

SHERIFF'S SALE COST SHEET

EMC Mortgage Corp. vs. Bonnie & Kenneth Thearon
 NO. 103-05 ED NO. 1152-01 JD DATE/TIME OF SALE 11-9-05 0930

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>195.00</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>6.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	\$ <u>6.50</u>	
NOTARY	\$ <u>15.00</u>	
TOTAL *****		\$ <u>422.50</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>805.88</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>1030.88</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>43.50</u>	
TOTAL *****		\$ <u>53.50</u>

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20	\$	
SCHOOL DIST. 20	\$	<u>Per</u>
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>140.00</u>
MISC. _____	\$	
_____	\$	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 1651.88

SHERIFF'S REAL ESTATE FINAL COST SHEET

NO. 103-05 ED NO. 1152-01 JD

TOTAL AMOUNT NEEDED TO PURCHASE \$ 1685.26

PURCHASER(S) SIGNATURE(S): _____

TOTAL DUE IN 8 DAYS \$ 514.14 Refund

GOLDBECK MCCAFFERTY & MCKEEVER

Suite 5000 Mellon Independence Center

701 Market Street

Philadelphia, PA 19106

www.goldbecklaw.com

November 9, 2005

SHERIFF OF COLUMBIA COUNTY

Real Estate Division

Sheriff's Office

PO Box 380

Bloomsburg, PA 17815

RE: EMC MORTGAGE CORP vs. BONNIE AHEARN and KENNETH B. AHEARN

Docket Number: 2001-CV-1152

Sale Date: 11/09/2005

Property Address: 2 York Road Bloomsburg, PA 17815

To the Sheriff:

Enclosed are Transfer Tax Affidavits and an Assignment of Bid with regard to the above-captioned matter. Please deed the property to:

FANNIE MAE

International Plaza II

14221 Dallas Parkway, Suite 1000

Dallas, TX 75254-2916

Please advise our office when the deed is recorded.

GOLDBECK MCCAFFERTY & MCKEEVER

Racquel Fetzner

Post Sale Department

215-825-6316

rfetzner@goldbecklaw.com

or

Michael McKeever

215-825-6303

215-825-6403 (fax)

mmckeever@goldbecklaw.com

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:

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

3. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No

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

If YES, enter delivery address below:

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.

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

3. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No

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If YES, enter delivery address below:

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.

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

3. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No

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

If YES, enter delivery address below:

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

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

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

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

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:

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

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:

COMMONWEALTH OF PA
Box 2675
Harrisburg, PA 17105

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:

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

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:

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature *Samuel J. Venturo*

B. Received by (Printed Name) *AUG 09 2005*

C. 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

COMPLETE THIS SECTION ON DELIVERY

A. Signature *Terrence A Doyle*

B. Received by (Printed Name) *AUG 04 2005*

C. 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

COMPLETE THIS SECTION ON DELIVERY

A. Signature *Terrence A Doyle*

B. Received by (Printed Name) *AUG 04 2005*

C. 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

COMPLETE THIS SECTION ON DELIVERY

A. Signature *Terrence A Doyle*

B. Received by (Printed Name) *AUG 09 2005*

C. 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

**REALTY TRANSFER TAX
STATEMENT OF VALUE**

See Reverse for Instructions

RECORDER'S USE

State Tax Paid

Book Number

Page Number

Date Recorded

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is/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 (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	TELEPHONE NUMBER
GOLDBECK, McCAFFERTY & McKEEVER	(215) 627-1322
STREET ADDRESS	CITY STATE ZIP CODE
701 Market Street, Suite 5000 - Mellon Independence Center	Philadelphia PA 19106-1532

B. TRANSFER DATA

DATE OF ACCEPTANCE OF DOCUMENT

GRANTOR(S)/LESSOR(S)
SHERIFF OF COLUMBIA COUNTYGRANTEE(S)/LESSEE(S)
FANNIE MAESTREET ADDRESS
Sheriff's Office, PO Box 380STREET ADDRESS
International Plaza II, 14221 Dallas Parkway, Suite 1000CITY STATE ZIP CODE
Bloomsburg PA 17815CITY STATE ZIP CODE
Dallas TX 75254-2916**C. PROPERTY LOCATION**

