

36-02

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

May 20, 2002

Office of the Sheriff
COLUMBIA County Courthouse

RE: WELLS FARGO HOME MORTGAGE, INC.,
F/K/A NORWEST MORTGAGE, INC.
V. COREY LEE HUBLER and MARY HUBLER
COLUMBIA COUNTY, NO. 2002-CV-67

RE: AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

Dear Sir or Madam:

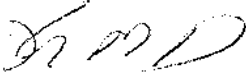
Enclosed please find the following:

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 6/19/02 SHERIFF'S SALE.*****

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

RE: WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST
MORTGAGE, INC.) CIVIL ACTION
)

vs.


COREY LEE HUBLER) CIVIL DIVISION
MARY HUBLER) NO. 2002-CV-67

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

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

I, FRANK FEDERMAN, ESQUIRE attorney for **WELLS FARGO HOME MORTGAGE, INC., F/K/A NORWEST MORTGAGE, INC.** hereby verify that on **4/30/02** 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 **4/30/02** by certified mail return receipt requested see Exhibit "B" attached hereto.

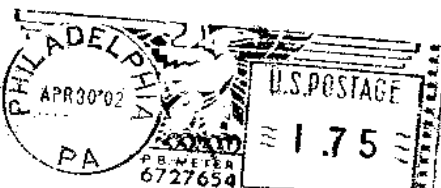
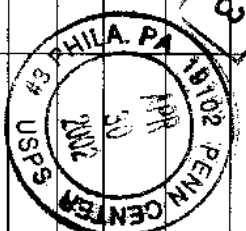
DATE: May 20, 2002


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 22 PIED PIPER ROAD A/K/A RR 1 BOX 42A BENTON, PA 17814		
4		EQUIFIRST CORPORATION 820 FOREST POINT CIRCLE CHARLOTTE, NC 28273		
5		BENEFICIAL CDC D/B/A BENEFICIAL MORTGAGE COMPANY OF PENNSYLVANIA 575 MONTGOMERY BLVD. - MONTGOMERY PLAZA BLOOMSBURG, PA 17815		
6		COREY LEE HUBLER 537 SHEETS HILL ROAD UNITYVILLE, PA 17774		
7		MARY HUBLER 757 POPULAR STREET BLOOMSBURG, PA 17815		
8				
9				
10				
11				
12				
13				
14				
15		RE: HUBLER, COREY LEE #0801787 KMD		
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	

TEAM 3



7160 3901 9844 8033 2961

TO: MARY HUBLER
757 POPULAR STREET
BLOOMSBURG, PA 17815

SENDER: KMD-SALES

REFERENCE: #6801287

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



7160 3901 9844 8033 2824

TO: COREY LEE HUBLER
537 SHEETS HILL ROAD
UNITYVILLE, PA 17774

SENDER: KMD-SALES

REFERENCE: #6801287

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



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF INDIVIDUAL TAXES
DEPT. 280603
HARRISBURG, PA 17128-0603

REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

RECORDER'S USE ONLY

State Tax Paid

Book Number

Page Number

Date Recorded

Complete each section and file in duplicate with Recorders of Deeds when (1) the full value/consideration is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemption is claimed. A statement of value is not required if the transfer is wholly exempt from tax based on: (1) family relationship or (2) public utility easement. If more space is needed, attach additional sheet(s).

A CORRESPONDENT - All inquiries may be directed to the following person:

Name: Frank Federman, Esquire Suite 1400 Telephone Number: Area Code (215) 563-7000
Street Address: One Penn Center at Suburban Station City: Philadelphia State: PA Zip Code: 19103
1617 JFK Blvd.

B TRANSFER DATA

Grantor(s)/Lessor(s): Harry A. Roadarmel, Jr. - Sheriff Columbia County Courthouse Date of Acceptance of Document:
Street Address: P.O. Box 380, 35 W. Main St. Grantee(s)/Lessee(s): FEDERAL HOME LOAN MORTGAGE CORPORATION
City: Bloomsburg State: PA Zip Code: 17815 Street Address: Foreclosure Unit Mail Stop 61, P.O. Box 5000
City: Vienna State: VA Zip Code: 22183-5000

C PROPERTY LOCATION

Street Address: 22 Pied Piper Road, a/k/a RR 1 Box 424, Benton, PA 17814 City, Township, Borough: Township of Benton
County: COLUMBIA School District: Benton Tax Parcel Number: 35,613.00

D VALUATION DATA

1. Actual Cash Consideration	2. Other Consideration + -0-	3. Total Consideration
4. County Assessed Value \$35,613.00	5. Common Level Ratio Factor x	6. Fair Market Value

E EXEMPTION DATA

1a. Amount of Exemption Claimed 100%	1b. Percentage of Interest Conveyed 100%
---	---

2. Check Appropriate Box Below for Exemption Claimed

- ☐ Will or intestate succession (Name of Decedent) (Estate File Number)
- ☐ Transfer to Industrial Development Agency.
- ☐ Transfer to a Trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)
- ☒ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number 686, Page Number 219.
- ☐ Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☐ Corrective or confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)
- ☐ Other (Please explain exemption claimed, if other than listed above. Transfer to Federal Home Loan Mortgage Corporation, is Exempt Pursuant to #91.193 (b) (1) (v) of the Pennsylvania Realty Transfer Tax Regulations. Government Agency.

Under Penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete

Signature of Correspondent or Responsible Party
FRANK FEDERMAN, ESQUIRE

Date:

6/20/02

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH APPLICABLE DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.

