

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

Chase Manhattan Mkt. Corp. vs Cuyler & Janet Wilkinson

NO. 134-03 ED NO. 761-02 JD

DATE/TIME OF SALE: 3-24-04 1000

BID PRICE (INCLUDES COST) \$ 1918.21

POUNDAGE - 2% OF BID \$ 38.36

TRANSFER TAX - 2% OF FAIR MKT \$ - 0 -

LIEN CERTIFICATE \$ - 0 -

MISC. COSTS \$ - 0 -

TOTAL AMOUNT NEEDED TO PURCHASE \$ 1956.57

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____

[Signature]
Att. for Plaintiff

TOTAL DUE: \$ 1956.57

LESS DEPOSIT: \$ 1350.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 606.57

SHERIFF'S SALE COST SHEET

Chase Manhattan Mort. Corp. vs. Cuyler & Janet Wilkinson
 NO. 134-03 ED NO. 761-02 JD DATE/TIME OF SALE 3-24-04 / 1000

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>180.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>27.50</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>418.00</u>

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>695.88</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL *****	\$ <u>920.88</u>

PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	<u>15.75</u> \$ <u>41.50</u>
TOTAL *****	\$ <u>51.50</u>

REAL ESTATE TAXES:

BORO, TWP & COUNTY 20	<u>76</u>	\$ <u>392.83</u>
SCHOOL DIST.	20	\$
DELINQUENT	20	<u>77</u> \$ <u>5.00</u>
TOTAL *****		\$ <u>397.83</u>

MUNICIPAL FEES DUE:

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

SURCHARGE FEE (DSTE)	\$ <u>130.00</u>
MISC. _____	\$ _____
_____	\$ _____
TOTAL *****	\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 1918.21

ORIGINAL DOCUMENT CONTAINED IN THE
FEDERMAN & PHELAN LLP
ATTORNEY ESCROW ACCOUNT
ONE PENN CENTER, SUITE 1400
PHILADELPHIA, PA 19103-1814

COMMERCE BANK
PHILADELPHIA, PA 19148

3-180360

CHECK NO
000342009

Pay SIX HUNDRED SIX AND 57/100 DOLLARS

DATE	AMOUNT
03/26/2004	*****606.57

2004 03/26/2004

Void after 90 days

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

Thomas S. Pheasant

"34,2009" :036001808:36 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: 215-567-0072
mark.siuta@fedphe.com

Mark Siuta
Paralegal, ext. 1385

Representing Lenders in
Pennsylvania and New Jersey

March 26, 2004

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

Re: WILKINSON, Cuyler & Janet
RR3 Box 261 1C A/K/ A 55 Ridge Road
Benton, PA 17814
No. 2002-CU-761

Dear Sir or Madam:


With reference to the above captioned property, which was knocked-down to Frank Federman as "attorney-on-the-writ", please prepare the Sheriff's Deed to **Chase Manhattan Mortgage Corporation**, 3415 Vision Drive, Columbus, OH, 43219.

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,


Mark Siuta/for
Federman & Phelan, LLP
Enclosure

cc: Chase Manhattan Mortgage Corp. Account No. 1500682194

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

Zip Code Zip Code

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

B TRANSFER DATA

Date of Acceptance of Document

Grantor(s)/Lessor(s)

Harry A. Roadarmel, Jr. - Sheriff
Columbia County Courthouse

Grantee(s)/Lessee(s)

CHASE MANHATTAN MORTGAGE CORPORATION

Street Address

P.O. Box 380, 35 W. Main Street

Street Address

3415 Vision Drive

City

Bloomsburg

State

PA

Zip Code

17815

City

Columbus

State

OH

Zip Code

43219

C PROPERTY LOCATION

Street Address

RR3 Box 261 1C A/K/A 55 Ridge Road, Benton, PA 17814

City, Township, Borough

Benton & Jackson Townships

County

Columbia

School District

Benton

Tax Parcel Number

03-03-037

D VALUATION DATA

1. Actual Cash Consideration

\$1,918.21

2. Other Consideration

+ -0-

3. Total Consideration

= \$1,918.21

4. County Assessed Value

\$33,429.00

5. Common Level Ratio Factor

x 2.92

6. Fair Market Value

= \$97,612.68

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 mortgagee to a holder of a mortgage in default. Mortgage Book Number 702, Page Number 1024.

☐ 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.)

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:

03/28/04

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

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

INTERNAL REVENUE SERVICE
TECHNICAL SUPPORT GROUP
WILLIAM GREEN FEDERAL BUILDING
600 ARCH STREET ROOM 3259
PHILADELPHIA, PA 19106

2. Article Number

(Transfer from service label)

7002 3150 0006 4911 9394

PS Form 3811, August 2001

Domestic Return Receipt

102595-02-M-154

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *James Soman* 134
☐ Agent
☒ Addressee

B. Received by (Printed Name)

JAMES SOMAN

C. Date of Delivery

D. Is delivery address different from item 1?

If YES, enter delivery address below: ☐ Yes
☐ No

3. Service Type

- ☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

U. S. SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
ROBERT N.C. NIX FEDERAL BUILDING
900 MARKET STREET- 5TH FLOOR
PHILADELPHIA, PA 19107

2. Article Number

(Transfer from service label)

7002 3150 0006 4911 9370

PS Form 3811, August 2001

Domestic Return Receipt

102595-02-M-154

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *C. Rath* 134
☐ Agent
☒ Addressee

B. Received by (Printed Name)

C. Rath

C. Date of Delivery

D. Is delivery address different from item 1?

If YES, enter delivery address below: ☐ Yes
☐ No

3. Service Type

- ☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

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

2. Article Number

(Transfer from service label)

7002 3150 0006 4911 9387

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Samuel J. Venturo* 134
☐ Agent
☒ Addressee

B. Received by (Printed Name)

Samuel J. Venturo

C. Date of Delivery

D. Is delivery address different from item 1?

If YES, enter delivery address below: ☐ Yes
☐ No

3. Service Type

- ☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
☐ No

1. Article Addressed to:

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

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

SENDER: COMPLETE THIS SECTION

A. Signature

X

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
☐ No

1. Article Addressed to:

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

3. Service Type
☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

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☐ Insured Mail ☐ C.O.D.

