

# SHERIFF'S SALE COST SHEET

Washington Mutual VS. Thomas & Danielle Hresko  
 NO. 31-04 ED NO. 1334-03 JD DATE/TIME OF SALE 5 May

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>120.00</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>27.48</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>340.48</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>649.52</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>874.52</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ _____	
TOTAL *****		\$ <u>-0-</u>

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) \$ 1350.00

Law Offices  
**FEDERMAN AND PHELAN, LLP**  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
Main Fax: (215)563-5534  
Ph: (215)563-7000

Katherine Trautz  
Sale Department, Ext. 1493

Representing Lenders in  
Pennsylvania and New Jersey

June 4, 2004

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

**Re: WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF  
AMERICA  
v. THOMAS D. HRESKO and DANIELLE M. HRESKO  
No. 2003CV1334MF**

Dear Sir or Madam:

Please stay the Sheriff's Sale of the above referenced property, which is scheduled for 6/23/04.

No funds were received in consideration for the stay.

Very truly yours,

**KJT**

Katherine Trautz  
/kjm

VIA TELECOPY 570-389-5625

Cc: THOMAS D. HRESKO  
DANIELLE M. HRESKO  
140 WEST MAHONING STREET  
DANVILLE, PA 17821

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 Avenuc, 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 April 21, 28; May 5, 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.

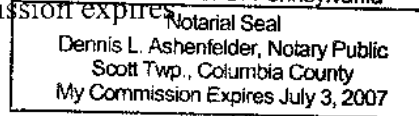
Paul R. Eyerly IV

Sworn and subscribed to before me this 6th day of MAY, 2004.

[Signature]

(Notary Public)

My commission expires



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

Law Offices  
**FEDERMAN AND PHELAN, LLP**  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
Main Fax: (215)563-5534  
Ph: (215)563-7000

Katherine Marshall  
Sale Department, Ext. 1493

Representing Lenders in  
Pennsylvania and New Jersey

May 5, 2004


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

Re: **WASHINGTON MUTUAL BANK, PA, S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF  
AMERICA  
v. THOMAS D. HRESKO and DANIELLE M. HRESKO  
No. 2003CV1334MF  
Premises: 410 E. 8TH STREET, BLOOMSBURG, PA 17815**

Dear Sir or Madam:

Please **POSTPONE** the Sheriff's Sale of the above referenced property, which is  
scheduled for 5/12/04. Please relist the property for the 6/23/04 sale.

Very truly yours,

  
Katherine Marshall  
/kjm

VIA TELECOPY 570-389-5625

Cc: **THOMAS D. HRESKO  
DANIELLE M. HRESKO  
140 WEST MAHONING STREET  
DANVILLE, PA 17821**

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

April 19, 2004

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

31 RE: WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF  
AMERICA  
V. THOMAS D. HRESKO and DANIELLE M. HRESKO  
COLUMBIA COUNTY, NO. 2003-CV-1334 MF

RE: AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

Dear Sir or Madam:

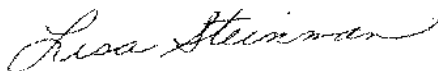
Enclosed please find the following:

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 5/12/04 SHERIFF'S SALE.\*\*\***

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

RE: WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA

) CIVIL ACTION

vs.

THOMAS D. HRESKO  
DANIELLE M. HRESKO

) CIVIL DIVISION  
) NO. 2003-CV-1334 MF

**AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

COMMONWEALTH OF PENNSYLVANIA )  
COUNTY OF COLUMBIA )

SS:

I, FRANK FEDERMAN, ESQUIRE attorney for **WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA** hereby verify that on 3/4/04 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: April 19, 2004

  
FRANK FEDERMAN, ESQUIRE  
Attorney for Plaintiff

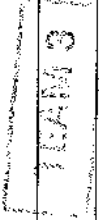
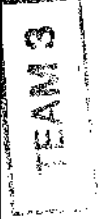
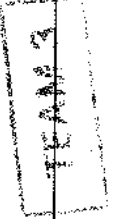
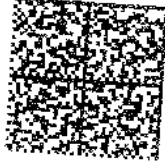
KJM/ TEAM 3

Name and Address of Sender  
FEDERMAN & PHELAN  
One Penn Center Plaza, Suite 1400  
Philadelphia, PA 19103

Line	Article Number	Name of Addressee, Street, and Post Office Address
1	****	TENANT/OCCUPANT 410 E. 8 <sup>TH</sup> STREET BLOOMSBURG, PA 17815
2	****	DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE PO BOX 380 BLOOMSBURG, PA 17815
3	****	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105
4	****	PNC BANK CONSUMER LOAN CENTER 2730 LIBERTY AVENUE PITTSBURGH, PA 15222
5	****	
6		
7		
8		
9		
10		RE: HRESKO, THOMAS KJM

Total Number of Pieces Listed by Sender	Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual R900, S913 and S921 for limitations of coverage.

02 1A  
0004300377 MAR 04 2004  
\$ 01.20  
MAILED FROM ZIP CODE 19103



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.

WASHINGTON MUTUAL BANK, FA

VS.

THOMAS HRESKO AND DANIELLE  
HRESKO

WRIT OF EXECUTION #31 OF 2004 ED

POSTING OF PROPERTY

MARCH 30, 2004 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF THOMAS AND DANIELLE HRESKO AT 410 E. 8<sup>TH</sup> ST. BLOOMSBURG  
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY  
DEPUTY SHERIFF P. D'ANGELO.

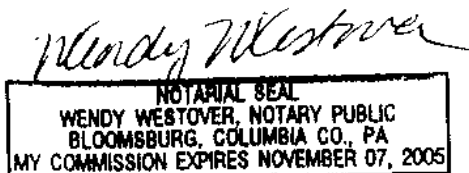
SO ANSWERS:

  
DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN  
ACTING SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 31<sup>ST</sup> DAY OF MARCH 2004





**MUNICIPAL AUTHORITY  
of the  
TOWN OF BLOOMSBURG**

Chairman  
Robert Linn  
Vice Chairman  
George Hemingway  
Treasurer  
Samuel Evans  
Secretary-Asst. Treasurer  
Carol L. Mas  
Solicitor  
Gary E. Norton, Esq.