DOC NO	APPLY TO	DATE	INVOICE	APPLY TO INVOICE	DOC AMOUNT	DISCOUNT	PAYMENT AMOUNT
207287	209840	06/20/02	6801287		2,936.93	0.00	2,936.93
HUMBLER, COREY LEE							
							2,936.93

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

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

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

COMMERCE BANK
PHILADELPHIA, PA 19148

3-180/360

CHECK NO
207287

DATE	AMOUNT
6/21/2002	*****2,936.93

Pay TWO THOUSAND NINE HUNDRED THIRTY SIX AND 93/100 DOLLARS

Void after 90 days

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

Frank Federman

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

207287 03600180836 150866 6

FEDERMAN & PHELAN, L.L.P.
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
215-563-7000
Fax: 215-563-7009

June 20, 2002

Office of the Sheriff
Columbia County Courthouse
5 West Main Street
Bloomsburg, PA 17815

Wells Fargo Home Mortgage

Re: HUBLER, Corey
22 Pied Piper Road, a/k/a RR 1 Box 424
Benton, PA 17814
No. 2002-CV-67

Dear Sir or Madam:

I hereby assign my bid on the above captioned property, which was knocked-down to me as "attorney-on-the-writ" to FEDERAL HOME LOAN MORTGAGE CORPORATION, Foreclosure Unit, Mail Stop 61, P.O. Box 5000, Vienna, VA 22183-5000.

Please record the Sheriff's Deed and send a copy via facsimile at your earliest convenience.

In addition, please find enclosed two (2) Statements of Value along with two (2) stamped self-addressed envelopes for your convenience.

Thank you in advance for your cooperation in this matter.

Yours truly,


Christine Andrulonis/for
Edna Houston

Enclosure

cc: Wells Fargo Home Mortgage Account No. 6801287

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF INDIVIDUAL TAXES
DEPT. 280603
HARRISBURG, PA 17128-0603

REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

RECORDER'S USE ONLY

State Tax Paid

Book Number

Page Number

Date Recorded

Complete each section and file in duplicate with Recorders of Deeds when (1) the full value/consideration is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemption is claimed. A statement of value is not required if the transfer is wholly exempt from tax based on: (1) family relationship or (2) public utility easement. If more space is needed, attach additional sheet(s).

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1617 JFK Blvd. City: Philadelphia State: PA Zip Code: 19103

B TRANSFER DATA

Grantor(s)/Lessor(s): Harry A. Roadarmel, Jr. - Sheriff
Columbia County Courthouse Date of Acceptance of Document: Grantee(s)/Lessee(s): FEDERAL HOME LOAN MORTGAGE CORPORATION

Street Address: P.O. Box 380, 35 W. Main St. City: Bloomsburg State: PA Zip Code: 17815
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C PROPERTY LOCATION

Street Address: 22 Pied Piper Road, a/k/a RR 1 Box 424, Benton, PA 17814 City, Township, Borough: Township of Benton

County: COLUMBIA School District: Township of Benton Tax Parcel Number: 35.613.00

D VALUATION DATA

1. Actual Cash Consideration \$3,636.93	2. Other Consideration + -0-	3. Total Consideration = \$3,636.93
4. County Assessed Value \$35,613.00	5. Common Level Ratio Factor x 2.74	6. Fair Market Value = \$97,579.62

E EXEMPTION DATA

1a. Amount of Exemption Claimed: 100% 1b. Percentage of Interest Conveyed: 100%

2. Check Appropriate Box Below for Exemption Claimed

☐ Will or intestate succession

(Name of Decedant)

(Estate File Number)

☐ Transfer to Industrial Development Agency.

☐ Transfer to a Trust. (Attach complete copy of trust agreement identifying all beneficiaries.)

☐ Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)

☐ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number 686, Page Number 219.

☐ Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)

☐ Corrective or confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)

☒ Other (Please explain exemption claimed, if other than listed above. Transfer to Federal Home Loan Mortgage Corporation, is Exempt Pursuant to #91.193 (b) (1) (v) of the Pennsylvania Realty Transfer Tax Regulations. Government Agency.

Under Penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete

Signature of Correspondent or Responsible Party

FRANK FEDERMAN, ESQUIRE

Date:

6/20/02

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH APPLICABLE DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.

COLUMBIA COUNTY SHERIFF'S OFFICE
SHERIFF'S REAL ESTATE FINAL COST SHEET

Wells Fargo Home Mort. VS Craig & Mary Hubler

NO. 30-02 ED NO. 67-02 JD

DATE/TIME OF SALE: June 17, 02 at 0900

BID PRICE (INCLUDES COST) \$ 75,000

POUNDAGE - 2% OF BID \$ 500.-

TRANSFER TAX - 2% OF FAIR MKT \$ _____

MISC. COSTS \$ 3636.93

TOTAL AMOUNT NEEDED TO PURCHASE \$ 4136.93

PURCHASER(S): Wells Fargo Home Mort

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): C/R, Allen Smith

TOTAL DUE: \$ 4136.93

LESS DEPOSIT: \$ _____

DOWN PAYMENT: \$ 1200.-

TOTAL DUE IN 8 DAYS \$ 2936.93

SHERIFF'S SALE COST SHEET

Wells Fargo Home NkH. VS. Coley & Mary Hubler
 NO. 30-02 ED NO. 67-02 JD DATE/TIME OF SALE June 19 02 0900

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>180.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>32.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>20.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>6.00</u>
NOTARY	\$ <u>12.00</u>
TOTAL ***** \$ <u>423.00</u>	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>923.69</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>1148.69</u>	

PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <u>33.50</u>
TOTAL ***** \$ <u>43.50</u>	

REAL ESTATE TAXES:			
BORO, TWP & COUNTY 20	\$		<u>pt.</u>
SCHOOL DIST. 20	\$		
DELINQUENT 20	\$	<u>1891.74</u>	
TOTAL ***** \$ <u>1891.74</u>			

MUNICIPAL FEES DUE:			
SEWER 20	\$		
WATER 20	\$		
TOTAL ***** \$ _____			

SURCHARGE FEE (DSTE)	\$	<u>130.00</u>
MISC. _____	\$	
_____	\$	
TOTAL ***** \$ _____		

TOTAL COSTS (OPENING BID) \$ 3636.93

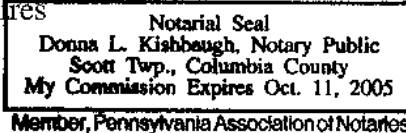
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paula J. Barry, Publisher's Assistant, being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily continuously in said Town, County and State since the day of its establishment; that hereto attached is a copy of the notice or advertisement in the May 29; June 5, 12, 2002 exactly as printed and published; that the affiant is one of the owners and publishers of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

Sworn and subscribed to before me this12th.....day of June.....2002

.....Donna L. Kishbaugh.....
(Notary Public)

My commission expires



And now,....., 20....., I hereby certify that the advertising and publication charges amounting to \$.....for publishing the foregoing notice, and the fee for this affidavit have been paid in full.

.....

HARRY A. ROADARMEL, JR.



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

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

WELLS FARGO HOME MORTGAGE, INC.

Docket # 30ED2002

VS

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

COREY LEE AND MARY HUBLER

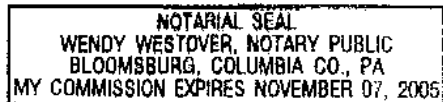
AFFIDAVIT OF SERVICE

NOW, THIS THURSDAY, MAY 02, 2002, AT 5:40 PM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON COREY LEE HUBLER AT 537 SHEETS
HILL RD, UNITYVILLE BY HANDING TO COREY LEE HUBLER, , 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, MAY 14, 2002

Wendy Westover
NOTARY PUBLIC



Harry A. Roadarmel Jr.
X
SHERIFF HARRY A. ROADARMEL JR.

G. Millard
X
G. MILLARD
DEPUTY SHERIFF

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P.O. BOX 380
BLOOMSBURG, PA 17815
FAX: (570) 784-0237

PHONE
(570) 389-5472

24 HOUR PHONE
(570) 784-6300

WELLS FARGO HOME MORTGAGE, INC.

Docket # 30ED2002

VS

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

COREY LEE AND MARY HUBLER

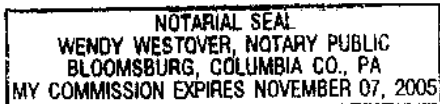
AFFIDAVIT OF SERVICE

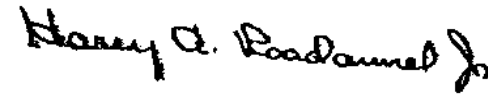
NOW, THIS WEDNESDAY, MAY 01, 2002, AT 2:55 PM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON MARY HUBLER AT 757 POPLAR
ST., BLOOMSBURG BY HANDING TO MARY HUBLER, , A TRUE AND ATTESTED COPY OF
THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

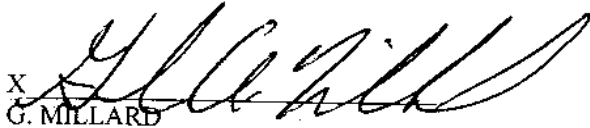
SWORN AND SUBSCRIBED BEFORE ME
THIS TUESDAY, MAY 14, 2002


NOTARY PUBLIC





X
SHERIFF HARRY A. ROADARMEL JR.


X
G. MILLARD
DEPUTY SHERIFF

1. ☒ Attach this form to the front of the mailpiece, or on the back if space does not permit.
2. ☐ Write "Return Receipt Requested" on the mailpiece below the article number.
3. ☐ The Return Receipt will show to whom the article was delivered and the date delivered.

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

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

COMMONWEALTH OF PENNSYLVANIA 70993400000701866844
DEPARTMENT OF REVENUE-ATTN: SHERIFF SALE
BUREAU OF COMPLIANCE
CLEARANCE SUPPORT SECTION
DEPARTMENT 281230
HARRISBURG PA 17128-1230

☒ Certified
☐ Insured
☐ COD
chandise

APR 24 2002
8. Addressee's Address (Only if requested and fee is paid)

5. Received By: (Print Name)
PA. DEPT. OF REVENUE
6. Signature: (Addressee or Agent) X

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

Thank you for using Return Receipt Service. Is your RETURN ADDRESS completed on the reverse side?

