

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

GMAC MORTGAGE CORPORATION

Plaintiff

vs.

GEORGE A. BELLUM

Defendant(s)

: COLUMBIA County

:

: Court of Common Pleas

:

: CIVIL DIVISION

:

: NO. 2002-CV-105

:

: 2004-ED-130

**AFFIDAVIT PURSUANT TO RULE 3129**

**(Affidavit No. 1)**

**GMAC MORTGAGE CORPORATION**, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **RD #3 BOX 467C A/K/A 14 POPS LANE, BLOOMSBURG, PA 17815**.

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

NAME

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

GEORGE A. BELLUM

RD #3 BOX 467C A/K/A 14 POPS LANE  
BLOOMSBURG, PA 17815

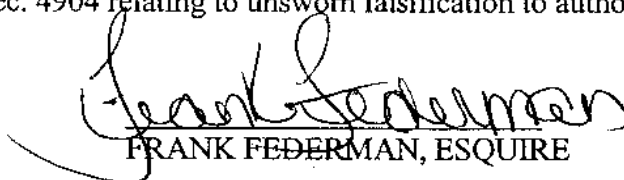
2. Name and address of Defendant(s) in the judgment:

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

**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**

**GMAC MORTGAGE CORPORATION**  
  
**Plaintiff**

**vs.**

**GEORGE A. BELLUM**  
  
**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2002-CV-105**  
**:**  
**:**

**AFFIDAVIT PURSUANT TO RULE 3129.1**

**GMAC MORTGAGE CORPORATION**, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **RD #3 BOX 467C A/K/A 14 POPS LANE, BLOOMSBURG, PA 17815.**

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

NAME

LAST KNOWN ADDRESS

**GEORGE A. BELLUM**

**RD #3 BOX 467C A/K/A 14 POPS LANE  
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

**REMIT CORP. ASSIGNEE OF  
THE BLOOMSBURG HOSPITAL**

**549 WEST MAIN STREET  
BLOOMSBURG, PA 17815**

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

NAME

LAST KNOWN ADDRESS

NONE

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

NONE

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

**VICKI POINTEK, ESQUIRE**

**416 PINE STREET, SUITE 401  
WILLIAMSPORT, PA 17701**

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**

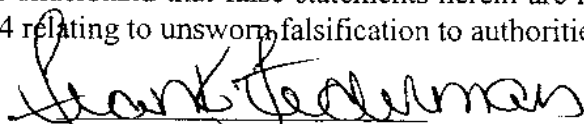
**TENANT/OCCUPANT**

**RD #3 BOX 467C A/K/A 14 POPS LANE  
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 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: 7/8/04

# SHERIFF'S SALE COST SHEET

GMAC Mort. Corp. vs. George Bellum  
 NO. 130-04 ED NO. 105-02 JD DATE/TIME OF SALE 10-27-04 0930

|                                 |           |
|---------------------------------|-----------|
| DOCKET/RETURN                   | \$15.00   |
| SERVICE PER DEF.                | \$ 180.00 |
| LEVY (PER PARCEL                | \$15.00   |
| MAILING COSTS                   | \$ 32.50  |
| ADVERTISING SALE BILLS & COPIES | \$17.50   |
| ADVERTISING SALE (NEWSPAPER)    | \$15.00   |
| MILEAGE                         | \$ 12.00  |
| POSTING HANDBILL                | \$15.00   |
| CRYING/ADJOURN SALE             | \$10.00   |
| SHERIFF'S DEED                  | \$35.00   |
| TRANSFER TAX FORM               | \$25.00   |
| DISTRIBUTION FORM               | \$25.00   |
| COPIES                          | \$ 6.00   |
| NOTARY                          | \$ 8.00   |
| TOTAL ***** \$ 411.00           |           |

|                       |           |
|-----------------------|-----------|
| WEB POSTING           | \$150.00  |
| PRESS ENTERPRISE INC. | \$ 666.56 |
| SOLICITOR'S SERVICES  | \$75.00   |
| TOTAL ***** \$ 891.56 |           |

|                       |          |
|-----------------------|----------|
| PROTHONOTARY (NOTARY) | \$10.00  |
| RECORDER OF DEEDS     | \$ 41.50 |
| TOTAL ***** \$ 51.50  |          |

REAL ESTATE TAXES:

|                       |           |
|-----------------------|-----------|
| BORO, TWP & COUNTY 20 | \$        |
| SCHOOL DIST. 20       | \$ 954.37 |
| DELINQUENT 20         | \$ 5.00   |
| TOTAL ***** \$ 959.37 |           |

MUNICIPAL FEES DUE:

|                    |    |
|--------------------|----|
| SEWER 20           | \$ |
| WATER 20           | \$ |
| TOTAL ***** \$ -0- |    |

|                      |           |
|----------------------|-----------|
| SURCHARGE FEE (DSTE) | \$ 130.00 |
| MISC.                | \$        |
| TOTAL ***** \$ -0-   |           |

TOTAL COSTS (OPENING BID) \$ 2443.43

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

GMAC Mort. Corp. vs George Bellum

NO. 130-04 ED NO. 105-02 JD

DATE/TIME OF SALE: 10-27-04 0930

BID PRICE (INCLUDES COST) \$ 21,000.00

POUNDAGE - 2% OF BID \$ 420.00

TRANSFER TAX - 2% OF FAIR MKT \$ —

MISC. COSTS \$ 250.00

TOTAL AMOUNT NEEDED TO PURCHASE \$ 3113.43

PURCHASER(S): Robert M. Bell on behalf of TT

ADDRESS: \_\_\_\_\_

NAMES(S) ON DEED: \_\_\_\_\_

PURCHASER(S) SIGNATURE(S): \_\_\_\_\_

TOTAL DUE: \$ 3113.43

LESS DEPOSIT: \$ 1350.00

DOWN PAYMENT: \$ \_\_\_\_\_

TOTAL DUE IN 8 DAYS \$ 1763.43

DEPARTMENT OF JUSTICE

NOTICE OF LIEN FOR FINE AND/OR  
RESTITUTION IMPOSED PURSUANT TO  
THE ANTI-TERRORISM AND EFFECTIVE  
DEATH PENALTY ACT OF 1996

1003-CV-589 ✓  
For Optional Use By  
Recording Office

United States Attorney's Office for  
MIDDLE DISTRICT OF PENNSYLVANIA

Serial Number

NOTICE is hereby given of a lien against the property of the defendant named below. Pursuant to Title 18, United States Code, § 3613(c), a fine or an order of restitution imposed pursuant to the provisions of subchapter C of chapter 227 is a lien in favor of the United States upon all property belonging to the person fined or ordered to pay restitution. Pursuant to § 3613(d), a notice of lien shall be considered a notice of lien for taxes for the purposes of any State or local law providing for the filing of a tax lien. The lien arises at the time of the entry of judgment and continues until the liability is satisfied, remitted, or set aside, or until it becomes unenforceable pursuant to § 3613(b).