**TOWN HALL  
301 EAST SECOND STREET  
BLOOMSBURG PA 17815  
570~784~5422  
570~784~1518 (FAX)**

Board of Directors

Robert Linn  
George Hemingway  
Samuel Evans  
Michael Upton  
Thomas Evans

March 12, 2004

Tim Chamberlain  
Acting Sheriff of Columbia County  
Columbia County Court House  
P. O. Box 380  
Bloomsburg PA 17815

RE: Hresko, Thomas & Danielle  
410 E. 8<sup>th</sup> Street

Docket # 31ED2004  
JD# 1334JD2003

Dear Sheriff Chamberlain:

In response to your notification regarding the pending Sheriff's Sale on the referenced property, the Bloomsburg Municipal Authority would like to inform you of a claim it holds against this property for unpaid sewer charges totaling \$ 20.27.

***Please note this is a change from our response provided March 12, 2004.*** Our office was just today provided with this delinquent sewer balance by our billing provider, United Water.

Thank you for informing the Municipal Authority office of this matter. If you require any further information, please contact me at 784-5422, ext. 112.

Sincerely,

  
Amber Kenney  
Office Administrator



PHONE  
(570) 389-5622

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

24 HOUR PHONE  
(570) 784-6300

WASHINGTON MUTUAL BANK, FA, S/B/M  
TO WASHINGTON MUTUAL HOME LOANS,  
INC., F/K/A PNC MORTGAGE  
CORPORATION OF AMERICA

Docket # 31ED2004

VS

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

THOMAS D. HRESKO  
DANIELLE M. HRESKO

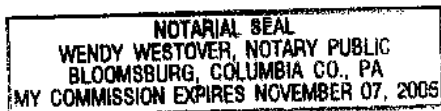
AFFIDAVIT OF SERVICE

NOW, THIS MONDAY, MARCH 15, 2004, AT 9:55 AM, SERVED THE WITHIN WRIT OF  
EXECUTION - MORTGAGE FORECLOSURE UPON THOMAS HRESKO AT THE  
COLUMBIA COUNTY SHERIFF'S OFFICE, BLOOMSBURG, PA BY HANDING TO THOMAS  
HRESKO A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO  
THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS TUESDAY, MARCH 16, 2004

  
NOTARY PUBLIC





X  
TIMOTHY T. CHAMBERLAIN  
ACTING SHERIFF

X   
S. HARTZEL  
DEPUTY SHERIFF

**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**  
**Shawn.mccann @fedphe.com**

March 17, 2004

Office of the Sheriff  
Columbia County Courthouse

RE: Washington Mutual Bank, Et Al.  
v. Thomas D. Hresko and Danielle M. Hresko  
COLUMBIA COUNTY, NO. 2003-CV-1334MF

Dear Sir/Madam,

Enclosed are the Affidavits of Service for the above captioned matter for filing with your office. We have forwarded the originals of the same to the Prothonotary.

Should you have any questions regarding this matter, please do not hesitate to contact this office.

Yours truly,



Shawn P. McCann  
for Federman and Phelan

**\*\*\*PROPERTY IS LISTED FOR THE 5/12/04 SHERIFF'S SALE\*\*\***

**AFFIDAVIT OF SERVICE**

**FTM**

**Plaintiff: WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA**

**COLUMBIA County  
No 2003CV1334MF  
F&P# 83397  
Type of Action  
- Notice of Sheriff's Sale**

**Defendant(s): THOMAS D. HRESKO  
DANIELLE M. HRESKO**

**Sale Date: 5/12/04**

**Address: 140 WEST MAHONING STREET  
DANVILLE, PA 17821**

**\*\*PLEASE ATTEMPT SERVICE AT LEAST 3 TIMES\*\***

**SERVED**

Served and made known to Thomas D. Hresko, Defendant, on the 13<sup>th</sup> day of March, 2004, at 9:45 o'clock A.m., at 140 West Mahoning Street, Commonwealth of Pennsylvania, in the Danville, PA 17821 manner described below:

- \_\_\_\_\_ Defendant personally served.  
☒ X Adult family member with whom Defendant(s) reside(s). Relationship is father of girlfriend one Carlton Milloway.  
 \_\_\_\_\_ Adult in charge of Defendant(s)'s residence who refused to give name or relationship.  
 \_\_\_\_\_ Manager/Clerk of place of lodging in which Defendant(s) reside(s).  
 \_\_\_\_\_ Agent or person in charge of Defendant(s)'s office or usual place of business.  
 \_\_\_\_\_ an officer of said Defendant(s)'s company.  
 \_\_\_\_\_ Other: \_\_\_\_\_

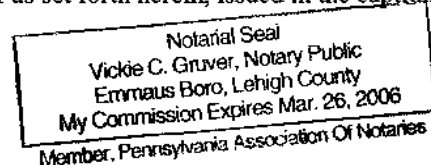
Description: Age 50<sup>+</sup> Height 5'9"<sup>+</sup> Weight 165<sup>+</sup> Race W Sex M Other \_\_\_\_\_

I, Constable Dennis C. Huber, a competent adult, being duly sworn according to law, depose and state that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above.