4a. Article Number
70993400000701866851
4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☐ Return Receipt for Merchandise ☐ COD
7. Date of Delivery
APR 24 2002
8. Addressee's Address (Only if requested and fee is paid)

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

5. Received By: (Print Name)
6. Signature: (Addressee or Agent) X

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

I also wish to receive the following services (for an extra fee):
30-02
1. ☒ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
Equifirst Corporation
820 Forrest Point Circle
Charlotte, NC 28273

4a. Article Number
70993400000701866882
4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☐ Return Receipt for Merchandise ☐ COD
7. Date of Delivery
4/25/02 P. L. Mackey

5. Received By: (Print Name)
P. Mackey
6. Signature: (Addressee or Agent)
X

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:
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■ Complete items 3, 4 and 4b.
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I also wish to receive the following services (for an extra fee):
30-02
1. ☒ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
Commonwealth of PA
PO Box 2675
Harrisburg, PA 17815

4a. Article Number
70993400000701866875
4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☐ Return Receipt for Merchandise ☐ COD
7. Date of Delivery

5. Received By: (Print Name)
Teresa Doyle
6. Signature: (Addressee or Agent)
X Teresa Doyle

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

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

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■ Complete items 3, 4 and 4b.
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30-02
1. ☒ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
SMALL BUSINESS ADMINISTRATION
7 NORTH WILKES-BARRE BLVD
WILKES-BARRE, PA 18702-5241

4a. Article Number
70993400000701866868
4b. Service Type
☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☐ Return Receipt for Merchandise ☐ COD
7. Date of Delivery

5. Received By: (Print Name)
6. Signature: (Addressee or Agent)
X Margaret Barty

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

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



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.

WELLS FARGO HOME MORTGAGE, INC..

VS.

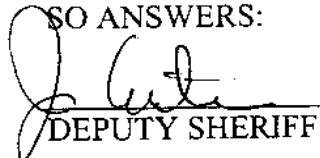
COREY & MARY HUBLER

WRIT OF EXECUTION #30 OF 2002 ED

POSTING OF PROPERTY

MAY 14, 2002 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF COREY & MARY HUBLER AT 22 PIED PIPER ROAD BENTON COLUMBIA
COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY
DEPUTY SHERIFF JAMES ARTER.

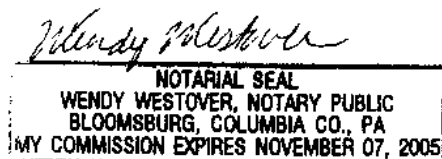
SO ANSWERS:


DEPUTY SHERIFF

SHERIFF, HARRY A ROADARMEL, JR.

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 15TH DAY OF MAY 2002



COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 4/2/2002

SERVICE# 11 - OF - 13 SERVICES
DOCKET # 30ED2002

PLAINTIFF WELLS FARGO HOME MORTGAGE, INC.

DEFENDANT COREY LEE AND MARY HUBLER

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

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON L. Hubler

RELATIONSHIP _____ IDENTIFICATION _____

DATE 4-23-02 TIME 1125 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

Clark

DATE

4-23-02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 4/2/2002

SERVICE# 8 - OF - 13 SERVICES
DOCKET # 30ED2002

PLAINTIFF WELLS FARGO HOME MORTGAGE, INC.

DEFENDANT COREY LEE AND MARY HUBLER

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

SERVED UPON Leslie LeVan - Customer Service

RELATIONSHIP _____ IDENTIFICATION _____

DATE 4-23-02 TIME 1505 MILEAGE 41 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

[Signature]

DATE

4-23-02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: J. ARTER
DATE RECEIVED 4/2/2002

SERVICE# 7 - OF - 13 SERVICES
DOCKET # 30ED2002

PLAINTIFF WELLS FARGO HOME MORTGAGE, INC.

DEFENDANT COREY LEE AND MARY HUBLER

PERSON/CORP TO SERVED
DORIS GORDON - TAX COLLECTOR
85 GORDON RD
BENTON

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON Cathy Gordon

RELATIONSHIP Sister IDENTIFICATION _____

DATE 05/03/02 TIME 1057 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

DATE

05/03/02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: J. ARTER
DATE RECEIVED 4/2/2002

SERVICE# 5 - OF - 13 SERVICES
DOCKET # 30ED2002

PLAINTIFF WELLS FARGO HOME MORTGAGE, INC.

DEFENDANT COREY LEE AND MARY HUBLER

PERSON/CORP TO SERVED
TENANT(S)
22 PIED PIPER RD
BENTON

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON Mary Hubler

RELATIONSHIP _____ IDENTIFICATION _____

DATE 05/02/02 TIME 1740 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

05/02/02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: J. ARTER
DATE RECEIVED 4/2/2002

SERVICE# 1 - OF - 13 SERVICES
DOCKET # 30ED2002

PLAINTIFF WELLS FARGO HOME MORTGAGE, INC.

DEFENDANT COREY LEE AND MARY HUBLER

PERSON/CORP TO SERVED	PAPERS TO SERVED
COREY LEE HUBLER	WRIT OF EXECUTION - MORTGAGE
537 SHEETS HILL RD	FORECLOSURE
UNITYVILLE	

SERVED UPON Corey Lee Hubler

RELATIONSHIP _____ IDENTIFICATION _____

DATE 05/02/02 TIME 1740 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) Served C. 22 Pied Piper Rd.

ATTEMPTS	DATE	TIME	OFFICER	REMARKS
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
DEPUTY	<u>Millard</u>	_____	_____	DATE <u>05/02/02</u>

Frank Hubler
458-454359

COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 4/2/2002

SERVICE# 2 - OF - 13 SERVICES
DOCKET # 30ED2002

PLAINTIFF WELLS FARGO HOME MORTGAGE, INC.

DEFENDANT COREY LEE AND MARY HUBLER

PERSON/CORP TO SERVED
MARY HUBLER
757 POPLAR ST. - 22 Paul Piper Lane
BLOOMSBURG ?

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

→ Moving From 757 Poplar St.