Name of Defendant

Court Number

George Bellum, Reg. No. 10307-067

3:00CR-179-02

Residence

Date of Judgment

FPC Allenwood  
P.O. Box 1000  
Montgomery PA 17752

January 25, 2002

Amount of Fine/Restitution

Date of Entry of Judgment

\$2,100.00 fine/assessment

January 25, 2002

Court Imposing Judgment

Rate of Interest

U.S. District Court, MD of PA

0%

If payment becomes past due, penalties totaling up to 25 percent of the principal amount past due may arise. 18 U.S.C. § 3612(g).

**IMPORTANT RELEASE INFORMATION**--With respect to the lien listed above, this notice shall operate as a certificate of release pursuant to 18 U.S.C. § 3613(b) by operation of law, but no later than (twenty years plus term of imprisonment).

PLACE OF FILING: Columbia County

This notice was prepared and signed at Scranton, Pennsylvania this 19<sup>th</sup> day of May, 2003.

THOMAS A. MARINO  
United States Attorney

J. JUSTIN BLEWITT, JR.  
Assistant United States Attorney

PHONE: 570-548-2300

Date: 1/14/2005

Columbia County Court of Common Pleas

User: PUBLIC

Time: 03:53 PM

ROA Report

Page 1 of 1

Case: 2003-CV-0000589-JU

Current Judge: No Judge

US District Court Middle District of PA vs. George Bellum

Judgment

| Date      | Judge  |
|-----------|--|
| 5/27/2003 | <p>Filing: Judgment Fee w/Tax Paid by: US Department of Justice Receipt number: 0004327 Dated: 5/28/2003 Amount: \$19.50 (Check)</p> <p>Lien for Fines and/or Restitution f/b Thomas A Marino, United States Attorney for the US District Court, Middle District of PA. (Their case number is 3:00CR-179-02)</p> <p>Judgment entered in the amount of \$2,100.00 in favor of Plff and against Deft.</p> <p>Notice of Entry of Judgment mailed to Deft.</p> |
| 6/3/2003  | <p>Notice of Entry re'td stamped "Refused - Return to Sender - Forwarding Order Expired"</p>   |

**TAMI B. KLINE**

PROTHONOTARY AND CLERK OF THE COURTS  
OF COLUMBIA COUNTY

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

*2003-04-589*

2003 JUN -3 10 10 0  
1001

DEFENSE - RETURN TO SENDER  
ORDER EXPIRED

GEORGE BELLUM  
RES. NO. 10307-067  
FPC ALLENWOOD

- ☐ A ☐ INSUFFICIENT ADDRESS  
☐ C ☐ ATTEMPTED NOT KNOWN  
☐ S ☐ NO SUCH NUMBER/STREET  
☐ NOT DELIVERABLE AS ADDRESSED  
☒ OTHER  
UNABLE TO FORWARD

**RTS**  
RETURN TO SENDER





ENTITY VENDOR  
FAP Sheriff of Columbia County [SCOLU]

CHECK DATE CHECK NO.  
12/16/2004 394404

| DOC NO                      | APPLY TO  | DATE       | VENDOR CREDIT NO | VENDOR INVOICE NO | DOC AMOUNT | DISCOUNT | PAYMENT AMOUNT |
|-----------------------------|-----------|------------|------------------|-------------------|------------|----------|----------------|
| 394404                      | 000469580 | 12/16/2004 |                  | 55639             | 1,763.43   | 0.00     | 1,763.43       |
| FEDERMAN PHELAN LLP, GEORGE |           |            |                  |                   |            |          |                |
|                             |           |            |                  |                   |            |          | 1,763.43       |

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

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  
394404

| DATE       | AMOUNT        |
|------------|---------------|
| 12/16/2004 | *****1,763.43 |

pay ONE THOUSAND SEVEN HUNDRED SEVENTY THREE AND 43/100 DOLLARS

Void after 90 days

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

*Francis S. Hellum*

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

394404 0036001808136 150866 60

Phone: 570-389-5622  
Fax: 670-389-5625

**COLUMBIA COUNTY  
SHERIFF'S OFFICE**

# Fax

**To:** Mark Sweeney**From:** Timothy T. Chamberlain, Sheriff**Fax:****Date:** ~~November 15, 2004~~

Dec. 13, 2004

**Phone:****Pages:** 2**Re:** George Bellum foreclosure**CC:**

PHS # 55839

#

0304923816

☐ **Urgent**☐ **For Review**☐ **Please Comment**☐ **Please Reply**☐ **Please Recycle**

**•Comments:** I have received the deed instructions, but have not received the balance due of \$1,763.43.

Federman and Phelan is now  
**PHELAN HALLINAN & SCHMIEG**

1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
215-563-7000  
Fax: 215-563-8656  
[mark.sweeney@fedphe.com](mailto:mark.sweeney@fedphe.com)

Mark Sweeney  
Legal Assistant, ext. 1385

Representing Lenders in  
Pennsylvania and New Jersey

December 16, 2004

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

Re: BELLUM, George A.  
RD#3, Box 467C  
Bloomsburg, PA 17815 934  
No. 2002-CV-105

Dear Sir or Madam:

With reference to the above captioned property enclosed please find a check made out to your office in the amount of \$1,763.43 to pay of the unpaid balance

Thank you in advance for your cooperation in this matter.

Yours truly,



Mark Sweeney  
Enclosure

cc: GMAC Mortgage Corporation

Account No. 0304923816

Phone: 570-389-5622  
Fax: 570-389-5625

**COLUMBIA COUNTY  
SHERIFF'S OFFICE**

# Fax

**To:** ~~Mark [unclear]~~ *Feckelman* **From:** Timothy T. Chamberlain, Sheriff

**Fax:** **Date:** ~~November 15, 2004~~ *Dec. 13, 2004*

**Phone:** **Pages:** 2 *Dec. 17, 2004*

**Re:** George Bellum foreclosure **CC:**

☐ **Urgent**    ☐ **For Review**    ☐ **Please Comment**    ☐ **Please Reply**    ☐ **Please Recycle**

**•Comments:** I have received the deed instructions, but have not received the balance due of \$1,763.43.

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.sweeney@fedphe.com](mailto:mark.sweeney@fedphe.com)

Mark Sweeney  
Legal Assistant, ext. 1385

Representing Lenders in  
Pennsylvania and New Jersey

November 12, 2004

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

Re: BELLUM, George A.  
RD #3 Box 467C  
Bloomsburg, PA 17815  
No. 2002-CV-105

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 GMAC Mortgage Corporation, 500 Enterprise Road, Suite 150, Horsham, PA , 19044.