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☐ Yes

SENDER: COMPLETE THIS SECTION
 Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
 Print your name and address on the reverse so that we can return the card to you.
 Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:
 COMMONWEALTH OF PA
 PO BOX 2675
 Harrisburg, PA 17105

Article Addressed to:
 OFFICE OF F.A.I.R.
 DEPARTMENT OF PUBLIC WELFARE
 PO BOX 8016
 HARRISBURG, PA 17105

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

CHASE MANHATTAN MORTGAGE
CORPORATION,

Plaintiff,

vs.

CUYLER WILKINSON and
JANET WILKINSON,
Defendants.

: IN THE COURT OF COMMON PLEAS
: OF THE 26TH JUDICIAL DISTRICT
: COLUMBIA COUNTY BRANCH, PA

: CIVIL DIVISION

: No. 2002-CV-761

ORDER OF COURT

AND NOW, to wit, this 10th day of February, 2004,
the Plaintiff's within Petition for Reassessment of Damages is
hereby denied.

BY THE COURT:

Sullivan P.J.

2004 FEB 10 P 4:56

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paul R. Eyerly IV, 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 December 24, 31; January 7, 2004 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.

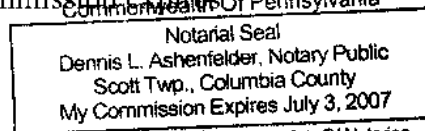
Paul R. Eyerly IV

Sworn and subscribed to before me this 8th day of January, 2004

[Signature]

(Notary Public)

My commission expires July 3, 2007



And now, 2004, 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.

**COLUMBIA COUNTY TAX CLAIM BUREAU
LIEN CERTIFICATE**

Date October 30, 2003

OWNER OR REPUTED OWNER

Cuyler & Janet Wilkinson

2003 School & County/Township Taxes were paid

DESCRIPTION OF PROPERTY

55 Ridge Rd
6.17 acre

PARCEL NUMBER

03,03-37-00,000

Township
Borough
City

IN Benton Twp

This is to certify that, according to our records, there are no unpaid Taxes on the above mentioned property as of December 31 2002

Excluding: Interim Tax Billings

Requested by: Harry Woadarmel, Jr, Sheriff

COLUMBIA COUNTY TAX CLAIM BUREAU

FEE - \$5.00
Per Parcel

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
LISA .STEINMAN@fedphe.com

January 2, 2004

Office of the Sheriff
COLUMBIA County Courthouse
P.O. BOX 380
BLOOMSBURG, PA 17815

RE: CHASE MANHATTAN MORTGAGE CORPORATION
V. CUYLER WILKINSON and JANET WILKINSON
COLUMBIA COUNTY, NO. 2002-CV-761

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,

LISA STEINMAN
for Federman and Phelan

*****PROPERTY IS LISTED FOR THE 1/14/04 SHERIFF'S SALE.*****

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

RE: CHASE MANHATTAN
MORTGAGE CORPORATION

) CIVIL ACTION
)

vs.

CUYLER WILKINSON
JANET WILKINSON

) CIVIL DIVISION
) NO. 2002-CV-761

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

COMMONWEALTH OF PENNSYLVANIA)
COUNTY OF COLUMBIA)

SS:

I, FRANK FEDERMAN, ESQUIRE attorney for **CHASE MANHATTAN MORTGAGE CORPORATION** hereby verify that on **11/4/03** 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.

DATE: January 2, 2004


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

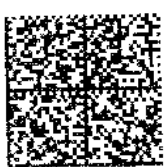
Name and
Address
of Sender

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	*****	CITIZENANCIAL 1115 OLD BERWICK ROAD BLOOMSBURG, PA 17815		
3		TENANT/OCCUPANT RR3 BOX 261 IC, A/K/A 55 RIDGE ROAD BENTON, PA 17814		
4		DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815		
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				
15		RE: WILKINSON, CUYLER 1500682194 KMD/spm		
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	

TEAM 3

TEAM 3



UNITED STATES POST
NOV - 4 2003
0004300377
MAILED FROM ZIP CODE 19103

SHERIFF'S SALE COST SHEET

Chase Manhattan Mort. ^{corp.} vs. Cuyler & Janet Wilkinson
 NO. 134-03 ED NO. 761-02 JD DATE/TIME OF SALE 1-14-04 1000

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NOTARY	\$ <u>12.00</u>
TOTAL ***** \$ <u>418.00</u>	

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PRESS ENTERPRISE INC.	\$ <u>695.88</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>920.88</u>	

PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <u>41.50</u>
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REAL ESTATE TAXES:	
BORO, TWP & COUNTY 20	\$ _____
SCHOOL DIST. 20	\$ _____
DELINQUENT 20	\$ <u>5.00</u>
TOTAL ***** \$ <u>5.00</u>	

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

SURCHARGE FEE (DSTE)	\$ <u>130.00</u>
MISC. _____	\$ _____
_____	\$ _____
TOTAL ***** \$ <u>-0-</u>	

TOTAL COSTS (OPENING BID) \$ 1525.38

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.