STREET ADDRESS	CITY, TOWNSHIP, BOROUGH	
2 York Road	Bloomsburg - Town of Bloomsburg	
COUNTY	SCHOOL DISTRICT	TAX PARCEL NUMBER
Columbia		05E-10-21
1. ACTUAL CASH CONSIDERATION	2. OTHER CONSIDERATION	3. TOTAL CONSIDERATION
\$1,685.26	+ -0-	= \$1,685.26

D. VALUATION DATA

4. COUNTY ASSESSED VALUE	5. COMMON LEVEL RATIO FACTOR	6. FAIR MARKET VALUE
\$17,815.00	X 3.26	= \$ 58,076.90

E. EXEMPTION DATA

1A. AMOUNT OF EXEMPTION	1B. PERCENTAGE OF INTEREST
100%	CONVEYED 100%

2. Check Appropriate Box Below for Exemption Claimed

☐ Will or intestate succession _____ (NAME OF DECEDENT) (ESTATE FILE NUMBER)

☐ Transfer to Industrial Development Agency.

☐ Transfer to agent or straw party. (Attach copy of agency/straw party agreement.)

☐ Transfer between principal and agent. (Attach copy of agency/straw trust agreement.) Tax paid prior deed \$ _____.

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

☒ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book 517 Page 829

☐ Corrective deed. (Attach copy of the prior deed).

☐ Other (Please explain exemption claimed, if other than listed above.) _____

Under penalties of law or ordinance, 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

DATE

November 9, 2005

Assignment of Bid

NO. 2001-CV-1152 – AHEARN
2 York Road
Bloomsburg, PA 17815

I, Joseph A. Goldbeck, Jr., Esquire, hereby assign my bid at the Sheriff Sale dated
November 09, 2005 to

FANNIE MAE
International Plaza II
14221 Dallas Parkway, Suite 1000
Dallas, TX 75254-2916

GOLDBECK MCCAFFERTY & MCKEEVER

Date: November 9, 2005


JOSEPH A. GOLDBECK, JR.

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paul R. Eyerly, 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 that day and on the attached notice October 19, 26, November 2, 2005, 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.

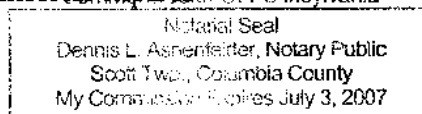
Paul R. Eyerly

Sworn and subscribed to before me this 3rd day of November 2005.

[Signature]

(Notary Public)

My commission expires July 3, 2007



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.

.....

103

GOLDBECK McCAFFERTY & McKEEVER
A PROFESSIONAL CORPORATION
SUITE 5000 MELLON INDEPENDENCE CENTER
701 MARKET STREET
PHILADELPHIA, PA 19106
WWW.GOLDBECKLAW.COM

October 3, 2005

SHERIFF OF COLUMBIA COUNTY
Sheriff's Office
PO Box 380
Bloomsburg, PA 17815

RE: No. 2001-CV-1152
BONNIE AHEARN and KENNETH B. AHEARN

Real Estate Division:

The above case may be sold on November 09, 2005. It has been properly served in accordance with Rule 3129.

Very truly yours,

GOLDBECK McCAFFERTY & McKEEVER

By: /s/ Barbara Hand
Barb Hand, Paralegal
Manager of Pre-Sale Department
Phone: (215) 825-6320 (direct dial)
Fax: (215) 825-6420
Email: bhand@goldbecklaw.com

GOLDBECK McCAFFERTY & McKEEVER
BY: Joseph A. Goldbeck, Jr.
Attorney I.D.#16132
Suite 5000 - Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322