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 Sweeney /for  
Federman & Phelan, LLP  
Enclosure

cc: GMAC Mortgage Corporation

Account No. 0304923816

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)

GMAC MORTGAGE CORPORATION

Street Address

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

Street Address

500 Enterprise Road, Suite 150

City

Bloomsburg

State

PA

Zip Code

17815

City

Horsham

State

PA

Zip Code

19044

**C PROPERTY LOCATION**

Street Address

RD #3 Box 467C, Bloomsburg, PA 17815

City, Township, Borough

Township of Beaver

County

Columbia

School District

Township of Beaver

Tax Parcel Number

01-12-005-06

**D VALUATION DATA**

1. Actual Cash Consideration

\$21,000.00

2. Other Consideration

+ -0-

3. Total Consideration

= \$21,000.00

4. County Assessed Value

\$26,861.00

5. Common Level Ratio Factor

x 3.05

6. Fair Market Value

= \$81,926.05

**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 669, Page Number 628.

☐ 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.)

☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)

☐ 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

THOMAS M. FEDERMAN, ESQUIRE

Date:

11/12/04

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

## EXHIBIT A

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

BEGINNING at an iron pin on the edge of the right-of-way of State Route 2024; thence along said State Route 2024, South 83 degrees, 35 minutes, 35 seconds West, 434.29 feet to an iron pin; thence along Township Route 387, North 48 degrees, 58 minutes, 20 seconds East, 94.62 feet to an iron pin; thence along said Township Route 387, North 56 degrees, 30 minutes, 25 seconds East, 338.35 feet to an iron pin; thence along other land of said Grantor and being the dividing line between Lots No. 1 and 2, South 21 degrees, 25 minutes, 14 seconds East, 216.69 feet to an iron pin located on the edge of right-of-way of State Route 2024, the place of beginning.

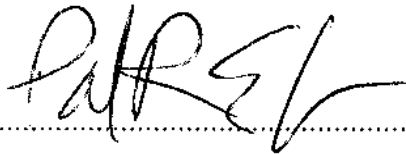
CONTAINING 1.100 acres and being designated as Lot No. 1 on a survey prepared by Bafile, James and Associates, dated July 22, 1992 and approved by the Columbia County Planning Commission on September 20, 1994 and recorded in Columbia County Map Book 7 at page 599.

Tax Parcel #01-12-005-06

TITLE TO SAID PREMISES IS VESTED IN George A. Bellum by Deed from Jack L. Vandermark, Single dated 9/21/1994 and recorded 9/22/1994 in Record Book 580, Page 8.

STATE OF PENNSYLVANIA  
COUNTY OF COLUMBIA } SS

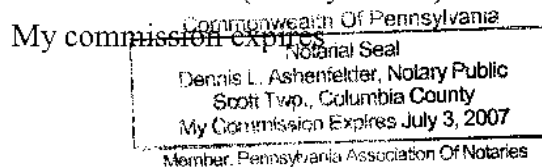
Paul R. Eyerly IV, President, being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since the day October 6, 13, 20, 2004 exactly as printed and published; that the affiant is one of the officers or publisher 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 this 21st day of October 2004



(Notary Public)



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.

.....



TIMOTHY T. CHAMBERLAIN



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.

GMAC MORTGAGE CORPORATION

VS.

GEORGE A. BELLUM

WRIT OF EXECUTION #130 OF 2004 ED

POSTING OF PROPERTY

SEPTEMBER 23, 2004 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF GEORGE A. BELLUM AT 14 POPS LANE BLOOMSBURG  
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY  
COLUMBIA COUNTY DEPUTY SHERIFF PAUL D'ANGELO.

SO ANSWERS:

DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN  
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 23<sup>RD</sup> DAY OF SEPTEMBER 2004

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

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 380  
BLOOMSBURG, PA 17815  
FAX: (570) 389-5622

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6306

GMAC MORTGAGE CORPORATION

130ED2004

VS

GEORGE A. BELLUM

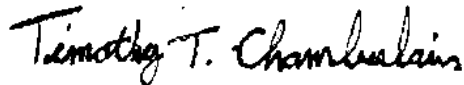
AFFIDAVIT OF SERVICE

NOW, THIS THURSDAY, SEPTEMBER 23, 2004, THE WITHIN WRIT OF EXECUTION -  
MORTGAGE FORECLOSURE WAS SERVED BY CERTIFIED MAILING TO GEORGE BELLUM  
AT DULUTH-FPC PO BOX 1400, DULUTH WITH TREVO SIGNING FOR 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 THURSDAY, SEPTEMBER 23, 2004

  
NOTARY PUBLIC



X  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

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

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 7/19/2004

SERVICE# 1 - OF - 13 SERVICES  
DOCKET # 130ED2004

*Sept.*

PLAINTIFF GMAC MORTGAGE CORPORATION

DEFENDANT GEORGE A. BELLUM

*Albert Bellum  
784-8332*

| PERSON/CORP TO SERVED         |
|-------------------------------|
| GEORGE BELLUM <i>Town</i>     |
| 14 POPS LN OR 35 DOGWOOD ROAD |
| BLOOMSBURG                    |

PAPERS TO SERVED  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON \_\_\_\_\_

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE \_\_\_\_\_ TIME \_\_\_\_\_ 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) IN STATE

ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

8-17-4 12:30 Arter Card

9-1-4 12:50 Arter Card

DEPUTY

*J. Arter*

DATE 9-3-4

*Judge Rumbley  
300-CR-17902*

|  |                                      |
|--|--------------------------------------|
| <b>Federal Bureau of Prisons</b><br>Inmate Locator |                                      |
| Search By:   | Search By:                           |
| Identification Number                              | First and Last Name                  |
| faq's  | how to... help                       |
| Search Criteria:                                   | First Name: GEORGE Last Name: BELLUM |

| Inmate Information for GEORGE BELLUM |  |
|--------------------------------------|--|
| Inmate Register Number :             | 10307-067                                      |
| Name :                               | GEORGE BELLUM                                  |
| Age :                                | 54   |
| Race :                               | WHITE  |
| Sex :                                | MALE   |
| Projected Release Date :             | 12/06/2009                                     |
| Location :                           | DULUTH FPC<br>PO BOX 1400<br>DULUTH , MN 55814 |
| Phone Number :                       | (218)722-8634                                  |

**Americans with Disabilities Act (ADA)Text Links:**  
[Identification Number Search](#) | [First and Last Name Search](#)  
[Frequently Asked Questions](#) | [Privacy Notice](#)