CHASE MANHATTAN MORTGAGE
CORPORATION

VS.

CUYLER AND JANET WILKINSON

WRIT OF EXECUTION #134 OF 2003 ED

POSTING OF PROPERTY

DECEMBER 10, 2003 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF CUYLER AND JANET WILKINSON AT 55 RIDGE ROAD BENTON
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY
DEPUTY SHERIFF J. ARTER.

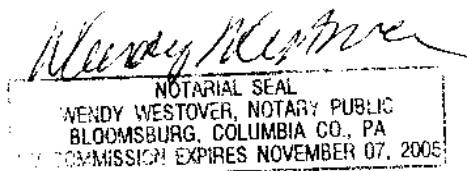
SO ANSWERS:


DEPUTY SHERIFF

SHERIFF, HARRY A ROADARMEL, JR.

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 11TH DAY OF DECEMBER 2003



HARRY A. ROADARMEL, JR.



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

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

CHASE MANHATTAN MORTGAGE
CORPORATION

VS

CUYLER WILKINSON
JANET WILKINSON

Docket # 134ED2003

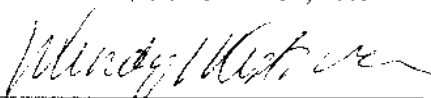
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

AFFIDAVIT OF SERVICE

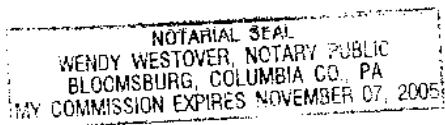
NOW, THIS WEDNESDAY, OCTOBER 29, 2003, AT 5:00 PM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON CUYLER WILKINSON AT 264 SHULTZ
HOLLOW ROAD BENTON, BY HANDING TO CUYLER WILKINSON, , A TRUE AND
ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS
THEREOF.

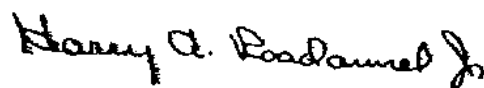
SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS FRIDAY, OCTOBER 31, 2003



NOTARY PUBLIC





X

SHERIFF HARRY A. ROADARMEL JR.


X

G. MILLARD
DEPUTY SHERIFF

HARRY A. ROADARMEL, JR.



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

PHONE
(570) 389-3622

24 HOUR PHONE
(570) 784-6300

CHASE MANHATTAN MORTGAGE
CORPORATION

VS

CUYLER WILKINSON
JANET WILKINSON

Docket # 134ED2003

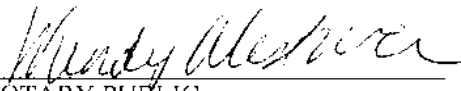
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

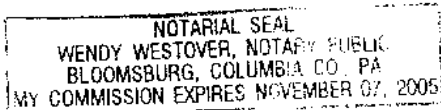
AFFIDAVIT OF SERVICE

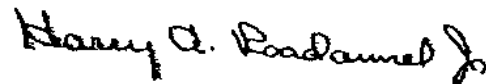
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EXECUTION - MORTGAGE FORECLOSURE UPON JANET WILKINSON AT 264 SHULTZ
HOLLOW ROAD, BENTON BY HANDING TO CUYLER WILKINSON, HUSBAND, A TRUE AND
ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS
THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS FRIDAY, OCTOBER 31, 2003


NOTARY PUBLIC





X
SHERIFF HARRY A. ROADARMEL JR.

X 
G. MILLARD
DEPUTY SHERIFF

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 10/22/2003

SERVICE# 5 - OF - 13 SERVICES
DOCKET # 134ED2003

PLAINTIFF CHASE MANHATTAN MORTGAGE CORPORATION
DEFENDANT CUYLER WILKINSON
JANET WILKINSON

PERSON/CORP TO SERVED	PAPERS TO SERVED
TENANT(S)	WRIT OF EXECUTION - MORTGAGE
55 RIDGE ROAD	FORECLOSURE
BENTON	

SERVED UPON Cuyler Wilkenson

RELATIONSHIP _____ IDENTIFICATION _____

DATE 10/29/03 TIME 1700 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS

DATE	TIME	OFFICER	REMARKS
<u>10/29/03</u>	<u>1233</u>	<u>Waller</u>	<u>Moved out / Empty</u>
_____	_____	_____	_____
_____	_____	_____	_____
DEPUTY <u>Waller</u>	DATE <u>10/29/03</u>		

O'Brien

COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 10/22/2003

SERVICE# 1 - OF - 13 SERVICES
DOCKET # 134ED2003

PLAINTIFF CHASE MANHATTAN MORTGAGE CORPORATION

DEFENDANT CUYLER WILKINSON
JANET WILKINSON

PERSON/CORP TO SERVED
CUYLER WILKINSON
55 RIDGE ROAD
BENTON

PAPERS TO SERVED 058 239
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

239 R Mountain Rd.
058 R Shultz Rd.
264 Shultz Hollow Rd

SERVED UPON Cuyler Wilkinson

RELATIONSHIP _____ IDENTIFICATION _____

DATE 10/29/03 TIME 1700 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>10/29/03</u>	<u>1233</u>	<u>McClure</u>	<u>Move Out 1 Month prior</u>