SERVED UPON Mary Hubler

RELATIONSHIP _____ IDENTIFICATION _____

DATE 05/04/02 TIME 1455 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
	<u>04/24/02</u>	<u>1000</u>	<u>Millard</u>	<u>N.A.C.C</u>

DEPUTY Millard DATE 05/01/02

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 4/2/2002

SERVICE# 4 - OF - 13 SERVICES
DOCKET # 30ED2002

PLAINTIFF WELLS FARGO HOME MORTGAGE, INC.

DEFENDANT COREY LEE AND MARY HUBLER

PERSON/CORP TO SERVED	PAPERS TO SERVED
BENEFICIAL CDC	WRIT OF EXECUTION - MORTGAGE
375 MONROE BLVD 47117 Canty Rd	FORECLOSURE
BLOOMSBURG	

SERVED UPON Synthetic Suite 2

RELATIONSHIP Receptionist IDENTIFICATION _____

DATE 05/01/02 TIME 1437 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	<u>Millard</u>	_____	_____	DATE <u>05/01/02</u>

HARRY A. ROADARME, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P.O. BOX 380
BLOOMSBURG, PA 17815
FAX: (717) 794-8257

PHONE
(717) 794-8257

24-HOUR PHONE
(717) 794-8300

February 19, 2002

DOMESTIC RELATIONS
702 SAWMILL ROAD
BLOOMSBURG, PA 17815

WELLS FARGO HOME MORTGAGE, INC.
VS
COREY LEE AND MARY HUBLER

DOCKET # 30ED2002

JD # 67JD2002

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 that you may have.

Respectfully,

Harry A. Roadarmel, Jr.
Sheriff of Columbia County

*Corey Hubler - Requested to be
Mary Hubler plaintiff on some case.*

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

I. Obligor information (To be completed by requestor)

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

NAME

DATE OF BIRTH

SOCIAL SECURITY#

Corey Lee Hubler

DATE:

4-23-02

REQUESTOR:

Sheriff
Print Name

Sale Request
Signature

Docket # 010 675D 2002

30E D2002

II. Lien information (To be provided by DRS)

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

WE HAVE AN OPEN CASE, WITH NO OVERDUE SUPPORT OWED.

X 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.

Amount of Overdue Support

Next Due Date

Next Payment Amount

\$787.50

Date:

4-23-02

BY:

Leslie Hubler

TITLE:

Customer Service

HARRY A. ROADARMEL, JR.



30-02

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

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

SHERIFF'S SALE REAL ESTATE OUTLINE

RECEIVED AND TIME STAMP WRIT 4-2-02
DOCKET AND INDEX 4-22-02
SET FILE FOLDER UP 4-22-02

CHECK FOR PROPER INFO

WRIT OF EXECUTION ✓
COPY OF DESCRIPTION ✓
WHEREABOUTS OF LAST KNOWN ADDRESS ✓
NON-MILITARY AFFIDAVIT _____
NOTICES OF SHERIFF'S SALE 4
WATCHMAN RELEASE FORM ✓
AFFIDAVIT OF LEINS LIST ✓
CHECK FOR \$1200.00 CK 189250

* 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 June 19, 2002 at 2400
POST ALL DATES ON CALANDER Post 5-15 Adv. May 29 June 5, 12/02
* 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

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

**WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.**

Plaintiff

vs.

**COREY LEE HUBLER
MARY HUBLER**

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: 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A
BENTON, PA 17814

(see attached legal description)

Amount Due \$68,807.92

Interest from 3/30/02 \$ _____
to sale date
(per diem-\$11.31)

Total \$ _____ Plus Costs as endorsed.

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

Dated: 04-02-2002
(Seal)

DESCRIPTION

ALL THAT CERTAIN pieces, parcels and tracts of land situate in Benton Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

PARCEL NO. 1: BEGINNING at an iron pin located along the Southern right-of-way line of Legislative Route No. 19109, thence along land now or late of Barry Wise, et ux, South 11 degrees 08 minutes 27 seconds East, 242.57 feet to an iron pin; thence along land now or late of Barry Wise, et ux, South 77 degrees 49 minutes 42 seconds West, 201.62 feet to an iron pin; thence along the Eastern right-of-way line of Conrail North 1 degree 28 minutes 40 seconds West, 243.28 feet to an iron pin; thence along the Southern right-of-way line of Legislative Route No. 19109, North 76 degrees 35 minutes 22 seconds East, 160.88 feet to an iron pin, the place of beginning.

CONTAINING one (1) acre according to a survey prepared by Frank A. Grabowski, R.S., dated December 21, 1978.

Said map is recorded in the Recorder's office of Columbia County and indicated as Map #487.

PARCEL NO. 2: BEGINNING at an iron pin located along the Southerly right-of-way of Legislative Route No. 19109 and in line of lands now or late of Harry Troy, Jr.; thence along the Southerly right-of-way line of Legislative Route No. 19109, South 76 degrees 35 minutes 22 seconds West 20.41 feet to a point along the Easterly right-of-way line of a 40 foot right-of-way of Reading Railroad; thence along the Easterly side of Reading Company right-of-way, South 01 degrees 28 minutes 40 seconds East 242.83 feet to an iron pin corner; thence along the lands now or late of Barry Wise, North 77 degrees 49 minutes 43 seconds East 20.33 feet to an iron pin corner; thence along the line of lands now or late of Harry Troy, Jr. North 01 degrees 28 minutes 40 seconds West 243.28 feet to the place of beginning.

CONTAINING 0.111 acres of land according to a survey prepared by Frank A. Grabowski, R.S., dated March 12, 1980.