Sworn to and subscribed  
before me this 15 day  
of March, 2004

Notary: \_\_\_\_\_

By: D. Huber



**NOT SERVED**

On the \_\_\_\_\_ day of \_\_\_\_\_, 200\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_m., Defendant **NOT FOUND** because:

\_\_\_\_\_ Moved \_\_\_\_\_ Unknown \_\_\_\_\_ No Answer \_\_\_\_\_ Vacant

Other: 1<sup>ST</sup> ATTEMPT 2<sup>ND</sup> ATTEMPT 3<sup>RD</sup> ATTEMPT

Sworn to and subscribed  
before me this \_\_\_\_\_ day  
of \_\_\_\_\_, 200\_\_\_\_

Notary: \_\_\_\_\_

By: \_\_\_\_\_

**Attorney for Plaintiff**

**Frank Federman, Esquire - I.D. No. 12248  
One Penn Center at Suburban Station-Suite 1400  
Philadelphia, PA 19103  
(215) 563-7000**

## AFFIDAVIT OF SERVICE

FTM

Plaintiff: WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA

COLUMBIA County  
No 2003CV1334MF  
F&P# 83397  
Type of Action  
- Notice of Sheriff's Sale

Defendant(s): THOMAS D. HRESKO  
DANIELLE M. HRESKO

Sale Date: 5/12/04

Address: 410 E. 8<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815

**\*\*PLEASE ATTEMPT SERVICE AT LEAST 3 TIMES\*\***

## SERVED

Served and made known to Danielle M. Hresko, Defendant, on the 14<sup>th</sup> day of March, 2004, at 5:20 o'clock P.m., at 410 E. 8<sup>th</sup> Street, Commonwealth of Pennsylvania, in the manner described below:  
Bloomsburg, PA 17815

☒ Defendant personally served.  
\_\_\_\_ Adult family member with whom Defendant(s) reside(s). Relationship is \_\_\_\_  
\_\_\_\_ Adult in charge of Defendant(s)'s residence who refused to give name or relationship.  
\_\_\_\_ Manager/Clerk of place of lodging in which Defendant(s) reside(s).  
\_\_\_\_ Agent or person in charge of Defendant(s)'s office or usual place of business.  
\_\_\_\_ an officer of said Defendant(s)'s company.  
\_\_\_\_ Other: \_\_\_\_\_

Description: Age 32 Height 5'4"± Weight 140± Race w Sex F Other \_\_\_\_\_

I, Constable Dennis C. Huber, a competent adult, being duly sworn according to law, depose and state that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above.

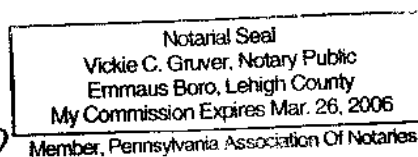
Sworn to and subscribed  
before me this 15 day  
of March, 2004

Notary:

Vickie C. Gruver

By:

D. Huber



## NOT SERVED

On the \_\_\_\_\_ day of \_\_\_\_\_, 200\_\_, at \_\_\_\_\_ o'clock \_\_\_\_m., Defendant **NOT FOUND** because:

\_\_\_\_ Moved \_\_\_\_ Unknown \_\_\_\_ No Answer \_\_\_\_ Vacant

Other: 1<sup>ST</sup> ATTEMPT 2<sup>ND</sup> ATTEMPT 3<sup>RD</sup> ATTEMPT

Sworn to and subscribed  
before me this \_\_\_\_\_ day  
of \_\_\_\_\_, 200..

Notary:

By:

Attorney for Plaintiff

Frank Federman, Esquire - I.D. No. 12248  
One Penn Center at Suburban Station-Suite 1400  
Philadelphia, PA 19103  
(215) 563-7000

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/17/2004

SERVICE# 1 - OF - 13 SERVICES  
DOCKET # 31ED2004

PLAINTIFF WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA

DEFENDANT THOMAS D. HRESKO  
DANIELLE M. HRESKO

PERSON/CORP TO SERVED
THOMAS HRESKO
26 E SUNNY DRIVE
ORANGEVILLE

PAPERS TO SERVED  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Thomas S

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

DATE 3-15-04 TIME 0955 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) \_\_\_\_\_

Office

ATTEMPTS	DATE	TIME	OFFICER	REMARKS
	<u>03/12/04</u>	<u>1340</u>	<u>D'ANGELO</u>	<u>L/C</u>

DEPUTY [Signature] DATE 3-15-04

**MUNICIPAL AUTHORITY  
of the  
TOWN OF BLOOMSBURG**

Chairman  
Robert Linn  
Vice Chairman  
George Hemingway  
Treasurer  
Samuel Evans  
Secretary-Asst. Treasurer  
Carol L. Mas  
Solicitor  
Gary E. Norton, Esq.

**TOWN HALL  
301 EAST SECOND STREET  
BLOOMSBURG PA 17815  
570-784-5422  
570-784-1518 (FAX)**

Board of Directors

Robert Linn  
George Hemingway  
Samuel Evans  
Michael Upton  
Thomas Evans

March 12, 2004

Tim Chamberlain  
Acting Sheriff of Columbia County  
Columbia County Court House  
P. O. Box 380  
Bloomsburg PA 17815

RE: Hresko, Thomas & Danielle  
410 E. 8<sup>th</sup> Street

Docket # 31ED2004  
JD# 1334JD2003

Dear Sheriff Chamberlain:

In response to your notification regarding the pending Sheriff's Sale on the referenced property, the Bloomsburg Municipal Authority would like to inform you it holds no claims for unpaid sewer service charges.

Thank you for informing the Municipal Authority office of this matter. If you require any further information, please contact me at 784-5422, ext. 112.

Sincerely,

  
Amber Kenney  
Office Administrator

3869

MONTOUR COUNTY SHERIFFS ACCOUNT

RAY C. GERRINGER, SHERIFF  
29 MILL STREET  
DANVILLE, PA 17821

DATE: 3-5-01 60-295-313

PAY TO THE ORDER OF: *Columbia Co Sheriff's Office*  
*Twenty Eight Dollars 40/100*

\$ 28 <sup>40</sup>/<sub>100</sub>

60-295-313

DOLLARS

VOID AFTER 60 DAYS



*[Signature]*

FOR 3120-04 Col. H. H. H. H.

27060189

0003869 0031302455



# ACCOUNT STATEMENT

## Montour County Sheriff's Office

29 Mill Street

Danville, Pa. 17821

Telephone: (570) 271-3020

Fax: (570) 271-3037

**To:**

COLUMBIA CO SHERIFF'S OFFICE  
PO BOX 380  
BLOOMSBURG, PA. 17815

**Date** 5-Mar-04

**Docket** 31ED-2004

**County** MONTOUR

**Type** WRIT OF EXECUTION

MORTGAGE FORECLOSURE

**Plaintiff(s):** WASHINGTON MUTUAL BANK, FA

**Defendant(s):** THOMAS D. HRESKO

Date		Credits	Charge	Balance
------	--	---------	--------	---------

03/02/04	ADVANCE CHECK # 1495	\$50.00		
----------	----------------------	---------	--	--

03/04/04	NO SERVICE ON THOMAS HRESKO		\$21.60	
----------	-----------------------------	--	---------	--

				\$28.40
--	--	--	--	---------

				REFUND
--	--	--	--	--------

CHECK # 3869

## SHERIFF'S OFFICE

MONTOUR COUNTY, COMMONWEALTH OF PENNA.

