Race _____ Sex _____ Height _____ Weight _____ Eyes _____ Hair _____ Age _____ Military _____

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

F. OTHER (SPECIFY) _____

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

DEPUTY A. [Signature] DATE 4-8-02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:

SERVICE# 8 - OF - 10 SERVICES
DOCKET # 27ED2002

PLAINTIFF

CENDANT MORTGAGE CORPORATION

DEFENDANT

LAWRENCE R. BRITTAIN
DEANA M. GROSS

PERSON/CORP TO SERVED	PAPERS TO SERVED
COLUMBIA COUNTY TAX CLAIM	WRIT OF EXECUTION - MORTGAGE
PO BOX 380	FORECLOSURE
BLOOMSBURG	

SERVED UPON D. Long

RELATIONSHIP Tax Claim IDENTIFICATION _____

DATE 4-8-02 TIME 5:35 MILEAGE 4 OTHER _____

Race ____ Sex ____ Height ____ Weight ____ Eyes ____ Hair ____ Age ____ Military ____

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

F. OTHER (SPECIFY) _____

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

DEPUTY T. McIntosh DATE 4-8-02

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) 784-6100

27-02

SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVED AND TIME STAMP WRIT 3-28-02
DOCKET AND INDEX 4-1-02
SET FILE FOLDER UP 4-1-02
CHECK FOR PROPER INFO
WRIT OF EXECUTION ✓
COPY OF DESCRIPTION ✓
WHEREABOUTS OF LAST KNOWN ADDRESS ✓
NON-MILITARY AFFIDAVIT _____
NOTICES OF SHERIFF'S SALE 6
WATCHMAN RELEASE FORM ✓
AFFIDAVIT OF LEINS LIST ✓
CHECK FOR \$1200.00 CK 189428

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

SET SALE DATE AND ADV. DATES AND POSTING DATES Sale June 6, 2002 at 0900

POST ALL DATES ON CALANDER 1851 5-3 Thu May 15, 22, 29-02

- * 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

SHERIFF'S SALE

WEDNESDAY June 5, 2002 AT 9:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 27 OF 2002 ED AND CIVIL
WRT NO. 275 OF 2002 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' 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 lot of land situate in the borough of Benton, County of Columbia, and State of
Pennsylvania bounded and described as follows:

BEGINNING at a stone on the East side of an alley; thence South 61 ¼ degrees East 15.6 perches along
land formerly of C.R. Cox to a stone; thence South 39 ¼ degrees West 3.2 perches along land formerly of
John Chapin to a stone; thence North 61 ¼ degrees West 14.9 perches along land formerly of Sarah Ann
Lemon to a stone; thence North 29 degrees East 3 perches along alley to the place of BEGINNING.
CONTAINING 45 perches more or less.

EXCEPTING AND RESERVING therefrom 125 feet of land sold off the West end of the lot to Arden
Harvey; A dwelling house, garage and additional improvements are erected on said land;
Tax Parcel #02-01-089

TITLE TO SAID PREMISES IS VESTED IN Lawrence R. Brittain, Jr. and Deana M. Gross, as Joint
Tenants with Right of Survivorship by Deed from Lila A. Lewis 6/2/2000 and recorded 6/2/2000 in
Instrument ID #200005173.

BEING KNOWN AS: 360 PARK STREET BENTON, PA 17814.

TERMS OF SALE

MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price
or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's
check at time of sale.

REMAINING BALANCE OF BID PRICE: Any remaining amount of the bid price is to be paid
within (8) days after the sale is cash, certified check or cashier's check.

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

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

Plaintiff's Attorney
Francis Federman, Esq.
1617 John F. Kennedy Blvd.
Philadelphia, PA 19103-1814

Sheriff of Columbia County
Harry A. Roadarmel, Jr.
www.sheriffofcolumbiacounty.com

FEDERMAN and PHELAN, L.L.C.

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

(215) 563-7000

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County

:

: Court of Common Pleas

:

: CIVIL DIVISION

:

: NO. 2002-CV-275

:

:

:

:

****THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A
DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR
THAT PURPOSE. IF YOU HAVE PREVIOUSLY RECEIVED A
DISCHARGE IN BANKRUPTCY, THIS IS NOT AND SHOULD NOT BE
CONSTRUED TO BE AN ATTEMPT TO COLLECT A DEBT, BUT
ONLY ENFORCEMENT OF A LIEN AGAINST PROPERTY.****

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

MARCH 26, 2002

TO: LAWRENCE R. BRITTAIN
DEANA M. GROSS
360 PARK STREET
BENTON, PA 17814

Your house (real estate) at 360 PARK STREET, BENTON, PA 17814, is scheduled to be sold at the Sheriff's Sale on June 5, 2002, at 9:00 AM in the Sheriff's Office, Columbia County Courthouse, P.O. 380, Bloomsburg, PA 17815 to enforce the court judgment of \$62,365.20 obtained by CENDANT MORTGAGE CORPORATION (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

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 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 more chance you will have of stopping the sale. (See notice on page two 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 (814) 272-9350.