PARCEL NO. 3: BEGINNING at an iron pin located along the Southerly right-of-way line of Legislative Route No. 19109 and in the line of lands now or late of Fred Hess; thence along the line of lands now or late of Fred Hess, and others South 01 degree 28 minutes 40 seconds East a distance of 427.50 feet to an iron pin corner; thence South 83 degrees 57 minutes 54 seconds East a distance of 40.37 feet to an iron pin corner located on the Easterly side of Reading Company right-of-way; thence along line of lands now or late of Barry Wise, North 01 degrees 28 minutes 40 seconds West a distance of 441.23 feet to a point located along the Southerly right-of-way line of Legislative Route No. 19109; thence along the Southerly right-of-way line of Legislative Route No. 19109, South 76 degrees 35 minutes 22 seconds West a distance of 40.91 feet to the place of beginning.

CONTAINING 0.44 of an acre, more or less.

TAX PARCEL #03-04-004

PREMISES BEING KNOWN AS 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814

TITLE TO SAID PREMISES IS VESTED IN Corey Lee Hubler and Mary Hubler, His Wife by Deed from James H. Troy and Nancy L. Powell dated 7/22/1996 and recorded 7/31/1996 in Record Book 632, Page 75.

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

**WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.**

Plaintiff

vs.

**COREY LEE HUBLER
MARY HUBLER**

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: 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A
BENTON, PA 17814

(see attached legal description)

Amount Due \$68,807.92

Interest from 3/30/02 \$ _____
to sale date
(per diem-\$11.31)

Total \$ _____ Plus Costs as endorsed.

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

Dated: 04-02-2002
(Seal)

DESCRIPTION

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CONTAINING 0.44 of an acre, more or less.

TAX PARCEL #03-04-004

PREMISES BEING KNOWN AS 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814

TITLE TO SAID PREMISES IS VESTED IN Corey Lee Hubler and Mary Hubler, His Wife by Deed from James H. Troy and Nancy L. Powell dated 7/22/1996 and recorded 7/31/1996 in Record Book 632, Page 75.

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

**WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.**

Plaintiff

vs.

**COREY LEE HUBLER
MARY HUBLER**

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: 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A
BENTON, PA 17814

(see attached legal description)

Amount Due	\$68,807.92
Interest from 3/30/02 to sale date (per diem-\$11.31)	\$ _____
Total	\$ _____ Plus Costs as endorsed.

Clerk Fanni B. Kline / GAB
Office of the Prothonotary
Common Pleas Court of
Columbia County, PA

Dated: 04-02-2002
(Seal)

DESCRIPTION

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

**WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.**

Plaintiff

vs.

**COREY LEE HUBLER
MARY HUBLER**

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: 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A
BENTON, PA 17814

(see attached legal description)

Amount Due \$68,807.92

Interest from 3/30/02 \$ _____
to sale date
(per diem-\$11.31)

Total \$ _____ Plus Costs as endorsed.

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

Dated: 04-02-2002
(Seal)

DESCRIPTION

ALL THAT CERTAIN pieces, parcels and tracts of land situate in Benton Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

PARCEL NO. 1: BEGINNING at an iron pin located along the Southern right-of-way line of Legislative Route No. 19109, thence along land now or late of Barry Wise, et ux, South 11 degrees 08 minutes 27 seconds East, 242.57 feet to an iron pin; thence along land now or late of Barry Wise, et ux, South 77 degrees 49 minutes 42 seconds West, 201.62 feet to an iron pin; thence along the Eastern right-of-way line of Conrail North 1 degree 28 minutes 40 seconds West, 243.28 feet to an iron pin; thence along the Southern right-of-way line of Legislative Route No. 19109, North 76 degrees 35 minutes 22 seconds East, 160.88 feet to an iron pin, the place of beginning.

CONTAINING one (1) acre according to a survey prepared by Frank A. Grabowski, R.S., dated December 21, 1978.

Said map is recorded in the Recorder's office of Columbia County and indicated as Map #487.

PARCEL NO. 2: BEGINNING at an iron pin located along the Southerly right-of-way of Legislative Route No. 19109 and in line of lands now or late of Harry Troy, Jr.; thence along the Southerly right-of-way line of Legislative Route No. 19109, South 76 degrees 35 minutes 22 seconds West 20.41 feet to a point along the Easterly right-of-way line of a 40 foot right-of-way of Reading Railroad; thence along the Easterly side of Reading Company right-of-way, South 01 degrees 28 minutes 40 seconds East 242.83 feet to an iron pin corner; thence along the lands now or late of Barry Wise, North 77 degrees 49 minutes 43 seconds East 20.33 feet to an iron pin corner; thence along the line of lands now or late of Harry Troy, Jr. North 01 degrees 28 minutes 40 seconds West 243.28 feet to the place of beginning.

CONTAINING 0.111 acres of land according to a survey prepared by Frank A. Grabowski, R.S., dated March 12, 1980.

PARCEL NO. 3: BEGINNING at an iron pin located along the Southerly right-of-way line of Legislative Route No. 19109 and in the line of lands now or late of Fred Hess; thence along the line of lands now or late of Fred Hess, and others South 01 degree 28 minutes 40 seconds East a distance of 427.50 feet to an iron pin corner; thence South 83 degrees 57 minutes 54 seconds East a distance of 40.37 feet to an iron pin corner located on the Easterly side of Reading Company right-of-way; thence along line of lands now or late of Barry Wise, North 01 degrees 28 minutes 40 seconds West a distance of 441.23 feet to a point located along the Southerly right-of-way line of Legislative Route No. 19109; thence along the Southerly right-of-way line of Legislative Route No. 19109, South 76 degrees 35 minutes 22 seconds West a distance of 40.91 feet to the place of beginning.