29 MILL STREET, DANVILLE, PA 17821 (570) 271-3020

31ED-04 (C)

## SHERIFF'S SERVICE

## PROCESS RECEIPT, AND AFFIDAVIT OF RETURN

1. Plaintiff(s) <b>WASHINGTON MUTUAL BANK, FA, S/B/, TO WASHINGTON MUTUAL HOME LOANS, INC.</b>		2. Docket Number / County <b>CV1334-2003/31ED-2004/COLUMBIA</b>
2. Defendant(s) <b>THOMAS D. HRESKO DANIELLE M. HRESKO</b>		4. Type of Writ or Complaint <b>WRIT OF EXECUTION, MORTGAGE FORECLOSURE</b>
<b>SERVE</b>	5. Name <b>THOMAS D. HRESKO</b>	
<b>AT</b>	6. Address <b>140 W. MAHONING ST., DANVILLE, PA</b>	

7. Indicate unusual service: ☐ Reg. Mail ☐ Cert. Mail ☐ Deputize ☐ Other

Now, 2004 I Sheriff of MONTOUR COUNTY, PENNSYLVANIA, do hereby deputize  
the Sheriff of \_\_\_\_\_ County to execute this Writ and make return thereof  
according to law. This deputation being made at the request and risk of the plaintiff.

Sheriff of Montour County

8. SPECIAL INSTRUCTION OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE

9. Name and Address of Attorney/Originator	10. Telephone Number	11. Date
	12. Signature	

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

Serving Deputy: <b>DARYLE R. McNELIS</b>	Date Filed	Expiration
16. Served and made known to _____, on the _____ day of _____ 2004, at _____ o'clock _____ M., at _____ County of Montour Commonwealth of Pennsylvania, in the manner described below: <input type="checkbox"/> Defendant personally served. <input type="checkbox"/> Adult family member with whom said Defendant resides. Relationship is _____ <input type="checkbox"/> Adult in charge of Defendant's residence. <input type="checkbox"/> Manager / Clerk of place of lodging in which Defendant resides. <input type="checkbox"/> Agent of person in charge of Defendant's office or usual place of business <input type="checkbox"/> _____ an officer of said Defendant company. <input type="checkbox"/> Other _____		
On the <b>4th</b> day of <b>MARCH</b> , 2004, at <b>8:08</b> o'clock P.M. Defendant not found because: <input checked="" type="checkbox"/> Moved <input type="checkbox"/> Unknown <input type="checkbox"/> No answer <input type="checkbox"/> Vacant <input type="checkbox"/> Other: _____		
Remarks: <b>DEFENDANT NOT LIVING AT 140 W. MAHONING STREET, DANVILLE.</b>		

Advance \$50.00	Docket \$9.00	Service \$5.00	Mileage \$0.50	Affidavit \$2.50	Notary \$2.00	Sur. Chrg. \$0.00	Misc. \$2.60	Total \$21.60	Refund \$28.40
Sworn and Subscribed to before me this <u>18th</u> Day of <u>March</u> , 2004.  <i>Bonnie G. Shurt</i>  Notary Public Notarial Seal Bonnie G. Shurt, Notary Public Mahoning Twp., Montour County My Commission Expires 4/11/24, 2004					So Answer. Signature of Deputy Sheriff  <i>Darryle R. McNelis</i>  Sheriff <b>Ray C. Gerringer</b> <b>SHERIFF OF MONTOUR COUNTY</b>				
I Acknowledge Receipt of the Sheriff's Return Signature of Authorized Authority and Title.									Date Received



## 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:

PNC Bank Consumer Loan Center  
2730 Liberty Ave.  
Pittsburgh, PA 15222

## COMPLETE THIS SECTION ON DELIVERY

- A. Signature [Signature] ☒ Agent 3/  
X  
B. Received by (Print Name) PNC ☒ Addressee  
C. Date of Delivery Feb 25 2004  
D. Is delivery address different from item 1? ☒ Yes ☐ No  
if YES, enter delivery address below: Pittsburgh, PA

## 3. Service Type

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number

(Transfer from service label)

7002 2410 0001 8079 9330

PS Form 3811, August 2001

Domestic Return Receipt

2ACPR1-03-Z-09

## 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

## COMPLETE THIS SECTION ON DELIVERY

- A. Signature [Signature] ☐ Agent 3/  
X  
B. Received by (Print Name) William Green ☒ Addressee  
C. Date of Delivery Feb 25 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

2. Article Number

(Transfer from service label)

7002 2410 0001 8079 9335

PS Form 3811, August 2001

Domestic Return Receipt

2ACPR1-03-Z-09



PHONE  
(570) 389-5622

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

24 HOUR PHONE  
(570) 784-6300

WASHINGTON MUTUAL BANK, FA, S/B/M 31ED2004  
TO WASHINGTON MUTUAL HOME LOANS,  
INC., F/K/A PNC MORTGAGE  
CORPORATION OF AMERICA  
VS

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

THOMAS D. HRESKO  
DANIELLE M. HRESKO

NOW, MONDAY, FEBRUARY 23, 2004, I, HON. TIMOTHY T. CHAMBERLAIN, ACTING HIGH SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA, DO HEREBY DEPUTIZE THE SHERIFF OF MONTGOMERY COUNTY PENNSYLVANIA, TO EXECUTE THIS WRIT DEPUTATION BEING MADE AT THE REQUEST AND RISK OF THE PLAINTIFF, PERSON TO SERVE, THOMAS HRESKO, AT 140 WEST MAHONING ST., DANVILLE, PA