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 7/19/2004

SERVICE# 12 - OF - 13 SERVICES  
DOCKET # 130ED2004

PLAINTIFF GMAC MORTGAGE CORPORATION

DEFENDANT GEORGE A. BELLUM

| PERSON/CORP TO SERVED | PAPERS TO SERVED             |
|-----------------------|------------------------------|
| TENANT(S)             | WRIT OF EXECUTION - MORTGAGE |
| 14 POPS LN            | FORECLOSURE                  |
| BLOOMSBURG            |                              |

SERVED UPON House Empty

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 8-17-04 TIME 1215 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

J. Carter

DATE 8-17-04

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 7/19/2004

SERVICE# 2 - OF - 13 SERVICES  
DOCKET # 130ED2004

PLAINTIFF GMAC MORTGAGE CORPORATION

DEFENDANT GEORGE A. BELLUM

| PERSON/CORP TO SERVED |
|-----------------------|
| REMIT CORPORATION     |
| 36 WEST MAIN ST.      |
| BLOOMSBURG            |

PAPERS TO SERVED  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Rachel C. Litwiler

RELATIONSHIP Sect IDENTIFICATION \_\_\_\_\_

DATE 8-13-4 TIME 1625 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

J. Allen

DATE 8-13-4

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 7/19/2004

SERVICE# 5 - OF - 13 SERVICES  
DOCKET # 130ED2004

PLAINTIFF GMAC MORTGAGE CORPORATION

DEFENDANT GEORGE A. BELLUM

| PERSON/CORP TO SERVED         |
|-------------------------------|
| ELIZABETH CHYKO-TAX COLLECTOR |
| 456 BEAVER VALLEY ROAD        |
| BLOOMSBURG                    |

PAPERS TO SERVED  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON ELIZABETH

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 8-17-4 TIME 1105 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

J. Carls

DATE 8-17-4

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 7/19/2004

SERVICE# 6 - OF - 13 SERVICES  
DOCKET # 130ED2004

PLAINTIFF GMAC MORTGAGE CORPORATION

DEFENDANT GEORGE A. BELLUM

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

SERVED UPON George A. Bellum

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 8-17-4 TIME 0940 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

J. G. [Signature]

DATE 8-17-4



# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 7/19/2004

SERVICE# 9 - OF - 13 SERVICES  
DOCKET # 130ED2004

PLAINTIFF GMAC MORTGAGE CORPORATION

DEFENDANT GEORGE A. BELLUM

|                              |
|------------------------------|
| <b>PERSON/CORP TO SERVED</b> |
| COLUMBIA COUNTY TAX CLAIM    |
| PO BOX 380                   |
| BLOOMSBURG                   |

**PAPERS TO SERVED**  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Renee Neubert

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 8-16-4 TIME 1535 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 [Signature] DATE 8-16-4

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:**

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

2. Article Number  
(Transfer from service label)

7003 0500 0001 9056 1535

Domestic Return Receipt

PS Form 3811, August 2001

2ACPR1-03-Z-01

| SENDER: COMPLETE THIS SECTION   |  | COMPLETE THIS SECTION ON DELIVERY  |  |
|---|--|--|--|
| <p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p> |  | <p>A. Signature <input checked="" type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) <input checked="" type="checkbox"/> Date of Delivery</p> <p>C. Delivery address different from item 1? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> |  |
| <p>1. Article Addressed to:</p> <p>Commonwealth of PA<br/>PO Box 2675<br/>Harrisburg, PA 17105</p>  |  | <p>2. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>           |  |
| <p>2. Article Number</p> <p>(Transfer from service label) 7003 0500 0001 9056 1573</p>  |  | <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>  |  |

| SENDER: COMPLETE THIS SECTION   | COMPLETE THIS SECTION ON DELIVERY  |
|---|--|
| <p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p> | <p>A. Signature <span style="float: right;">130</span><br/> X <i>James J. Green</i> <span style="float: right;"><input type="checkbox"/> Agent</span></p> <p>B. Received by (Printed Name) <span style="float: right;"><input checked="" type="checkbox"/> Addressee</span><br/> <i>JAMES J. GREEN</i></p> <p>C. Date of Delivery<br/> <i>AUG 1 9 2001</i></p> <p>D. Is delivery address different from item 1? <span style="float: right;"><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</span><br/> If YES, enter delivery address below: <span style="float: right;"><input type="checkbox"/> No</span></p> |
| <p>1. Article Addressed to:</p> <p style="text-align: center; padding: 10px;">INTERNAL REVENUE SERVICE<br/> TECHNICAL SUPPORT GROUP<br/> WILLIAM GREEN FEDERAL BUILDING<br/> 600 ARCH STREET ROOM 3259<br/> PHILADELPHIA, PA 19106</p>  | <p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <span style="margin-left: 20px;"><input type="checkbox"/> Express Mail</span></p> <p><input type="checkbox"/> Registered <span style="margin-left: 20px;"><input type="checkbox"/> Return Receipt for Merchandise</span></p> <p><input type="checkbox"/> Insured Mail <span style="margin-left: 20px;"><input type="checkbox"/> C.O.D.</span></p>   |
| <p>2. Article Number</p> <p>(Transfer from service label)</p>   | <p>4. Restricted Delivery? (Extra Fee) <span style="float: right;"><input type="checkbox"/> Yes</span></p>   |
| <div style="border: 1px solid black; display: inline-block; padding: 5px;">7003 0500 0001 9056 1559</div>   |  |

**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:

George Bellum - Duluth FPC  
PO Box 2400  
Duluth, MN 55814

2. Article Number:  
(Transfer from service label)

7004 0550 0000 7003 4917

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-15

**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:

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

2. Article Number  
(Transfer from service label)

7003 0500 0001 9056 1542

PS Form 3811, August 2001

Domestic Return Receipt

2ACPRH-03-2-08

**COMPLETE THIS SECTION ON DELIVERY**

- A. Signature: *[Signature]* ☐ Agent ☒ Addressee
- B. Received by (Printed Name): *Phileno* C. Date of Delivery: *SEP - 1 2004*
- D. Is delivery address different from item 1? ☐ Yes ☒ No  
If YES, enter delivery address below:

3. Service Type

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

4. Restricted Delivery? (Extra Fee) ☐ Yes ☒ No

**COMPLETE THIS SECTION ON DELIVERY**

- A. Signature: *[Signature]*
- B. Received by (Printed Name): *Phileno* C. Date of Delivery: *SEP 1 2004*
- D. Is delivery address different from item 1? ☐ Yes ☒ No  
If YES, enter delivery address below:

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

4. Restricted Delivery? (Extra Fee) ☐ Yes ☒ No



*Collectively Making Your Company More Profitable*

---

▲ 36 West Main Street • Bloomsburg, PA 17815-1703 ▲

August 17, 2004

Timothy T Chamberlain  
Sheriff of Columbia County  
PO Box 380  
Bloomsburg PA 17815

**Re: George A Bellum**

Dear Mr. Chamberlain,

Please find enclosed a copy of the judgment dated December 7, 2000 and a copy of Entry for Judgment dated January 9, 2001.