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 the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the Sheriff and will be made available for inspection in his office. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the filing of the proposed schedule.

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 E. 5th STREET,
BLOOMSBURG, PA 17815
(570) 784-8760**

ALL THAT CERTAIN lot of la: situate in the borough of Benton, C...ity of Columbia, and State of Pennsylvania bounded and described as follows:

BEGINNING at a stone on the East side of an alley;

THENCE South 61-1/4 degrees East 15.6 perches along land formerly of C.R. Cox to a stone;

THENCE South 39-1/4 degrees West, 3.2 perches along land formerly of John Chapin to a stone;

THENCE North 61-1/4 degrees West, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

THENCE North 29 degrees East, 3 perches along alley to the place of BEGINNING.

CONTAINING 45 perches, more or less.

EXCEPTING AND RESERVING therefrom 125 feet of land sold off the West end of the lot to Arden Harvey; A dwelling house, garage and additional improvements are erected on said land;

Tax Parcel #02-01-089

TITLE TO SAID PREMISES IS VESTED IN Lawrence R. Brittain, Jr. And Deana M. Gross, as Joint Tenants with Right of Survivorship by Deed from Lila A. Lewis dated 6/2/2000 and recorded 6/2/2000 in Instrument ID #200005173.

**BEING KNOWN AS: 360 PARK STREET
BENTON, PA 17814**

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

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:

: NO. 2002-CV-275

: 2002 ED-27

AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No. 1)

CENDANT MORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **360 PARK STREET, BENTON, PA 17814**.

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

NAME

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

LAWRENCE R. BRITTAIN

360 PARK STREET
BENTON, PA 17814

DEANA M. GROSS

360 PARK STREET
BENTON, PA 17814

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

NAME

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

SAME AS ABOVE

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. Sec. 4904 relating to unsworn falsification to authorities.


FRANK FEDERMAN, ESQUIRE

Date: **MARCH 26, 2002**

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

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-275
:
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:

AFFIDAVIT PURSUANT TO RULE 3129.1

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LAST KNOWN ADDRESS

LAWRENCE R. BRITTAIN

360 PARK STREET
BENTON, PA 17814

DEANA M. GROSS

360 PARK STREET
BENTON, PA 17814

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

NAME

LAST KNOWN ADDRESS

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

NONE

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

NAME

LAST KNOWN ADDRESS

NONE

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

NONE

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

NONE

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:

**DOMESTIC RELATIONS OF
COLUMBIA COUNTY**

**COLUMBIA COUNTY COURTHOUSE
P.O. Box 380
Bloomsburg, PA 17815**

TENANT/OCCUPANT

**360 PARK STREET
BENTON, PA 17814**

**COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF WELFARE**

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

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


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

DATE: **MARCH 26, 2002**

WRIT OF EXECUTION - (MORTGAGE FORECLOSURE)
P.R.C.P. 3180-3183 and RULE 2357

CENDANT MORTGAGE CORPORATION : **COURT OF COMMON PLEAS**
: **COLUMBIA COUNTY, PA**

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANAM. GROSS

: **NO: 2002-CV-275**

: *2002-ED-27*

: **WRIT OF EXECUTION**

: **(MORTGAGE FORECLOSURE)**

Defendant(s)

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 described property (specifically described property below):

Premises: 360 PARK STREET
BENTON, PA 17814

(see attached legal description)

Amount Due \$62,365.20

Interest from 3/27/02 \$ _____
to sale date
(per diem-\$10.25)

Total \$ _____ Plus Costs as endorsed.

Clerk *Tami B. Kline*
Office of the Prothonotary
Common Pleas Court of
Columbia County, PA

Dated: *03-28-02*
(Seal)

ALL THAT CERTAIN lot of land, situate in the borough of Benton, County of Columbia, and State of Pennsylvania bounded and described as follows:

BEGINNING at a stone on the East side of an alley;

THENCE South 61-1/4 degrees East 15.6 perches along land formerly of C.R. Cox to a stone;

THENCE South 39-1/4 degrees West, 3.2 perches along land formerly of John Chapin to a stone;

THENCE North 61-1/4 degrees West, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

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CONTAINING 45 perches, more or less.