DEPUTY

McClure DATE 10/29/03

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 10/22/2003

SERVICE# 2 - OF - 13 SERVICES
DOCKET # 134ED2003

PLAINTIFF CHASE MANHATTAN MORTGAGE CORPORATION

DEFENDANT CUYLER WILKINSON
JANET WILKINSON

PERSON/CORP TO SERVED	PAPERS TO SERVED
JANET WILKINSON	WRIT OF EXECUTION - MORTGAGE
55 RIDGE ROAD 264 Shultz Hollow Rd	FORECLOSURE
BENTON	

SERVED UPON Cuyler Wilkinson

RELATIONSHIP Husband IDENTIFICATION _____

DATE 10/29/03 TIME 1700 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS

DATE	TIME	OFFICER	REMARKS
<u>10/29/03</u>	<u>1233</u>	<u>Millar</u>	<u>Move out 11 months prior</u>

DEPUTY Millard DATE 10/29/03

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
 DATE RECEIVED 10/22/2003

SERVICE# 6 - OF - 13 SERVICES
 DOCKET # 134ED2003

PLAINTIFF CHASE MANHATTAN MORTGAGE CORPORATION
 DEFENDANT CUYLER WILKINSON
 JANET WILKINSON

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

PAPERS TO SERVED
 WRIT OF EXECUTION - MORTGAGE
 FORECLOSURE

SERVED UPON Doris Gordon

RELATIONSHIP _____ IDENTIFICATION _____

DATE 10/29/03 TIME 1230 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>M. Howard</u>	DATE <u>10/29/03</u>

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 10/22/2003

SERVICE# 3 - OF - 13 SERVICES
DOCKET # 134ED2003

PLAINTIFF CHASE MANHATTAN MORTGAGE CORPORATION
DEFENDANT CUYLER WILKINSON
JANET WILKINSON

PERSON/CORP TO SERVED	PAPERS TO SERVED
CITIFINANCIAL	WRIT OF EXECUTION - MORTGAGE
1115 OLD BERWICK ROAD	FORECLOSURE
BLOOMSBURG	

SERVED UPON JESSICA SARGENT

RELATIONSHIP OFF MANAGER IDENTIFICATION _____

DATE 10/28/03 TIME 1050 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 Pan D. [Signature] DATE 10/28/03

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 10/22/2003

SERVICE# 7 - OF - 13 SERVICES
DOCKET # 134ED2003

PLAINTIFF CHASE MANHATTAN MORTGAGE CORPORATION
DEFENDANT CUYLER WILKINSON
JANET WILKINSON

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

SERVED UPON CHRISTOPHER NARDI

RELATIONSHIP D.E. FINE OEC. IDENTIFICATION _____

DATE 10/28/03 TIME 1040 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 Pm DLH DATE 10/28/03

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 10/22/2003

SERVICE# 10 - OF - 13 SERVICES
DOCKET # 134ED2003

PLAINTIFF CHASE MANHATTAN MORTGAGE CORPORATION
DEFENDANT CUYLER WILKINSON
JANET WILKINSON

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

SERVED UPON RENAE NEWHAIR

RELATIONSHIP _____ IDENTIFICATION _____

DATE 10/29/03 TIME 0820 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

P. Au Delle

DATE 10/29/03

REAL ESTATE OUTLINE

ED # 134-03

DATE RECEIVED 10-22-03
DOCKET AND INDEX 10-28-03
SET FILE FOLDER UP 10-28-03

CHECK FOR PROPER INFO.

WRIT OF EXECUTION ✓
COPY OF DESCRIPTION ✓
WHEREABOUTS OF LKA ✓
NON-MILITARY AFFIDAVIT ✓
NOTICES OF SHERIFF SALE ✓
WATCHMAN RELEASE FORM ✓
AFFIDAVIT OF LIENS LIST ✓
CHECK FOR \$1,350.00 OR ✓ CK# 307452

****IF ANY OF ABOVE IS MISSING DO NOT PROCEED****

SALE DATE Jan. 4, 2004 TIME 1000
POSTING DATE Dec. 12, 2003
ADV. DATES FOR NEWSPAPER
1ST WEEK Dec. 24
2ND WEEK 31
3RD WEEK Jan. 7, 04

SHERIFF'S SALE

WEDNESDAY JANUARY 14, 2003 AT 10:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 134 OF 2003 ED AND CIVIL WRIT NO. 761 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 piece, parcel or tract of land situate in the Benton and Jackson Townships, Columbia County , Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point located in the center of Township Route #812 and in line of other land now or formerly of Carroll M. Fritz, et ux, thence along the center line of said Township Route #812, South Five (5) degrees Twenty (20) minutes Nineteen (19) seconds East, Two Hundred Thirty-One and Ninety-Nine Hundredths (231.99) feet to a railroad spike; thence along land now or formerly of Alford Wolford, et ux, North Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds West. One Thousand One Hundred Seventy-One and Fifty Hundredths (1,171.50) feet to an iron pin; thence along land now or formerly of Mary A. Stahl, North Twenty-five (25) degrees Seventeen (17) minutes Twelve (12) seconds West, Two Hundred Eighty and Ninety-One Hundredths (280.91) feet to an iron pin; thence along land now or formerly of Carroll M. Fritz, et ux, South Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds East, One Thousand Two Hundred Seventy-Two and Fifty-Six Hundredths (1,272.56) feet to a point, the place of beginning.