If you have any questions please contact me 800/326-9962 ext. 204.

Respectfully,  
Kathleen Sopko  
Legal Assistant

REMIT CORPORATION, AS ASSIGNEE OF  
THE BLOOMSBURG HOSPITAL,

Plaintiffs

VS.

GEORGE A. BELLUM,

Defendant

IN THE COURT OF COMMON PLEAS  
OF THE 26<sup>TH</sup> JUDICIAL DISTRICT  
OF PENNSYLVANIA

COLUMBIA COUNTY BRANCH

No. 79 CV 2000

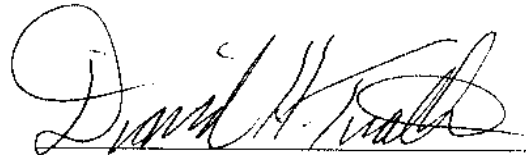
**PRAECIPE**

Please mark the Award of Arbitrators entered on December 7, 2000 as a judgment in favor of the Plaintiffs and against the Defendant in the amount of \$17,001.00 plus costs. A true and correct copy of the Arbitrators Award is attached hereto and incorporated herein. The amount of the judgment to date is as follows:

|                      |             |
|----------------------|-------------|
| Amount of Judgement: | \$17,001.00 |
| Cost                 | \$ 156.50   |
| TOTAL                | \$17,157.50 |

Plus Statutory Interest at 6% per year

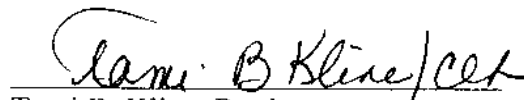
Law Offices of David H. Trathen



David H. Trathen, Esquire  
395 Tenny Street  
Bloomsburg, PA 17815  
(570) 784-2200  
Attorney ID #76091

**ENTRY OF JUDGEMENT**

AND NOW, this 9th day of January, 2001, the Award of Arbitrators, attached as Exhibit A, is entered as a judgement against Defendants in the amount of \$17,157.50 plus Statutory Interest as allowed by law.



Tami B. Kline, Prothonotary

REMIT CORPORATION AS AS SNEE OF  
THE BLOOMSBURG HOSPITAL

VS

GEORGE BELLUM

IN THE COURT OF COMMON PLEAS  
OF THE 26TH JUDICIAL DISTRICT  
OF PENNSYLVANIA  
COLUMBIA COUNTY BRANCH  
NO: 79 of 2000  
ARBITRATION OATH/AWARD

COPY

OATH

WE DO SOLEMNLY SWEAR (OR AFFIRM) THAT WE WILL SUPPORT, OBEY AND DEFEND THE CONSTITUTION  
OF THE UNITED STATES AND THE CONSTITUTION OF THIS COMMONWEALTH AND WILL DISCHARGE THE  
DUTIES OF OUR OFFICE WITH FIDELITY.

GEORGE O. WAGNER, ESQ. CHAIRMAN  
*Arthur M. Peters* WENDY TRIPOLI, ESQ.  
C. CLEVELAND HUMMEL, ESQ.

AWARD

WE, THE UNDERSIGNED ARBITRATORS, HAVING BEEN DULY APPOINTED AND SWORN (OR AFFIRMED),  
MAKE THE FOLLOWING AWARD:

*Judgment in favor of the Plaintiff  
and against the defendant in  
the amount of \$17,001.<sup>00</sup>,  
together with costs.*

FILED  
PROTHONOTARY  
2000 DEC - 7 P 2:48  
CLERK OF COURTS OFFICE  
COUNTY OF COLUMBIA, PA

(NOTE: If damages for delay are awarded, they shall be separately stated). If additional  
space is needed for the Award, a supplementary sheet can be attached to this form.

\_\_\_\_\_  
Arbitrator, dissents

DATE OF HEARING: December 7, 2000

DATE OF AWARD: 12/7/00

*George O. Wagner*  
CHAIRMAN

TIMOTHY T. CHAMBERLAIN



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

TBH  
RECEIVED  
8-13-04  
129036

Thursday, August 12, 2004

REMIT CORPORATION  
36 WEST MAIN ST.  
BLOOMSBURG, PA 17815-

GMAC MORTGAGE CORPORATION  
VS  
GEORGE A. BELLUM

DOCKET # 130ED2004

JD # 105JD2002

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,

*Timothy T. Chamberlain*

Timothy T. Chamberlain  
Sheriff of Columbia County

FEDERMAN and PHELAN, L.L.C.

By: FRANK FEDERMAN

Identification No. 12248

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

(215) 563-7000

ATTORNEY FOR PLAINTIFF

GMAC MORTGAGE CORPORATION

Plaintiff

vs.

GEORGE A. BELLUM

Defendant(s)

: COLUMBIA County

:

: Court of Common Pleas

:

: CIVIL DIVISION

:

: NO. 2002-CV-105

:

: 2004 ED-130

:

:

:

**\*\*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**

7/8/04

TO: GEORGE A. BELLUM

RD #3 BOX 467C A/K/A 14 POPS LANE

BLOOMSBURG, PA 17815

Your house (real estate) at **RD #3 BOX 467C A/K/A 14 POPS LANE, BLOOMSBURG, PA 17815**, is scheduled to be sold at the Sheriff's Sale on October 27, 2004, at 9:30 am in the **Sheriff's Office, Columbia County Courthouse, P.O. 380, Bloomsburg, PA 17815** to enforce the court judgment of **\$67,924.85** obtained by **GMAC MORTGAGE CORPORATION** (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

**NOTICE OF OWNER'S RIGHTS**

**YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale, you must take **immediate action**:

1. The sale will be cancelled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call:

**(215) 563-7000.**



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

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney.)

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call (814) 272-9350.