---

TIMOTHY T. CHAMBERLAIN  
ACTING SHERIFF  
COLUMBIA COUNTY, PENNSYLVANIA



PHONE  
(570) 389-5622

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

24 HOUR PHONE  
(570) 784-6300

Monday, February 23, 2004

MARY WARD-TAX COLLECTOR  
E. 2ND ST.  
BLOOMSBURG, PA 17815-

WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA  
VS  
THOMAS D. HRESKO  
DANIELLE M. HRESKO

DOCKET # 31ED2004

JD # 1334JD2003

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  
Acting Sheriff of Columbia County

05E-12-179

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania bounded and described as follows, to-wit:

BEGINNING at an iron pin corner on the Southern line of East Eighth Street being a point 155 feet Eastwardly from the Eastern line of Cherry Street and on the division line between Lots Nos. 3 and 4 and running thence along said line of East Eighth Street, North 75 degrees East, 40 feet to the Western line of Lot No. 5; thence along the said Western line of Lot No. 5 South 15 degrees East extending across Lot No. 7, 170 feet and 2 inches to the Southerly line of Lot No. 7; thence along the Southerly line of Lot No. 7, South 75 degrees West, 40 feet to an iron pin corner; and thence North 15 degrees West across said Lot No. 7 and on the division line between Lots Nos. 3 and 4, 170 feet and 2 inches to the Southerly line of East Eighth Street, the place of beginning.

WHEREON is erected a two story frame dwelling house<sup>r</sup> and frame garage.

Tax Parcel #05E-12-179

TITLE TO SAID PREMISES IS VESTED IN Thomas D. Hresko and Danielle M. Hresko, husband and wife by Deed from Thomas D. Hresko and Danielle M. Kowaleski, now Danielle M. Hresko, husband and wife dated 10/31/1994 and recorded 11/1/1994 in Record Book 582 page 1070. ✓

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania bounded and described as follows, to-wit:

BEGINNING at an iron pin corner on the Southern line of East Eighth Street being a point 155 feet Eastwardly from the Eastern line of Cherry Street and on the division line between Lots Nos. 3 and 4 and running thence along said line of East Eighth Street, North 75 degrees East, 40 feet to the Western line of Lot No. 5; thence along the said Western line of Lot No. 5 South 15 degrees East extending across Lot No. 7, 170 feet and 2 inches to the Southerly line of Lot No. 7; thence along the Southerly line of Lot No. 7, South 75 degrees West, 40 feet to an iron pin corner; and thence North 15 degrees West across said Lot No. 7 and on the division line between Lots Nos. 3 and 4, 170 feet and 2 inches to the Southerly line of East Eighth Street, the place of beginning.

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

**WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA**

**Plaintiff**

vs.

**: COURT OF COMMON PLEAS  
: COLUMBIA COUNTY, PA  
:  
: NO: 2003CV1334MF  
: *2004-ED-31*  
: WRIT OF EXECUTION  
: (MORTGAGE FORECLOSURE)  
:**

**THOMAS D. HRESKO  
DANIELLE M. HRESKO**

**Defendant(s)**

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

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

Premises: 410 E. 8TH STREET  
BLOOMSBURG, PA 17815

(see attached legal description)

Amount Due \$70,154.53

Interest from 2/12/04 \$ \_\_\_\_\_  
to sale date  
(per diem-\$11.53)

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

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

Dated: *Feb. 17, 2004*  
(Seal)

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania bounded and described as follows, to-wit:

BEGINNING at an iron pin corner on the Southern line of East Eighth Street being a point 155 feet Eastwardly from the Eastern line of Cherry Street and on the division line between Lots Nos. 3 and 4 and running thence along said line of East Eighth Street, North 75 degrees East, 40 feet to the Western line of Lot No. 5; thence along the said Western line of Lot No. 5 South 15 degrees East extending across Lot No. 7, 170 feet and 2 inches to the Southerly line of Lot No. 7; thence along the Southerly line of Lot No. 7, South 75 degrees West, 40 feet to an iron pin corner; and thence North 15 degrees West across said Lot No. 7 and on the division line between Lots Nos. 3 and 4, 170 feet and 2 inches to the Southerly line of East Eighth Street, the place of beginning.

WHEREON is erected a two story frame dwelling house and frame garage.

Tax Parcel #05E-12-179

✓  
TITLE TO SAID PREMISES IS VESTED IN Thomas D. Hresko and Danielle M. Hresko, husband and wife by Deed from Thomas D. Hresko and Danielle M. Kowaleski, now Danielle M. Hresko, husband and wife dated 10/31/1994 and recorded 11/1/1994 in Record Book 582 page 1070.

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

WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA

Plaintiff

vs.

THOMAS D. HRESKO  
DANIELLE M. HRESKO

Defendant(s)

**\*\*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**

2/12/04

TO: THOMAS D. HRESKO  
140 WEST MAHONING STREET  
DANVILLE, PA 17821

DANIELLE M. HRESKO  
410 E. 8<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815

Your house (real estate) at 410 E. 8TH STREET, BLOOMSBURG, PA 17815, is scheduled to be sold at the Sheriff's Sale on May 12, 2004, at 9:00 am in the Sheriff's Office, Columbia County Courthouse, P.O. 380, Bloomsburg, PA 17815 to enforce the court judgment of \$70,154.53 obtained by WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA (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**

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WHEREON is erected a two story frame dwelling house and frame garage.

Tax Parcel #05E-12-179

✓  
TITLE TO SAID PREMISES IS VESTED IN Thomas D. Hresko and Danielle M. Hresko, husband and wife by Deed from Thomas D. Hresko and Danielle M. Kowaleski, now Danielle M. Hresko, husband and wife dated 10/31/1994 and recorded 11/1/1994 in Record Book 582 page 1070.