CONTAINING 6.172 acres according to a survey prepared by Orangeville Surveying Consultants dated December 7, 1977.

Parcel #03-03-037

PREMISES BEING KNOWN AS RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814

TITLE TO SAID PREMISES IS VESTED IN Cuyler Wilkinson and Janet Wilkinson, husband and wife by Deed from Dean E. Ribble and Beverly J. Ribble, husband and wife dated 12/14/1995 and recorded 2/14/1996 in Record Book 616, Page 595.

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
1617 John F. Kennedy Blvd.
Philadelphia, PA 19103

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

SHERIFF'S SALE

WEDNESDAY JANUARY 14, 2003 AT 10:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 134 OF 2003 ED AND CIVIL WRIT NO. 761 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:

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BEGINNING at a point located in the center of Township Route #812 and in line of other land now or formerly of Carroll M. Fritz, et ux, thence along the center line of said Township Route #812, South Five (5) degrees Twenty (20) minutes Nineteen (19) seconds East, Two Hundred Thirty-One and Ninety-Nine Hundredths (231.99) feet to a railroad spike; thence along land now or formerly of Alford Wolford, et ux, North Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds West. One Thousand One Hundred Seventy-One and Fifty Hundredths (1,171.50) feet to an iron pin; thence along land now or formerly of Mary A. Stahl, North Twenty-five (25) degrees Seventeen (17) minutes Twelve (12) seconds West, Two Hundred Eighty and Ninety-One Hundredths (280.91) feet to an iron pin; thence along land now or formerly of Carroll M. Fritz, et ux, South Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds East, One Thousand Two Hundred Seventy-Two and Fifty-Six Hundredths (1,272.56) feet to a point, the place of beginning.

CONTAINING 6.172 acres according to a survey prepared by Orangeville Surveying Consultants dated December 7, 1977.

Parcel #03-03-037

PREMISES BEING KNOWN AS RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814

TITLE TO SAID PREMISES IS VESTED IN Cuyler Wilkinson and Janet Wilkinson, husband and wife by Deed from Dean E. Ribble and Beverly J. Ribble, husband and wife dated 12/14/1995 and recorded 2/14/1996 in Record Book 616, Page 595.

TERMS OF SALE

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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
1617 John F. Kennedy Blvd.
Philadelphia, PA 19103

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

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

CHASE MANHATTAN
MORTGAGE CORPORATION

vs.

CUYLER WILKINSON

JANET WILKINSON

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 2002-CV-761 Term 2001

2003-ED-134

WRIT OF EXECUTION
(Mortgage Foreclosure)

Commonwealth of Pennsylvania:

County of

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

To satisfy the judgment, interest and costs in the above matter you are directed to levy upon and sell the following property
(specifically described property below):

PREMISES: RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814
(See Legal Description attached)

Amount Due

\$80,932.71

Interest from 7/31/02 to Sale
at \$13.30 per diem

\$_____and costs.

Dated

10/30/2003
(SEAL)

Fanni B. Kani/EAB
(Clerk) Office of the Prothy Support, Common Pleas Court
of Columbia County, Penna.

DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in the Benton and Jackson Townships, Columbia County, Pennsylvania, **bounded and described** as follows, to-wit:

BEGINNING at a point located in the center of Township Route #812 and in line of other land now or formerly of Carroll M. Fritz, et ux, thence along the center line of said Township Route #812, South Five (5) degrees Twenty (20) minutes Nineteen (19) seconds East, Two Hundred Thirty-One and Ninety-Nine Hundredths (231.99) feet to a railroad spike; thence along land now or formerly of Alford Wolford, et ux, North Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds West, One Thousand One Hundred Seventy-One and Fifty Hundredths (1,171.50) feet to an iron pin; thence along land now or formerly of Mary A. Stahl, North Twenty-five (25) degrees Seventeen (17) minutes Twelve (12) seconds West, Two Hundred Eighty and Ninety-One Hundredths (280.91) feet to an iron pin; thence along land now or formerly of Carroll M. Fritz, et ux, South Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds East, One Thousand Two Hundred Seventy-Two and Fifty-Six Hundredths (1,272.56) feet to a point, the place of beginning.

CONTAINING 6.172 acres according to a survey prepared by Orangeville Surveying Consultants dated December 7, 1977.

TITLE TO SAID PREMISES IS VESTED IN Cuyler Wilkinson and Janet Wilkinson, husband and wife by Deed from Dean E. Ribble and Beverly J. Ribble, husband and wife dated 12/14/1995 and recorded 2/14/1996 in Record Book 616, Page 395.

Premises being: RR3 BOX 261 IC, A/K/A 55 RIDGE ROAD, BENTON, PA 17814

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

CHASE MANHATTAN
MORTGAGE CORPORATION

vs.

CUYLER WILKINSON

JANET WILKINSON

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 2002-CV-761 Term 2001

2003-ED-134

WRIT OF EXECUTION
(Mortgage Foreclosure)

Commonwealth of Pennsylvania:

County of

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

To satisfy the judgment, interest and costs in the above matter you are directed to levy upon and sell the following property
(specifically described property below):

PREMISES: RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814
(See Legal Description attached)

Amount Due

\$80,932.71

Interest from 7/31/02 to Sale
at \$13.30 per diem

\$_____ and costs.