4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

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

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

7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

**COLUMBIA COUNTY  
SUSQUEHANNA LEGAL SERVICES  
168 E. 5<sup>th</sup> STREET,  
BLOOMSBURG, PA 17815  
(570) 784-8760**

**DESCRIPTION**

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

BEGINNING at an iron pin on the edge of the right-of-way of State Route 2024; thence along said State Route 2024, South 83 degrees, 35 minutes, 35 seconds West, 434.29 feet to an iron pin; thence along Township Route 387, North 48 degrees, 58 minutes, 20 seconds East, 94.62 feet to an iron pin; thence along said Township Route 387, North 56 degrees, 30 minutes, 25 seconds East, 338.35 feet to an iron pin; thence along other land of said Grantor and being the dividing line between Lots No. 1 and 2, South 21 degrees, 25 minutes, 14 seconds East, 216.69 feet to an iron pin located on the edge of right-of-way of State Route 2024, the place of beginning.

CONTAINING 1.100 acres and being designated as Lot No. 1 on a survey prepared by Bafile, James and Associates, dated July 22, 1992 and approved by the Columbia County Planning Commission on September 20, 1994 and recorded in Columbia County Map Book 7 at page 599.

Tax Parcel #01-12-005-06

PREMISES BEING KNOWN AS RD #3 BOX 467C, A/K/A POPS LANE, BLOOMSBURG, PA 17815

TITLE TO SAID PREMISES IS VESTED IN George A. Bellum by Deed from Jack L. Vandermark, Single dated 9/21/1994 and recorded 9/22/1994 in Record Book 580, Page 8.

---

# REAL ESTATE OUTLINE

ED # 130-04

DATE RECEIVED 7-19-04  
DOCKET AND INDEX 8-12-04  
SET FILE FOLDER UP 8-12-04

## 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# 365431

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

SALE DATE Oct. 27, 04 TIME 0930  
POSTING DATE Sept. 23, 04  
ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK Oct, 6  
2<sup>ND</sup> WEEK 13  
3<sup>RD</sup> WEEK 20, 04

# SHERIFF'S SALE

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WEDNESDAY OCTOBER 27, 2004 AT 9:30 AM

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BY VIRTUE OF A WRIT OF EXECUTION NO. 130 OF 2004 ED AND CIVIL WRIT NO. 105 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 Beaver Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin on the edge of the right-of-way of State Route 2024; thence along said State Route 2024, South 83 degrees, 35 minutes, 35 seconds West, 434.29 feet to an iron pin; thence along Township Route 387, North 48 degrees, 58 minutes, 20 seconds East, 94.62 feet to an iron pin; thence along said Township Route 387, North 56 degrees, 30 minutes, 25 seconds East, 338.35 feet to an iron pin; thence along other land of said Grantor and being the dividing line between Lots No. 1 and 2, South 21 degrees, 25 minutes, 14 seconds East, 216.69 feet to an iron pin located on the edge of right-of-way of State Route 2024, the place of beginning.

CONTAINING 1.100 acres and being designated as Lot No. 1 on a survey prepared by Bafile, James and Associates, dated July 22, 1992 and approved by the Columbia County Planning Commission on September 20, 1994 and recorded in Columbia County Map Book 7 at page 599.

Tax Parcel #01-12-005-06

PREMISES BEING KNOWN AS RD#3 BOX 467C, A/K/A POPS LANE, BLOOMSBURG, PA 17815  
TITLE TO SAID PREMISES IS VESTED IN George A. Bellum by Deed from Jack L. Vandermark, Single dated 9/21/1994 and recorded 9/22/1994 in Record Book 580, Page 8.

## 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  
Timothy T. Chamberlain  
[www.sheriffofcolumbiacounty.com](http://www.sheriffofcolumbiacounty.com)

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Tax Parcel #01-12-005-06

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

Sheriff of Columbia County  
Timothy T. Chamberlain  
[www.sheriffofcolumbiacountv.com](http://www.sheriffofcolumbiacountv.com)

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

**GMAC MORTGAGE CORPORATION**

**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**

**: COURT OF COMMON PLEAS**

**: COLUMBIA COUNTY, PA**

**:**

**: NO: 2002-CV-105**

**:**

**:**

**:**

**:**

**:**

*2004-ED-130*

**WRIT OF EXECUTION**

**(MORTGAGE FORECLOSURE)**

**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: RD #3 BOX 467C A/K/A 14 POPS LANE  
BLOOMSBURG, PA 17815

(see attached legal description)

Amount Due \$67,924.85

Interest from 6/8/04 \$ \_\_\_\_\_  
to sale date  
(per diem-\$11.17)

Total \$ \_\_\_\_\_ Plus Costs as endorsed.

Clerk *Fanni B. Klein*  
Office of the Prothonotary  
Common Pleas Court of  
Columbia County, PA

Dated: *7/19/04*  
(Seal)

**DESCRIPTION**

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

**GMAC MORTGAGE CORPORATION**

**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**

**: COURT OF COMMON PLEAS**

**: COLUMBIA COUNTY, PA**

**:**

**: NO: 2002-CV-105**

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*2004-ED-130*

WRIT OF EXECUTION

(MORTGAGE FORECLOSURE)

**TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA**

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to sale date  
(per diem-\$11.17)

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

Dated: *7/19/04*  
(Seal)



### DESCRIPTION

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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**

**GMAC MORTGAGE CORPORATION**

**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**


**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2002-CV-105**  
**:**  
**: 2004-ED-130**  
**:**  
**:**

**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**  
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**ATTORNEY FOR PLAINTIFF**

**GMAC MORTGAGE CORPORATION**

**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2002-CV-105**  
**:**  
**: 2004-ED-130**  
**:**  
**:**

**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

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**FRANK FEDERMAN, ESQUIRE**  
**Attorney for Plaintiff**

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

ATTORNEY FOR PLAINTIFF

GMAC MORTGAGE CORPORATION

Plaintiff

vs.

GEORGE A. BELLUM

Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2002-CV-105  
: *2004-ED-140*  
:  
:

**\*\*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**

7/8/04

TO: GEORGE A. BELLUM  
RD #3 BOX 467C A/K/A 14 POPS LANE  
BLOOMSBURG, PA 17815

Your house (real estate) at **RD #3 BOX 467C A/K/A 14 POPS LANE, BLOOMSBURG, PA 17815**, is scheduled to be sold at the Sheriff's Sale on \_\_\_\_\_, at \_\_\_\_\_ in the **Sheriff's Office, Columbia County Courthouse, P.O. 380, Bloomsburg, PA 17815** to enforce the court judgment of **\$67,924.85** obtained by **GMAC MORTGAGE CORPORATION** (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

**NOTICE OF OWNER'S RIGHTS**

**YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale, you must take **immediate action**:

1. The sale will be cancelled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call:  
**(215) 563-7000**.

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

3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney.)

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call (814) 272-9350.