CONTAINING 0.44 of an acre, more or less.

TAX PARCEL #03-04-004

PREMISES BEING KNOWN AS 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814

TITLE TO SAID PREMISES IS VESTED IN Corey Lee Hubler and Mary Hubler, His Wife by Deed from James H. Troy and Nancy L. Powell dated 7/22/1996 and recorded 7/31/1996 in Record Book 632, Page 75.

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

**WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.**

Plaintiff

vs.

**COREY LEE HUBLER
MARY HUBLER**

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):

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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
Suite 1400
Philadelphia, PA 19103-1814
(215) 563-7000

ATTORNEY FOR PLAINTIFF

WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.

Plaintiff

vs.

COREY LEE HUBLER
MARY HUBLER

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-67
: 2002-ED-30

AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No. 1)

WELLS FARGO HOME MORTGAGE, INC., F/K/A NORWEST MORTGAGE, INC.,
Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date
the Praecept for the Writ of Execution was filed the following information concerning the real
property located at **22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, 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)

COREY LEE HUBLER

**537 SHEETS HILL ROAD
UNITYVILLE, PA 17774**

MARY HUBLER

**757 POPLAR STREET
BLOOMSBURG, PA 17815**

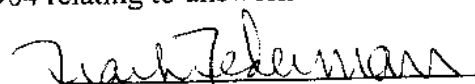
2. Name and address of Defendant(s) in the judgment:

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: 3/29/02

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

WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.

Plaintiff

vs.

COREY LEE HUBLER
MARY HUBLER

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-67
:
:
:

AFFIDAVIT PURSUANT TO RULE 3129.1

WELLS FARGO HOME MORTGAGE, INC., F/K/A NORWEST MORTGAGE, INC.,

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 **22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814.**

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

NAME

LAST KNOWN ADDRESS

COREY LEE HUBLER

537 SHEETS HILL ROAD
UNITYVILLE, PA 17774

MARY HUBLER

757 POPLAR STREET
BLOOMSBURG, PA 17815

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

EQUIFIRST CORPORATION

**820 FOREST POINT CIRCLE
CHARLOTTE, NC 28273**

**BENEFICIAL CDC D/B/A
BENEFICIAL MORTGAGE CO.
OF PENNSYLVANIA**

**575 MONTOUR BLVD.
MONTOUR PLAZA
BLOOMSBURG, PA 17815**

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

**22 PIED PIPER ROAD,
A/K/A RR 1 BOX42A
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: 3/29/02

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

WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.

Plaintiff

vs.

COREY LEE HUBLER
MARY HUBLER

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-67
: 2002-ED-30
:
:

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:

- ☐ 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
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ATTORNEY FOR PLAINTIFF

WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.

Plaintiff

vs.

COREY LEE HUBLER
MARY HUBLER

Defendant(s)

: COLUMBIA COUNTY

:

: Court of Common Pleas

:

: CIVIL DIVISION

:

: NO. 2002-CV-67

:

: 2002-ED-30

:

:

VERIFICATION OF NON-MILITARY SERVICE

FRANK FEDERMAN, ESQUIRE, hereby verifies that he is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant(s) is/are not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Soldiers' and Sailors' Civil Relief Act of Congress of 1940, as amended


(b) that defendant COREY LEE HUBLER is over 18 years of age and resides at 537 SHEETS HILL ROAD, UNITYVILLE, PA 17774.

(c) that defendant MARY HUBLER is over 18 years of age, and resides at 757 POPLAR STREET, BLOOMSBURG, PA 17815.


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


FRANK FEDERMAN
Attorney for Plaintiff

WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability 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)
COLUMBIA COUNTY, PA.

HARRY A. ROADARMEL

COLUMBIA County, Pa.

Sheriff


Sir: --- There will be placed in

your hands

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

follows: WELLS FARGO HOME MORTGAGE, INC., F/K/A
NORWEST MORTGAGE, INC. vs COREY LEE HUBLER and MARY
HUBLER

The defendant MARY HUBLER will be found at 757 POPLAR
STREET, BLOOMSBURG, PA. 17815

Attorney for Plaintiff

If Writ of Execution, state below where defendants will be found, what foods and chattels shall/ be seized and be levied upon. If real estate, attach five double spaced typed written copies of description as it shall appear on the new deed together with Street and Number of the premises.

Please do not furnish us with the old deed or mortgage.

See attached legal description.....

.....
.....
.....

DESCRIPTION

ALL THAT CERTAIN pieces, parcels and tracts of land situate in Benton Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

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CONTAINING one (1) acre according to a survey prepared by Frank A. Grabowski, R.S., dated December 21, 1978.

Said map is recorded in the Recorder's office of Columbia County and indicated as Map #487.

PARCEL NO. 2: BEGINNING at an iron pin located along the Southerly right-of-way of Legislative Route No. 19109 and in line of lands now or late of Harry Troy, Jr.; thence along the Southerly right-of-way line of Legislative Route No. 19109, South 76 degrees 35 minutes 22 seconds West 20.41 feet to a point along the Easterly right-of-way line of a 40 foot right-of-way of Reading Railroad; thence along the Easterly side of Reading Company right-of-way, South 01 degrees 28 minutes 40 seconds East 242.83 feet to an iron pin corner; thence along the lands now or late of Barry Wise, North 77 degrees 49 minutes 43 seconds East 20.33 feet to an iron pin corner; thence along the line of lands now or late of Harry Troy, Jr. North 01 degrees 28 minutes 40 seconds West 243.28 feet to the place of beginning.