Dated

10/23/2003
(SEAL)

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

DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in the Benton and Jackson Townships, Columbia County, Pennsylvania, ~~bounded and~~ described as follows, to-wit:

BEGINNING at a point located in the center of Township Route #812 and in line of other land now or formerly of Carroll M. Fritz, et ux, thence along the center line of said Township Route #812, South Five (5) degrees Twenty (20) minutes Nineteen (19) seconds East, Two Hundred Thirty-One and Ninety-Nine Hundredths (231.99) feet to a railroad spike; thence along land now or formerly of Alford Wolford, et ux, North Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds West, One Thousand One Hundred Seventy-One and Fifty Hundredths (1,171.50) feet to an iron pin; thence along land now or formerly of Mary A. Stahl, North Twenty-five (25) degrees Seventeen (17) minutes Twelve (12) seconds West, Two Hundred Eighty and Ninety-One Hundredths (280.91) feet to an iron pin; thence along land now or formerly of Carroll M. Fritz, et ux, South Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds East, One Thousand Two Hundred Seventy-Two and Fifty-Six Hundredths (1,272.56) feet to a point, the place of beginning.

CONTAINING 6.172 acres according to a survey prepared by Orangeville Surveying Consultants dated December 7, 1977.

TITLE TO SAID PREMISES IS VESTED IN Cuyler Wilkinson and Janet Wilkinson, husband and wife by Deed from Dean E. Ribble and Beverly J. Ribble, husband and wife dated 12/14/1993 and recorded 2/14/1996 in Record Book 616, Page 395.

Premises being: RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814

FEDERMAN AND PHELAN, LLP

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

CHASE MANHATTAN MORTGAGE

CORPORATION

3415 VISION DRIVE

COLUMBUS, OH 43219

Plaintiff,

v.

CUYLER WILKINSON

JANET WILKINSON

RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD

BENTON, PA 17814

Defendant(s).

:
:
: **COLUMBIA COUNTY**
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO. 2002-CV-761**
: *2003-ED-134*
:
:
:
:
:
:

CERTIFICATION

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

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

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


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

FEDERMAN AND PHELAN, LLP

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

CHASE MANHATTAN MORTGAGE

CORPORATION

3415 VISION DRIVE

COLUMBUS, OH 43219

Plaintiff,

v.

CUYLER WILKINSON

JANET WILKINSON

RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD

BENTON, PA 17814

Defendant(s).

:
:
: **COLUMBIA COUNTY**
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO. 2002-CV-761**
: *2023-ED-134*
:
:
:
:
:
:

CERTIFICATION

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

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

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


FRANK FEDERMAN, ESQUIRE

Attorney for Plaintiff


(215)563-7000

Same as above

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None | |
4. Name and address of the last recorded holder of every mortgage of record:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|---------------|---|
| CITIFINANCIAL | 1115 OLD BERWICK ROAD
BLOOMSBURG, PA 17815 |
5. Name and address of every other person who has any record lien on the property:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None | |
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None | |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|---|---|
| TENANT/OCCUPANT | RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD
BENTON, PA 17814 |
| DOMESTIC RELATIONS
OF COLUMBIA COUNTY | COLUMBIA COUNTY COURTHOUSE
P.O. BOX 380
BLOOMSBURG, PA 17815 |
| COMMONWEALTH OF
PENNSYLVANIA
DEPARTMENT OF
WELFARE | P.O. BOX 2675
HARRISBURG, PA 17105 |

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

October 17, 2003
Date


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

FEDERMAN AND PHELAN, LLP

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

**CHASE MANHATTAN MORTGAGE
CORPORATION
3415 VISION DRIVE
COLUMBUS, OH 43219**

Plaintiff,

v.

**CUYLER WILKINSON
JANET WILKINSON
RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD
BENTON, PA 17814**

Defendant(s).

:
:
: **COLUMBIA COUNTY**
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**

: **NO. 2002-CV-761**

: *2003-ED-134*

**AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No.1)**

CHASE MANHATTAN MORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, 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.)
------	---

CUYLER WILKINSON	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD BENTON, PA 17814
-------------------------	---

JANET WILKINSON	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD 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

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
CITIFINANCIAL	1115 OLD BERWICK ROAD BLOOMSBURG, PA 17815

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

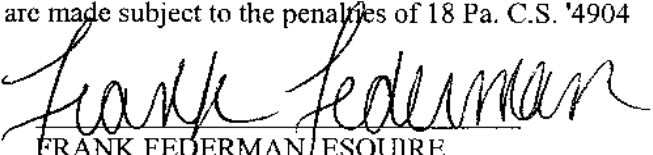
NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
TENANT/OCCUPANT	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD BENTON, PA 17814
DOMESTIC RELATIONS OF COLUMBIA COUNTY	COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815
COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE	P.O. BOX 2675 HARRISBURG, PA 17105

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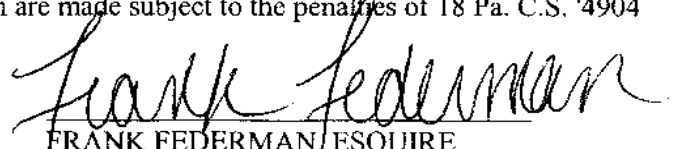
October 17, 2003
Date


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None | |
4. Name and address of the last recorded holder of every mortgage of record:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|---------------|---|
| CITIFINANCIAL | 1115 OLD BERWICK ROAD
BLOOMSBURG, PA 17815 |
5. Name and address of every other person who has any record lien on the property:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None | |
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|------|---|
| None | |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|---|---|
| TENANT/OCCUPANT | RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD
BENTON, PA 17814 |
| DOMESTIC RELATIONS
OF COLUMBIA COUNTY | COLUMBIA COUNTY COURTHOUSE
P.O. BOX 380
BLOOMSBURG, PA 17815 |
| COMMONWEALTH OF
PENNSYLVANIA
DEPARTMENT OF
WELFARE | P.O. BOX 2675
HARRISBURG, PA 17105 |

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October 17, 2003
Date


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

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

Attorney for Plaintiff

**CHASE MANHATTAN MORTGAGE
CORPORATION
3415 VISION DRIVE
COLUMBUS, OH 43219**

Plaintiff,

v.