4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

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

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

7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

**COLUMBIA COUNTY  
SUSQUEHANNA LEGAL SERVICES  
168 E. 5<sup>th</sup> STREET,  
BLOOMSBURG, PA 17815  
(570) 784-8760**

### DESCRIPTION

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

 (SEAL)  
(Attorney for Plaintiff(s))

WAIVER OF INSURANCE - Now, \_\_\_\_\_, 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

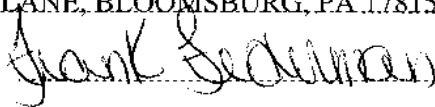
COLUMBIA County, Pa.

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

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

follows: GMAC MORTGAGE CORPORATION vs GEORGE A. BELLUM and

The defendant will be found at RD.#3.BOX.467C.A/K/A.14  
POPS LANE, BLOOMSBURG, PA.17815

 Attorney for Plaintiff

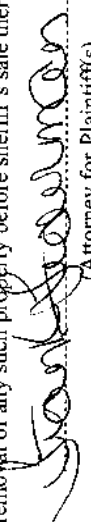
If Writ of Execution, state below where defendants will be found, what foods and chattels shall/ be seized and be levied upon. If real estate, attach five double spaced typed written copies of description as it shall appear on the new deed together with Street and Number of the premises.

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

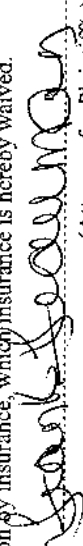
See attached legal description \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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.

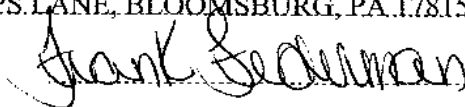
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for service a Writ of .....EXECUTION (REAL ESTATE)....., styled as

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The defendant will be found at RD.#3 BOX 467C.A/K/A 14  
POPS LANE, BLOOMSBURG, PA.17815

.....Attorney for Plaintiff

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See attached legal description.....


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



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 (SEAL)  
(Attorney for Plaintiff(s))

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 (SEAL)  
(Attorney for Plaintiff(s))

....., 20 .....

HARRY A. ROADARMEL

Sheriff

COLUMBIA County, Pa.

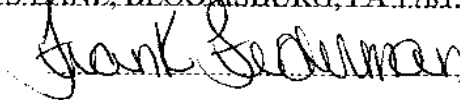
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 ..... Attorney for Plaintiff

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*Frank Sedlman* (SEAL)  
(Attorney for Plaintiff(s))

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*Frank Sedlman* (SEAL)  
(Attorney for Plaintiff(s))

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POPS LANE, BLOOMSBURG, PA.17815

*Frank Sedlman*.....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 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.

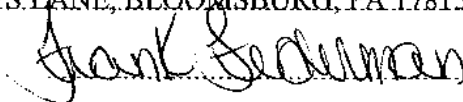
your hands

Sir: — There will be placed in

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

follows: GMAC MORTGAGE CORPORATION vs GEORGE A. BELLUM and

The defendant will be found at RD.#3 BOX 467C A/K/A 14  
POPS LANE, BLOOMSBURG, PA 17815

 Attorney for Plaintiff

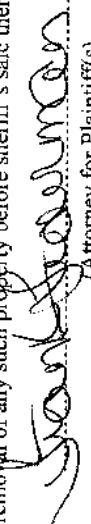
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(Attorney for Plaintiff(s))

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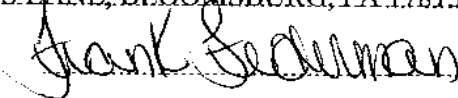
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### DESCRIPTION

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BEGINNING at an iron pin on the edge of the right-of-way of State Route 2024; thence along said State Route 2024, South 83 degrees, 35 minutes, 35 seconds West, 434.29 feet to an iron pin; thence along Township Route 387, North 48 degrees, 58 minutes, 20 seconds East, 94.62 feet to an iron pin; thence along said Township Route 387, North 56 degrees, 30 minutes, 25 seconds East, 338.35 feet to an iron pin; thence along other land of said Grantor and being the dividing line between Lots No. 1 and 2, South 21 degrees, 25 minutes, 14 seconds East, 216.69 feet to an iron pin located on the edge of right-of-way of State Route 2024, the place of beginning.

CONTAINING 1.100 acres and being designated as Lot No. 1 on a survey prepared by Bafle, James and Associates, dated July 22, 1992 and approved by the Columbia County Planning Commission on September 20, 1994 and recorded in Columbia County Map Book 7 at page 599.

Tax Parcel #01-12-005-06

**PREMISES BEING KNOWN AS RD #3 BOX 467C, A/K/A POPS LANE, BLOOMSBURG, PA 17815**

TITLE TO SAID PREMISES IS VESTED IN George A. Bellum by Deed from Jack L. Vandermark, Single dated 9/21/1994 and recorded 9/22/1994 in Record Book 580, Page 8.

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**FEDERMAN AND PHELAN, L.L.P.**

**Suite 1400**

**One Penn Center at Suburban Station**

**1617 John F. Kennedy Boulevard**

**Philadelphia, PA 19103-1814**

**215-563-7000**

**Fax: 215-563-5534**

Katherine Trautz  
Ext. 1493

Representing Lenders in  
Pennsylvania and New Jersey

**7/8/04**

Office of the Prothonotary  
Columbia County Courthouse  
P.O. Box 380  
Bloomsburg, PA 17815

**RE: GMAC MORTGAGE CORPORATION**  
**vs.**  
**GEORGE A. BELLUM**  
**COLUMBIA- No. 2002-CV-105**  
**Action in Mortgage Foreclosure**  
**Premises: RD #3 BOX 467C A/K/A 14 POPS LANE**  
**BLOOMSBURG, PA 17815**

FILED  
PROTHONOTARY  
2004 JUL 15 P 12:33  
COLUMBIA COUNTY PA

Dear Sir/Madam:

I would appreciate your entering a Praeipce for Assessment of Damages in the above captioned matter, issuing a Writ of Execution on the captioned property and transmitting the appropriate documents to the Sheriff so that it can be placed on the Sheriff's Sale list for the next available Sheriff's sale.

All of the necessary documents are enclosed, together with our check to your order in the amount of \$37.00, and the check to the order of the Sheriff in the amount of \$1,200.00 payment of fees and costs. Kindly send me your receipt and a stamped copy of the Praeipce for Judgment in the envelope I have provided.

Thank you and please contact me if you have any questions regarding this matter.