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/17/2004

SERVICE# 5 - OF - 13 SERVICES  
DOCKET # 31ED2004

PLAINTIFF WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA

DEFENDANT THOMAS D. HRESKO  
DANIELLE M. HRESKO

PERSON/CORP TO SERVED	PAPERS TO SERVED
MARY WARD-TAX COLLECTOR	WRIT OF EXECUTION - MORTGAGE
E. 2ND ST.	FORECLOSURE
BLOOMSBURG	

SERVED UPON POSTED

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

DATE 02/24/04 TIME 1410 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

Paul Dele DATE 02/24/04

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/17/2004

SERVICE# 6 - OF - 13 SERVICES  
DOCKET # 31ED2004

PLAINTIFF WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA

DEFENDANT THOMAS D. HRESKO  
DANIELLE M. HRESKO

PERSON/CORP TO SERVED
BLOOMSBURG SEWER
E. 2ND ST.
BLOOMSBURG

PAPERS TO SERVED  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Amber Kenney

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

DATE 02/24/04 TIME 14:15 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

Alan Delo DATE 02/24/04

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 2/17/2004

SERVICE# 7 - OF - 13 SERVICES  
DOCKET # 31ED2004

PLAINTIFF WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA

DEFENDANT THOMAS D. HRESKO  
DANIELLE M. HRESKO

<b>PERSON/CORP TO SERVED</b>
DOMESTIC RELATIONS
15 PERRY AVE.
BLOOMSBURG

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

SERVED UPON Leslie Wilson - Court Sv.

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

DATE 02/24/04 TIME 1555 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

Paul S. [Signature]

DATE 02/24/04



# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 2/17/2004

SERVICE# 10 - OF - 13 SERVICES  
DOCKET # 31ED2004

PLAINTIFF

WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA

DEFENDANT

THOMAS D. HRESKO  
DANIELLE M. HRESKO

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

### PAPERS TO SERVED

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Rene Neubert

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

DATE 02/24/04 TIME 1145 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

Paul Dell

DATE 02/24/03

## DOMESTIC RELATIONS SECTION OF COLUMBIA COUNTY

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

## I. Obligor information (To be completed by requestor)

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

<u>NAME</u>	<u>DATE OF BIRTH</u>	<u>SOCIAL SECURITY#</u>
<u>Thomas D Hresko</u>	<u>8-17-71</u>	<u>165-568230</u>

DATE: 2-24-04REQUESTOR: Sheriff

Print Name

J D # 1334 JD 2003

Signature

## II. Lien information (To be provided by DRS)

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

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

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

Amount of Overdue SupportNext Due DateNext Payment Amount\$ 783.17Date: 2-24-04BY: [Signature]TITLE: Customer Srs.

Certified from the record  
this 24 day of Feb 2004  
Gail K. Jodon  
Director Domestic Relations Section  
By [Signature]

HARRY A. ROADARMEL, JR.

SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 380  
BLOOMSBURG, PA 17815  
PAK: (717) 784-0257PHONE  
(570) 389-562224 HOUR PHONE  
(570) 784-6288

February 23, 2004

DOMESTIC RELATIONS  
702 SAWMILL ROAD  
BLOOMSBURG, PA 17815WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA  
VS  
THOMAS D. HRESKO  
DANIELLE M. HRESKO (P)

DOCKET # 31ED2004

JD # 1334JD2003

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,

A handwritten signature in black ink, reading "Timothy T. Chamberlain".

Timothy T. Chamberlain  
Acting Sheriff of Columbia County

# REAL ESTATE OUTLINE

ED # 31-04

DATE RECEIVED 2-17-04  
DOCKET AND INDEX 2-23-04  
SET FILE FOLDER UP 2-23-04

## 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# 331045

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

SALE DATE May 12, 04 TIME 0900  
POSTING DATE Apr '8, 2004  
ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK Apr 21  
2<sup>ND</sup> WEEK 28  
3<sup>RD</sup> WEEK May 5, 04

# SHERIFF'S SALE

WEDNESDAY MAY 12, 2004 AT 9:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 31 OF 2004 ED AND CIVIL WRIT NO. 1334 OF 2003 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania bounded and described as follows, to-wit:

BEGINNING at an iron pin corner on the Southern line of East Eighth Street being a point 155 feet Eastwardly from the Eastern line of Cherry Street and on the division line between Lots Nos. 3 and 4 and running thence along said line of East Eighth Street, North 75 degrees East, 40 feet to the Western line of Lot No. 5; thence along the said Western line of Lot No. 5 South 15 degrees East Extending across Lot No. 7, 170 feet and 2 inches to the Southerly line of Lot No. 7; thence the Southerly line of Lot No. 7, South 75 degrees West, 40 feet to an iron pin corner; and thence North 15 degrees West across said Lot No. 7 and on the division line between Lots Nos. 3 and 4, 170 feet and 2 inches to the Southerly line of East Eighth Street, the place of beginning.

WHEREON is erected a two story frame dwelling house and frame garage.

Tax Parcel #05E-12-179

TITLE TO SAID PREMISES IS VESTED IN Thomas D. Hresko and Danielle M. Hresko, husband and wife by Deed from Thomas D. Hresko and Danielle M. Kowaleski, now Danielle M. Hresko, husband and wife dated 10/31/1994 and recorded 11/1/1994 in Record Book 582 page 1070.

## 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

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

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Plaintiff's Attorney  
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Philadelphia, PA 19103

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

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

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

**WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA**

**Plaintiff**

vs.

**THOMAS D. HRESKO  
DANIELLE M. HRESKO**

**Defendant(s)**

**: COURT OF COMMON PLEAS  
: COLUMBIA COUNTY, PA  
:  
: NO: 2003CV1334MF  
: *2004-ED-31*  
: 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: 410 E. 8TH STREET  
BLOOMSBURG, PA 17815

(see attached legal description)

Amount Due \$70,154.53

Interest from 2/12/04 \$ \_\_\_\_\_  
to sale date  
(per diem-\$11.53)

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

Clerk *Jane L. Kline*  
Office of the Prothonotary  
Common Pleas Court of  
Columbia County, PA

Dated: *Feb. 17, 2004*  
(Seal)



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

**WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA**

**Plaintiff**

**vs.**

**THOMAS D. HRESKO  
DANIELLE M. HRESKO**

**Defendant(s)**

**: COURT OF COMMON PLEAS  
: COLUMBIA COUNTY, PA  
:  
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FEDERMAN and PHELAA, 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

WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA

Plaintiff

vs.