**CUYLER WILKINSON
JANET WILKINSON
RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD
BENTON, PA 17814**

Defendant(s).

**:
:
: COLUMBIA COUNTY
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO. 2002-CV-761
:
:
:
:
:
:
:**

**AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No.1)**

CHASE MANHATTAN MORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, 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.)
------	---

CUYLER WILKINSON	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD BENTON, PA 17814
------------------	---

JANET WILKINSON	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD 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.)
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Same as above

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
CITIFINANCIAL	1115 OLD BERWICK ROAD BLOOMSBURG, PA 17815

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

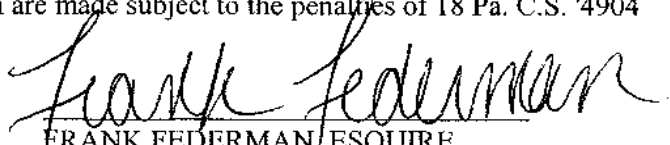
NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
TENANT/OCCUPANT	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD BENTON, PA 17814
DOMESTIC RELATIONS OF COLUMBIA COUNTY	COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815
COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE	P.O. BOX 2675 HARRISBURG, PA 17105

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October 17, 2003
Date


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

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

Attorney for Plaintiff

**SHERIFF'S
COPY**

CHASE MANHATTAN MORTGAGE
CORPORATION
3415 VISION DRIVE
COLUMBUS, OH 43219

Plaintiff,

v.

CUYLER WILKINSON
JANET WILKINSON
RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD
BENTON, PA 17814

Defendant(s).

:
:
: COLUMBIA COUNTY
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO. 2002-CV-761
:
: *2003-ED-134*
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:

**AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No.1)**

CHASE MANHATTAN MORTGAGE CORPORATION, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, 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.)
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CUYLER WILKINSON	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD BENTON, PA 17814
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JANET WILKINSON	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD BENTON, PA 17814
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2. Name and address of Defendant(s) in the judgment:

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

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NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
CITIFINANCIAL	1115 OLD BERWICK ROAD BLOOMSBURG, PA 17815

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

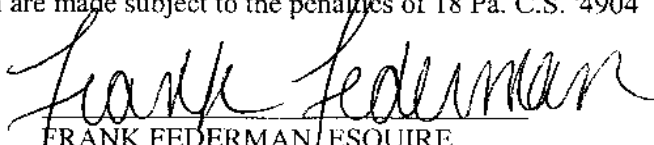
NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
None	

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

NAME	LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)
TENANT/OCCUPANT	RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD BENTON, PA 17814
DOMESTIC RELATIONS OF COLUMBIA COUNTY	COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815
COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE	P.O. BOX 2675 HARRISBURG, PA 17105

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October 17, 2003
Date


FRANK FEDERMAN, ESQUIRE
Attorney for Plaintiff

FEDERMAN AND PHELAN, LLP

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

**CHASE MANHATTAN MORTGAGE
CORPORATION**

3415 VISION DRIVE

COLUMBUS, OH 43219

Plaintiff,

v.

CUYLER WILKINSON

JANET WILKINSON

RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD

BENTON, PA 17814

Defendant(s).

:
:
: **COLUMBIA COUNTY**
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO. 2002-CV-761**

: *2003-ED-134*
:
:
:
:
:

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

**TO: CUYLER WILKINSON
JANET WILKINSON
RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD
BENTON, PA 17814**

Please be advised that this firm is a debt collector attempting to collect a debt. Any information received will be used for that purpose. If you have previously received a discharge in bankruptcy and this debt was not reaffirmed, this correspondence is not and should not be construed to be an attempt to collect a debt, but only enforcement of a lien against property..

Your house (real estate) at **RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814** is scheduled to be sold at Sheriff's Sale on _____, at _____ a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of **\$80,932.71** obtained by CHASE MANHATTAN 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, CHASE MANHATTAN MORTGAGE CORPORATION, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call (215) 563-7000.

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

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

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

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

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

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

DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in the Benton and Jackson Townships, Columbia County, Pennsylvania, **bounded and described** as follows, to-wit:

BEGINNING at a point located in the center of Township Route #812 and in line of other land now or formerly of Carroll M. Fritz, et ux, thence along the center line of said Township Route #812, South Five (5) degrees Twenty (20) minutes Nineteen (19) seconds East, Two Hundred Thirty-One and Ninety-Nine Hundredths (231.99) feet to a railroad spike; thence along land now or formerly of Alford Wolford, et ux, North Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds West, One Thousand One Hundred Seventy-One and Fifty Hundredths (1,171.50) feet to an iron pin; thence along land now or formerly of Mary A. Stahl, North Twenty-five (25) degrees Seventeen (17) minutes Twelve (12) seconds West, Two Hundred Eighty and Ninety-One Hundredths (280.91) feet to an iron pin; thence along land now or formerly of Carroll M. Fritz, et ux, South Seventy-Six (76) degrees Fifty (50) minutes Nineteen (19) seconds East, One Thousand Two Hundred Seventy-Two and Fifty-Six Hundredths (1,272.56) feet to a point, the place of beginning.