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WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability 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)

HARRY A. ROADARMEL

Sheriff

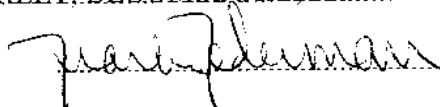
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Sir: --- There will be placed in
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for service a Writ of EXECUTION (REAL ESTATE), styled as

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 (SEAL)
(Attorney for Plaintiff(s))

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 (SEAL)
(Attorney for Plaintiff(s))

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HARRY A. ROADARMEL

Sheriff

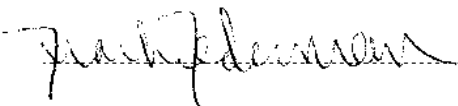
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NORWEST MORTGAGE, INC. vs COREY LEE HUBLER and MARY HUBLER

The defendant COREY LEE HUBLER will be found at .537
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Attorney for Plaintiff

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CONTAINING 0.44 of an acre, more or less.

TAX PARCEL #03-04-004

PREMISES BEING KNOWN AS 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814

TITLE TO SAID PREMISES IS VESTED IN Corey Lee Hubler and Mary Hubler, His Wife by Deed from James H. Troy and Nancy L. Powell dated 7/22/1996 and recorded 7/31/1996 in Record Book 632, Page 75.

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

WELLS FARGO HOME MORTGAGE,
INC., F/K/A NORWEST MORTGAGE,
INC.

Plaintiff

vs.

COREY LEE HUBLER
MARY HUBLER

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2002-CV-67
: 2002-ED-30
:
:
:

****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

3/29/02

TO: COREY LEE HUBLER
537 SHEETS HILL ROAD
UNITYVILLE, PA 17774
MARY HUBLER
757 POPLAR STREET
BLOOMSBURG, PA 17815

Your house (real estate) at 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814, is scheduled to be sold at the Sheriff's Sale on June 19, 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 \$68,807.92 obtained by WELLS FARGO HOME MORTGAGE, INC., F/K/A NORWEST MORTGAGE, INC. (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**

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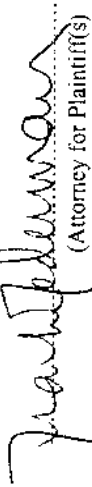
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TAX PARCEL #03-04-004


PREMISES BEING KNOWN AS 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814

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WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability 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)
(Attorney for Plaintiff(s))

....., 20

HARRY A. ROADARMEL

Sheriff

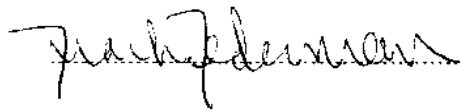
COLUMBIA County, Pa.

Sir: --- There will be placed in
your hands

for service a Writ ofEXECUTION (REAL ESTATE)....., styled as

follows: WELLS FARGO HOME MORTGAGE, INC., F/K/A
NORWEST MORTGAGE, INC. vs COREY LEE HUBLER and MARY
HUBLER

The defendant COREY LEE HUBLER will be found at 537
SHEETS HILL ROAD, UNITYVILLE, PA 17774

 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.....
.....
.....
.....

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PARCEL NO. 3: BEGINNING at an iron pin located along the Southerly right-of-way line of Legislative Route No. 19109 and in the line of lands now or late of Fred Hess; thence along the line of lands now or late of Fred Hess, and others South 01 degree 28 minutes 40 seconds East a distance of 427.50 feet to an iron pin corner; thence South 83 degrees 57 minutes 54 seconds East a distance of 40.37 feet to an iron pin corner located on the Easterly side of Reading Company right-of-way; thence along line of lands now or late of Barry Wise, North 01 degrees 28 minutes 40 seconds West a distance of 441.23 feet to a point located along the Southerly right-of-way line of Legislative Route No. 19109; thence along the Southerly right-of-way line of Legislative Route No. 19109, South 76 degrees 35 minutes 22 seconds West a distance of 40.91 feet to the place of beginning.

CONTAINING 0.44 of an acre, more or less.

TAX PARCEL #03-04-004

PREMISES BEING KNOWN AS 22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A, BENTON, PA 17814

TITLE TO SAID PREMISES IS VESTED IN Corey Lee Hubler and Mary Hubler, His Wife by Deed from James H. Troy and Nancy L. Powell dated 7/22/1996 and recorded 7/31/1996 in Record Book 632, Page 75.

DESCRIPTION

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SHERIFF'S RETURN OF SERVICE-COLUMBIA COUNTY

PLAINTIFF

WELLS FARGO HOME MORTGAGE, INC.,

F/K/A NORWEST MORTGAGE, INC.

DEFENDANT

COREY LEE HUBLER

MARY HUBLER

COURT NO.: 2002-CV-67

SERVE AT:

22 PIED PIPER ROAD, A/K/A RR 1 BOX 42A

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

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

CHECK NO
189250

3-1907380

DNA 63-25-2002

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

189250 036001808136 150866 611

SHERIFF'S SALE

WEDNESDAY June 19, 2002 AT 9:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 30 OF 2002 ED AND CIVIL WRIT NO. 67 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'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN pieces, parcels and tracts of land situate in Benton Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

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TERMS OF SALE

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

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

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

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

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

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