THOMAS D. HRESKO  
DANIELLE M. HRESKO

Defendant(s)

: COLUMBIA County

:

: Court of Common Pleas

:

: CIVIL DIVISION

:

: NO. 2003CV1334MF

:

2004-ED-31

**AFFIDAVIT PURSUANT TO RULE 3129**

**(Affidavit No. 1)**

**WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA**, 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 **410 E. 8TH STREET, 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)

THOMAS D. HRESKO

140 WEST MAHONING STREET  
DANVILLE, PA 17821

DANIELLE M. HRESKO

410 E. 8<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815


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

NAME

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

**SAME AS ABOVE**

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

  
FRANK FEDERMAN, ESQUIRE

Date: 2/12/04

**FEDERMAN and PHELAN, L.L.P.**

**By: FRANK FEDERMAN**

**Identification No. 12248**

**ATTORNEY FOR PLAINTIFF**

**One Penn Center at Suburban Station**

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**WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
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MORTGAGE CORPORATION OF  
AMERICA**

**Plaintiff**

**vs.**

**THOMAS D. HRESKO  
DANIELLE M. HRESKO**

**Defendant(s)**

**: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2003CV1334MF  
:  
:  
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<b>DANIELLE M. HRESKO</b>	<b>410 E. 8<sup>TH</sup> STREET BLOOMSBURG, PA 17815</b>

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

<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
<b><u>SAME AS ABOVE</u></b>	

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

<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
<b><u>NONE</u></b>	

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

NAME

LAST KNOWN ADDRESS

**PNC BANK**

**CONSUMER LOAN CENTER  
2730 LIBERTY AVENUE  
PITTSBURGH, PA 15222**

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

**NONE**

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

**NONE**

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

**DOMESTIC RELATIONS OF  
COLUMBIA COUNTY**

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

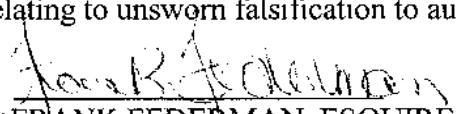
**TENANT/OCCUPANT**

**410 E. 8TH STREET  
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: **2/12/04**

FEDERMAN and PHELAN, L.L.P.  
By: FRANK FEDERMAN  
Identification No. 12248  
One Penn Center at Suburban Station  
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(215) 563-7000

ATTORNEY FOR PLAINTIFF

SHERIFF'S  
COPY

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S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA

Plaintiff

vs.

THOMAS D. HRESKO  
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Defendant(s)

: COLUMBIA County  
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: Court of Common Pleas  
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*Frank Federman*

Date: **2/12/04**

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By: **FRANK FEDERMAN**

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**LAST KNOWN ADDRESS**

**SAME AS ABOVE**

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**LAST KNOWN ADDRESS**



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Bloomsburg, PA 17815**

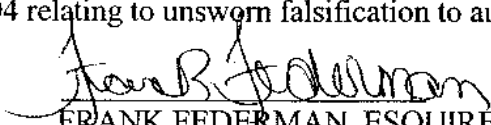
**TENANT/OCCUPANT**

**410 E. 8TH STREET  
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: **2/12/04**

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

WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA

Plaintiff

vs.

THOMAS D. HRESKO  
DANIELLE M. HRESKO

Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2003CV1334MF

: 2004-ED-31

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

**WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA**, 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 **410 E. 8TH STREET, 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)

THOMAS D. HRESKO

140 WEST MAHONING STREET  
DANVILLE, PA 17821

DANIELLE M. HRESKO

410 E. 8<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815

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

NAME

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

**SAME AS ABOVE**

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Date: **2/12/04**

**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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**Philadelphia, PA 19103-1814**

**(215) 563-7000**

**ATTORNEY FOR PLAINTIFF**

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HOME LOANS, INC., F/K/A PNC  
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**Plaintiff**

**vs.**

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**AFFIDAVIT PURSUANT TO RULE 3129.1**

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LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA**, Plaintiff in the  
above action, by its attorney, FRANK FEDERMAN, ESQ., sets forth as of the date the Praecipe for  
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2. Name and address of Defendant(s) in the judgment:

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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**

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

NAME

LAST KNOWN ADDRESS

**PNC BANK**

**CONSUMER LOAN CENTER  
2730 LIBERTY AVENUE  
PITTSBURGH, PA 15222**

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

**NONE**

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

**NONE**

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

**DOMESTIC RELATIONS OF  
COLUMBIA COUNTY**

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


**TENANT/OCCUPANT**

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**COMMONWEALTH OF PENNSYLVANIA  
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**FRANK FEDERMAN, ESQUIRE**  
Attorney for Plaintiff

**DATE: 2/12/04**

**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**

**WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
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**Plaintiff**

**vs.**

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DANIELLE M. HRESKO**

**Defendant(s)**

**: COLUMBIA County**

**:**

**: Court of Common Pleas**

**:**

**: CIVIL DIVISION**

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**: NO. 2003CV1334MF**

**:**

*2004-ED-31*

**AFFIDAVIT PURSUANT TO RULE 3129**

**(Affidavit No. 1)**

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*Frank Federman*

Date: **2/12/04**

**FEDERMAN and PHELAN, L.L.P.**

By: **FRANK FEDERMAN**

Identification No. **12248**

One Penn Center at Suburban Station

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

**DOMESTIC RELATIONS OF  
COLUMBIA COUNTY**

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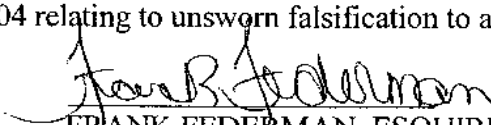
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Attorney for Plaintiff

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ATTORNEY FOR PLAINTIFF

WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
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MORTGAGE CORPORATION OF  
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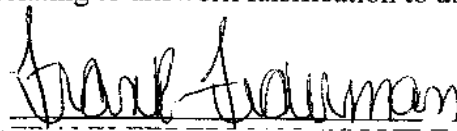
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DOMESTIC RELATIONS OF  
COLUMBIA COUNTY