CONTAINING 6.172 acres according to a survey prepared by Orangeville Surveying Consultants dated December 7, 1977.

TITLE TO SAID PREMISES IS VESTED IN Cuyler Wilkinson and Janet Wilkinson, husband and wife by Deed from Dean E. Ribble and Beverly J. Ribble, husband and wife dated 12/14/1995 and recorded 2/14/1996 in Record Book 616, Page 595.

Premises being: RR3 BOX 261 IC, A/K/A 55 RIDGE ROAD, BENTON, PA 17814

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

Frank Tederman
(Attorney for Plaintiff(s)) (SEAL)

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

(Attorney for Plaintiff(s)) (SEAL)

HARRY A. ROADARMEL
COLUMBIA County, Pa.

_____, 20____

Sheriff

Sir: — There will be placed in your hands

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

follows: CHASE MANHATTAN MORTGAGE CORPORATION vs CUYLER WILKINSON and JANET WILKINSON

The defendant will be found at RR3 BOX 261.1C, A/K/A 55 RIDGE ROAD, 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

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

Frank Pederman
(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.

(A Notar Public for Plaintiff(s)) (SEAL)

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: CHASE MANHATTAN MORTGAGE CORPORATION vs CUYLER WILKINSON and JANET WILKINSON

The defendant will be found at RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, 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

SHERIFF'S RETURN

CHASE MANHATTAN MORTGAGE CORPORATION

Plaintiff

vs.

CUYLER WILKINSON

JANET WILKINSON

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No. 2002-CV-761 CD Term, 2000

WRIT

ISSUED

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

Defendants alleged address is _____

Sheriff, Columbia County, Pennsylvania

By _____
Deputy Sheriff

AFFIDAVIT OF SERVICE

Now, _____ 200__ at _____ O'Clock _____ m., served the within

_____ upon _____

_____ at _____

_____ by handing to _____

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

Sworn and Subscribed before me

So Answers,

this _____

day of _____ 20 _____

Notary Public

BY: _____
Sheriff

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

return

So Answers,

Sheriff

Deputy Sheriff

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

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

Expiration date

Plaintiff
CHASE MANHATTAN MORTGAGE CORPORATION

Court Number
2002-CV-761

Defendant
CUYLER WILKINSON & JANET WILKINSON

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE

AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.
CUYLER WILKINSON
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814

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

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 200__, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

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

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

Telephone Number
(215)563-7000

Date

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

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day
of _____ 20

SO ANSWERS
Signature of Dep. Sheriff


Date

Signature of Sheriff

Date

Sheriff of

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN		INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.	
Plaintiff CHASE MANHATTAN MORTGAGE CORPORATION		Expiration date Court Number 2002-CV-761	
Defendant CUYLER WILKINSON & JANET WILKINSON		Type or Writ of Complaint EXECUTION/NOTICE OF SALE	
SERVE  AT		NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. JANET WILKINSON ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) RR3 BOX 261 1C. A/K/A 55 RIDGE ROAD, BENTON, PA 17814	

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

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 200_, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

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Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff — Defendant		Telephone Number (215)563-7000	Date
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814			
SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE			
PLAINTIFF		Court Number	

RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____ 20____	SO ANSWERS Signature of Dep. Sheriff	Date
	Signature of Sheriff	Date
Sheriff of _____		

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN		INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Plaintiff CHASE MANHATTAN MORTGAGE CORPORATION		Expiration date Court Number 2002-CV-761
Defendant CUYLER WILKINSON & JANET WILKINSON		Type or Writ of Complaint EXECUTION/NOTICE OF SALE
SERVE AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <hr/> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) RR3 BOX 261 1C, A/K/A 55 RIDGE ROAD, BENTON, PA 17814	

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

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

NOW, _____, 200__, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

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

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date
SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE		
PLAINTIFF	Court Number	

RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____ 20	SO ANSWERS Signature of Dep. Sheriff	Date
	Signature of Sheriff	Date
	Sheriff of	

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CONTAINING 6.172 acres according to a survey prepared by Orangeville Surveying Consultants dated December 7, 1977.

TITLE TO SAID PREMISES IS VESTED IN Cuyler Wilkinson and Janet Wilkinson, husband and wife by Deed from Dean E. Ribble and Beverly J. Ribble, husband and wife dated 12/14/1995 and recorded 2/14/1996 in Record Book 616, Page 395.

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ENTITY VENDOR
FAP Sheriff of Columbia unty [SCOLU]

CHECK DATE CHECK NO.
10/17/2003 000307452

DOC NO	APPLY TO	DATE	VENDOR CREDIT	VENDOR NOINVOICE NO	DOC AMOUNT	DISCOUNT	PAYMENT AMOUNT
000307452	000341664	10/17/2003		60396	1,350.00	0.00	1,350.00
CUYLER WILKINSON #1500682194							
							1,350.00

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

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

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

COMMERCE BANK
PHILADELPHIA, PA 19148

3-180/360

CHECK NO
000307452

DATE	AMOUNT
10/17/2003	*****1,350.00

Pay ONE THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS

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

Francis S. Hillman