EXCEPTING AND RESERVING therefrom 125 feet of land sold off the West end of the lot to Arden Harvey; A dwelling house, garage and additional improvements are erected on said land;

Tax Parcel #02-01-089

TITLE TO SAID PREMISES IS VESTED IN Lawrence R. Brittain, Jr. And Deana M. Gross, as Joint Tenants with Right of Survivorship by Deed from Lila A. Lewis dated 6/2/2000 and recorded 6/2/2000 in Instrument ID #200005173.

**BEING KNOWN AS: 360 PARK STREET
BENTON, PA 17814**

WRIT OF EXECUTION - (MORTGAGE FORECLOSURE)
P.R.C.P. 3180-3183 and RULE 2357

CENDANT MORTGAGE CORPORATION : **COURT OF COMMON PLEAS**
: **COLUMBIA COUNTY, PA**

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

: **NO: 2002-CV-275**

: **WRIT OF EXECUTION**

: **(MORTGAGE FORECLOSURE)**

Defendant(s)

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA

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BENTON, PA 17814

(see attached legal description)

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to sale date
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**BEING KNOWN AS: 360 PARK STREET
BENTON, PA 17814**

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

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION

: NO. 2002-CV-275

: 2002-ED-27
:
:

CERTIFICATION

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

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

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


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

FEDERMAN and PHELAN L.L.P.

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

(215) 563-7000

ATTORNEY FOR PLAINTIFF

**CENDANT MORTGAGE
CORPORATION**

Plaintiff

vs.

**LAWRENCE R. BRITTAIN
DEANA M. GROSS**

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-275
: 2002-ED-275
:
:

CERTIFICATION

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

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

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


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

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

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-275

: 2002-ED-27

AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No.1)

CENDANT MORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **360 PARK STREET, BENTON, PA 17814**.

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

NAME

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

LAWRENCE R. BRITTAIN

360 PARK STREET
BENTON, PA 17814

DEANA M. GROSS

360 PARK STREET
BENTON, PA 17814

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

NAME

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

SAME AS ABOVE

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. Sec. 4904 relating to unsworn falsification to authorities.


FRANK FEDERMAN, ESQUIRE

Date: **MARCH 26, 2002**

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

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County
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BENTON, PA 17814

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

NAME

LAST KNOWN ADDRESS

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

NONE

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

NAME

LAST KNOWN ADDRESS

NONE

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

NONE

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

NONE

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:

**DOMESTIC RELATIONS OF
COLUMBIA COUNTY**

**COLUMBIA COUNTY COURTHOUSE
P.O. Box 380
Bloomsburg, PA 17815**


TENANT/OCCUPANT

**360 PARK STREET
BENTON, PA 17814**

**COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF WELFARE**

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

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FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

DATE: MARCH 26, 2002

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

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:

: NO. 2002-CV-275

: 2002-ED-27

Defendant(s)

AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No. I)

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FRANK FEDERMAN, ESQUIRE

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FEDERMAN and PHELAN, L.L.P.

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

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(215) 563-7000

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County
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LAWRENCE R. BRITTAIN

360 PARK STREET
BENTON, PA 17814

DEANA M. GROSS

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

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

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

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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:

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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:

**DOMESTIC RELATIONS OF
COLUMBIA COUNTY**

**COLUMBIA COUNTY COURTHOUSE
P.O. Box 380
Bloomsburg, PA 17815**


TENANT/OCCUPANT

**360 PARK STREET
BENTON, PA 17814**

**COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF WELFARE**

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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. Section 4904 relating to unsworn falsification to authorities.


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

DATE: **MARCH 26, 2002**

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

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

: COLUMBIA County
:
: Court of Common Pleas
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: CIVIL DIVISION
:

: NO. 2002-CV-275

: 2002-ED-27

Defendant(s)

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(Affidavit No. 1)

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1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
(215) 563-7000

ATTORNEY FOR PLAINTIFF

CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

LAWRENCE R. BRITTAIN
DEANA M. GROSS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-275
:
:
:

AFFIDAVIT PURSUANT TO RULE 3129.1

CENDANT MORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **360 PARK STREET, BENTON, PA 17814**.

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

NAME

LAST KNOWN ADDRESS

LAWRENCE R. BRITTAIN

360 PARK STREET
BENTON, PA 17814

DEANA M. GROSS

360 PARK STREET
BENTON, PA 17814

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

NAME

LAST KNOWN ADDRESS

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

NONE

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

NAME

LAST KNOWN ADDRESS

NONE

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

NONE

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

NONE

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:

**DOMESTIC RELATIONS OF
COLUMBIA COUNTY**

**COLUMBIA COUNTY COURTHOUSE
P.O. Box 380
Bloomsburg, PA 17815**


TENANT/OCCUPANT

**360 PARK STREET
BENTON, PA 17814**

**COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF WELFARE**

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

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


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

DATE: MARCH 26, 2002

SHERIFF'S RETURN OF SERVICE-COLUMBIA COUNTY

PLAINTIFF

CENDANT MORTGAGE CORPORATION

DEFENDANT

LAWRENCE R. BRITTAIN

DEANA M. GROSS

COURT NO.: 2002-CV-275

SERVE AT:

360 PARK STREET

BENTON, PA 17814

a)TYPE OF ACTION

XX Notice of Sheriff's Sale

SALE DATE: _____

PLEASE POST THE HANDBILL

SERVED

Served and made known to _____, Defendant, on the ____ day of _____, 200__, at __, o'clock __. M., at _____, Commonwealth of Pennsylvania, in the manner described below:

___ Defendant personally served.

___ Adult family member with whom Defendant(s) reside(s).

Relationship is _____.

___ Adult in charge of Defendant's residence who refused to give name or relationship.

___ Manager/Clerk of place of lodging in which Defendant(s) reside(s).

___ Agent or person in charge of Defendant's office or usual place of business.

___ _____ an officer of said Defendant's company.

___ Other: _____.

Description: Age _____ Height _____ Weight _____ Race _____ Sex _____ Other _____

SHERIFF

By: _____ Deputy Sheriff

On the ____ day of _____, 200__, at ____ o'clock __. M., Defendant NOT FOUND because:

___ Moved ___ Unknown ___ No Answer ___ Vacant

Other: _____

SHERIFF

By: _____ Deputy Sheriff

I.DEPUTIZED SERVICE

Now, this ____ day of _____, 200__, I, Sheriff of CLINTON County, Pennsylvania, do hereby deputize the Sheriff of ____ County to serve this Notice of Sheriff's Sale and make return thereof and according to law.

SHERIFF

By: _____ Deputy Sheriff

ATTORNEY FOR PLAINTIFF

FRANK FEDERMAN, ESQUIRE

I.D.#12248

One Penn Center at Suburban Station

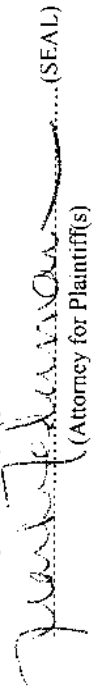
1617 John F. Kennedy Boulevard

Suite 1400

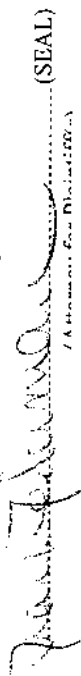
Philadelphia, PA 19103-1814

(215)563-7000

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 o 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, _____, 20____, the Sheriff is hereby released from all liability to protect the property described in the within named execution by insurance, which insurance is hereby waived.

 (SEAL)
(Sheriff, Columbia County, Pa.)

_____, 20 _____

HARRY A. ROADARMEL

Sheriff

COLUMBIA County, Pa.

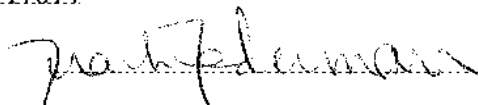
your hands

Sir: --- There will be placed in

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

follows: CENDANT MORTGAGE CORPORATION vs LAWRENCE R. BRITTAIN and DEANA M. GROSS

The defendant will be found at 360 PARK STREET, BENTON, PA 17814

 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 _____

ALL THAT CERTAIN lot of land situate in the borough of Benton, County of Columbia, and State of Pennsylvania bounded and described as follows:

BEGINNING at a stone on the East side of an alley;

THENCE South 61-1/4 degrees East 15.6 perches along land formerly of C.R. Cox to a stone;

THENCE South 39-1/4 degrees West, 3.2 perches along land formerly of John Chapin to a stone;

THENCE North 61-1/4 degrees West, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

THENCE North 29 degrees East, 3 perches along alley to the place of BEGINNING.

CONTAINING 45 perches, more or less.

EXCEPTING AND RESERVING therefrom 125 feet of land sold off the West end of the lot to Arden Harvey; A dwelling house, garage and additional improvements are erected on said land;

Tax Parcel #02-01-089

TITLE TO SAID PREMISES IS VESTED IN Lawrence R. Brittain, Jr. And Deana M. Gross, as Joint Tenants with Right of Survivorship by Deed from Lila A. Lewis dated 6/2/2000 and recorded 6/2/2000 in Instrument ID #200005173.

**BEING KNOWN AS: 360 PARK STREET
BENTON, PA 17814**

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

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

COMMERCE BANK
PHILADELPHIA, PA 19148

3-180/360

CHECK NO
189428

DEM 03-25-2002

DATE	AMOUNT
3/25/2002	*****1,200.00

Void after 90 days

Pay ONE THOUSAND TWO HUNDRED AND 00/100 DOLLARS

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

Frank Federman

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

189428 103600808136 150866 61