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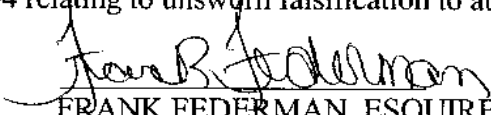
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Attorney for Plaintiff

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ATTORNEY FOR PLAINTIFF

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**\*\*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**

2/12/04

TO: THOMAS D. HRESKO  
140 WEST MAHONING STREET  
DANVILLE, PA 17821

DANIELLE M. HRESKO  
410 E. 8<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815

Your house (real estate) at 410 E. 8TH STREET, **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 **\$70,154.53** obtained by **WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA** (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**

ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania bounded and described as follows, to-wit:

BEGINNING at an iron pin corner on the Southern line of East Eighth Street being a point 155 feet Eastwardly from the Eastern line of Cherry Street and on the division line between Lots Nos. 3 and 4 and running thence along said line of East Eighth Street, North 75 degrees East, 40 feet to the Western line of Lot No. 5; thence along the said Western line of Lot No. 5 South 15 degrees East extending across Lot No. 7, 170 feet and 2 inches to the Southerly line of Lot No. 7; thence along the Southerly line of Lot No. 7, South 75 degrees West, 40 feet to an iron pin corner; and thence North 15 degrees West across said Lot No. 7 and on the division line between Lots Nos. 3 and 4, 170 feet and 2 inches to the Southerly line of East Eighth Street, the place of beginning.

WHEREON is erected a two story frame dwelling house and frame garage.

Tax Parcel #05E-12-179

TITLE TO SAID PREMISES IS VESTED IN Thomas D. Hresko and Danielle M. Hresko, husband and wife by Deed from Thomas D. Hresko and Danielle M. Kowaleski, now Danielle M. Hresko, husband and wife dated 10/31/1994 and recorded 11/1/1994 in Record Book 582 page 1070.

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

.....(SEAL)  
(Attorney for Plaintiff(s))

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

.....(SEAL)  
(Attorney for Plaintiff(s))

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

HARRY A. ROADARMEL

Sheriff

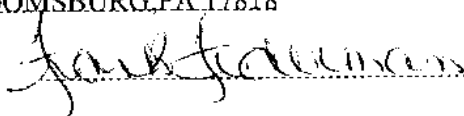
COLUMBIA County, Pa.

Sir: — There will be placed in  
your hands

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

follows: WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA vs THOMAS D.  
HRESKO and DANIELLE M. HRESKO

The defendant will be found at 140 WEST MAHONING  
STREET, DANVILLE, PA. 17821 AND 410 E. 8<sup>TH</sup> STREET,  
BLOOMSBURG, PA. 17818

.....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.....

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

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

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DANIELLE M. HRESKO  
410 E. 8<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815

Your house (real estate) at 410 E. 8TH STREET, BLOOMSBURG, PA 17815, is scheduled to be sold at the Sheriff's Sale on May 12, 2004, at 9:00 am in the Sheriff's Office, Columbia County Courthouse, P.O. 380, Bloomsburg, PA 17815 to enforce the court judgment of \$70,154.53 obtained by WASHINGTON MUTUAL BANK, FA, S/B/M TO WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC MORTGAGE CORPORATION OF AMERICA (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**



ALL THAT CERTAIN piece, parcel and lot of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania bounded and described as follows, to-wit:

BEGINNING at an iron pin corner on the Southern line of East Eighth Street being a point 155 feet Eastwardly from the Eastern line of Cherry Street and on the division line between Lots Nos. 3 and 4 and running thence along said line of East Eighth Street, North 75 degrees East, 40 feet to the Western line of Lot No. 5; thence along the said Western line of Lot No. 5 South 15 degrees East extending across Lot No. 7, 170 feet and 2 inches to the Southerly line of Lot No. 7; thence along the Southerly line of Lot No. 7, South 75 degrees West, 40 feet to an iron pin corner; and thence North 15 degrees West across said Lot No. 7 and on the division line between Lots Nos. 3 and 4, 170 feet and 2 inches to the Southerly line of East Eighth Street, the place of beginning.

WHEREON is erected a two story frame dwelling house<sup>r</sup> and frame garage.

Tax Parcel #05E-12-179

✓  
TITLE TO SAID PREMISES IS VESTED IN Thomas D. Hresko and Danielle M. Hresko, husband and wife by Deed from Thomas D. Hresko and Danielle M. Kowaleski, now Danielle M. Hresko, husband and wife dated 10/31/1994 and recorded 11/1/1994 in Record Book 582 page 1070.

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)  
/ s/ ..... Sheriff

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

HARRY A. ROADARMEL

Sheriff

COLUMBIA County, Pa.

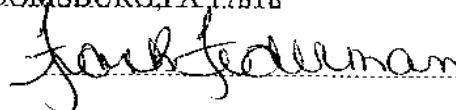
your hands

Sir: — There will be placed in

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

follows: WASHINGTON MUTUAL BANK, FA, S/B/M TO  
WASHINGTON MUTUAL HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF AMERICA vs THOMAS D.  
HRESKO and DANIELLE M. HRESKO

The defendant will be found at 140 WEST MAHONING  
STREET, DANVILLE, PA 17821 AND 410 E. 8<sup>TH</sup> STREET,  
BLOOMSBURG, PA 17818

.....Attorney for Plaintiff

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

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

See attached legal description.....

.....

.....

.....

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**FEDERMAN and PHELPS, 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**

**WASHINGTON MUTUAL BANK, FA,  
S/B/M TO WASHINGTON MUTUAL  
HOME LOANS, INC., F/K/A PNC  
MORTGAGE CORPORATION OF  
AMERICA**

**Plaintiff**

**vs.**

**THOMAS D. HRESKO  
DANIELLE M. HRESKO**

**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2003CV1334MF**  
**:**  
**: 2004-ED-31**  
**:**  
**:**

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

COMMERCIAL BANK  
PHILADELPHIA, PA 19148

3-1800360

CHECK NO  
000331045

DATE 02/12/2004

DATE	AMOUNT
02/12/2004	*****1,350.00

Valid 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

*Travis S. Williams*

⑈331045⑈ ⑆036001808⑆36 150866 6⑈