Very truly yours,

  
Katherine Trautz  
for FEDERMAN AND PHELAN

kmd  
Enclosures

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER. SEE REVERSE FOR MICR PRINTED AT 30X MAGNIFICATION. 8  
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  
000365431

| DATE       | AMOUNT        |
|------------|---------------|
| 07/15/2004 | *****1,350.00 |

CBAN 07/15/2004

Void after 90 days

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

*Thomas S. Williams*

8 THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR FRIED HERE.

⑈365431⑈ ⑆036001808⑆36 150866 6⑈

**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**

**GMAC MORTGAGE CORPORATION**

**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2002-CV-105**

**: 2004 ED-130**

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

**GMAC MORTGAGE CORPORATION**, Plaintiff in the above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **RD #3 BOX 467C A/K/A 14 POPS LANE, BLOOMSBURG, PA 17815**.

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

NAME

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

**GEORGE A. BELLUM**

**RD #3 BOX 467C A/K/A 14 POPS LANE**  
**BLOOMSBURG, PA 17815**

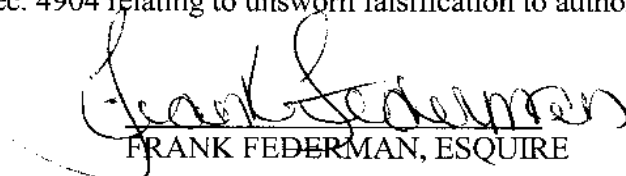
2. Name and address of Defendant(s) in the judgment:

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: 7/8/04



**FEDERMAN and PHELAN, L.L.P.**  
**By: FRANK FEDERMAN**  
**Identification No. 12248**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy Boulevard**  
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**ATTORNEY FOR PLAINTIFF**

**GMAC MORTGAGE CORPORATION**

**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
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**GEORGE A. BELLUM**

**RD #3 BOX 467C A/K/A 14 POPS LANE  
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

**REMIT CORP. ASSIGNEE OF  
THE BLOOMSBURG HOSPITAL**

**549 WEST MAIN STREET  
BLOOMSBURG, PA 17815**

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

NAME

LAST KNOWN ADDRESS

NONE

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

NONE

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

**VICKI POINTEK, ESQUIRE**

**416 PINE STREET, SUITE 401  
WILLIAMSPORT, PA 17701**

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**

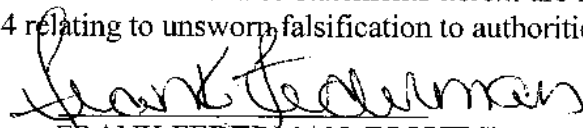
**TENANT/OCCUPANT**

**RD #3 BOX 467C A/K/A 14 POPS LANE  
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 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: 7/8/04

FEDERMAN and PHELAN, L.L.P.  
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Identification No. 12248  
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ATTORNEY FOR PLAINTIFF

GMAC MORTGAGE CORPORATION  
Plaintiff

vs.

GEORGE A. BELLUM

Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2002-CV-105

: 2004-ED-130

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*3120, 120, 120, 120*

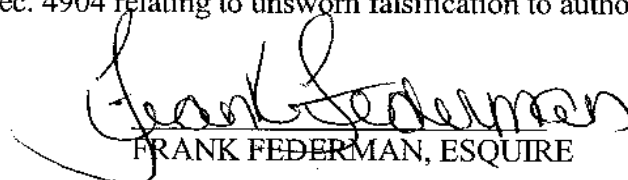
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FRANK FEDERMAN, ESQUIRE

Date: 7/8/04

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**GEORGE A. BELLUM**  
  
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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

**REMIT CORP. ASSIGNEE OF  
THE BLOOMSBURG HOSPITAL**

**549 WEST MAIN STREET  
BLOOMSBURG, PA 17815**

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

NAME

LAST KNOWN ADDRESS

NONE

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

NONE

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

**VICKI POINTEK, ESQUIRE**

**416 PINE STREET, SUITE 401  
WILLIAMSPORT, PA 17701**

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**

**RD #3 BOX 467C A/K/A 14 POPS LANE  
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 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: 7/8/04

**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**

**GMAC MORTGAGE CORPORATION**  
  
**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2002-CV-105**

**: 2004-ED-130**

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

**GMAC MORTGAGE CORPORATION**, 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 **RD #3 BOX 467C A/K/A 14 POPS LANE, BLOOMSBURG, PA 17815**.

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

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

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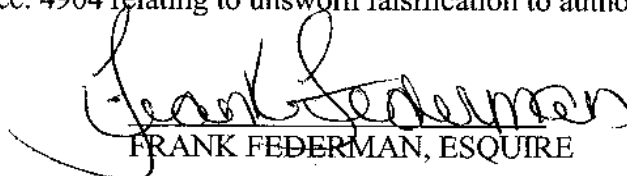
2. Name and address of Defendant(s) in the judgment:

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**Plaintiff**

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**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2002-CV-105**  
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Attorney for Plaintiff

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ATTORNEY FOR PLAINTIFF

GMAC MORTGAGE CORPORATION

Plaintiff

vs.

GEORGE A. BELLUM

Defendant(s)

: COLUMBIA County

:

: Court of Common Pleas

:

: CIVIL DIVISION

:

: NO. 2002-CV-105

:

: 2004-ED-130

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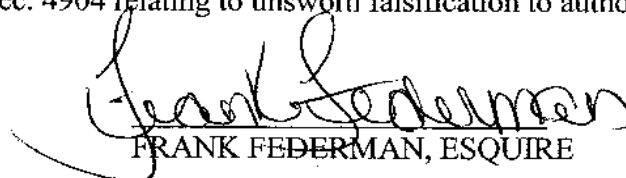
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Plaintiff

vs.

GEORGE A. BELLUM

Defendant(s)

: COLUMBIA County  
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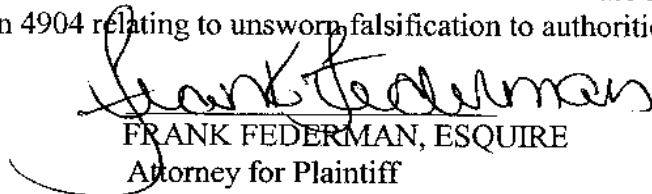
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ATTORNEY FOR PLAINTIFF

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Plaintiff

vs.

GEORGE A. BELLUM

Defendant(s)

: COLUMBIA County  
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: Court of Common Pleas  
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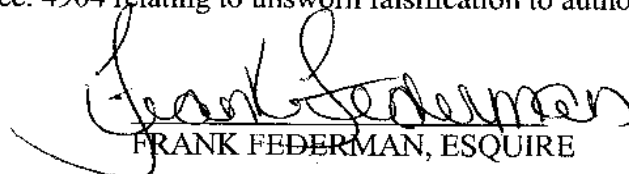
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**ATTORNEY FOR PLAINTIFF**

**GMAC MORTGAGE CORPORATION**

**Plaintiff**

**vs.**

**GEORGE A. BELLUM**

**Defendant(s)**

**: COLUMBIA County**  
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