EMC-0347
CF: 10/29/2001
SD: 11/09/2005
\$78,578.87

Attorney for Plaintiff

EMC MORTGAGE CORP
909 Hidden Ridge Drive
Suite 200
Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN
KENNETH B. AHEARN
Mortgagor(s) and
Record Owner(s)

2 York Road
Bloomsburg, PA 17815

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Term
No. 2001-CV-1152

CERTIFICATE OF SERVICE
PURSUANT TO Pa.R.C.P. 3129.2 (c) (2)

Joseph A. Goldbeck, Jr., Esquire, Attorney for Plaintiff, hereby certifies that service on the Defendants of the Notice of Sheriff Sale was made by:

- Per Deputy Kiefer, Kenneth served 8/9/06*
- ☒ Personal Service by the Sheriff's Office/~~competent adult (copy of return attached)~~
- ☐ Certified mail by Joseph A. Goldbeck, Jr. (original green Postal return receipt attached).
- ☐ Certified mail by Sheriff's Office.
- ☐ Ordinary mail by Joseph A. Goldbeck, Jr., Esquire to Attorney for Defendant(s) of record (proof of mailing attached).
- ☐ Acknowledgment of Sheriff's Sale by Attorney for Defendant(s) (proof of acknowledgment attached).
- ☐ Ordinary mail by Sheriff's Office to Attorney for Defendant(s) of record.

IF SERVICE WAS ACCOMPLISHED BY COURT ORDER.

- ☐ Premises was posted by Sheriff's Office/competent adult (copy of return attached).
- ☐ Certified Mail & ordinary mail by Sheriff's Office (copy of return attached).
- ☐ Certified Mail & ordinary mail by Joseph A. Goldbeck, Jr. (original receipt(s) for Certified Mail attached).

Pursuant to the Affidavit under Rule 3129 (copy attached), service on all lienholders (if any) has been made by ordinary mail by Joseph A. Goldbeck, Jr., Esquire (copies of proofs of mailing attached).

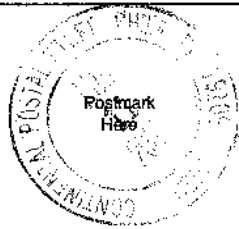
The undersigned understands that the statements herein are subject to the penalties provided by 18 P.S. Section 4904.

Respectfully,

Joseph A. Goldbeck, Jr.
BY: Joseph A. Goldbeck, Jr.
Attorney for Plaintiff

7005 1160 0000 1589 6895

U.S. Postal Service™ CERTIFIED MAIL™ RECEIPT <i>(Domestic Mail Only; No Insurance Coverage Provided)</i>	
For delivery information visit our website at www.usps.com	
OFFICIAL USE	
Postage \$ Certified Fee Return Receipt Fee (Endorsement Required) Restricted Delivery Fee (Endorsement Required) Total Postage & Fees \$	\$ 0.60 Yes Yes 4.65 \$
EMC-0347 11/9	
Sent To KENNETH B. AHEARN Street, Apt. No.; or PO Box No. 111 WEST MAIN STREET City, State, ZIP+4 BLOOMSBURG, PA 17815	
PS Form 3800, June 2002 See Reverse for Instructions	



7005 1160 0004 4589 6901

U.S. Postal Service™ CERTIFIED MAIL™ RECEIPT <i>(Domestic Mail Only; No Insurance Coverage Provided)</i>	
For delivery information visit our website at www.usps.com	
OFFICIAL USE	
Postage \$ Certified Fee Return Receipt Fee (Endorsement Required) Restricted Delivery Fee (Endorsement Required) Total Postage & Fees \$	\$ 0.60 Yes Yes 4.65 \$
EMC-0347 11/9	
Sent To AHEARN, KENNETH B. Street, Apt. No.; or PO Box No. 2 YORK ROAD City, State, ZIP+4 BLOOMSBURG, PA 17815	
PS Form 3800, June 2002 See Reverse for Instructions	



Name and Address of Sender
**GOLDBECK
SUITE 5000
701 MARKET STREET
PHILADELPHIA, PA
19106-1532**

Check type of mail or service:
☐ Certified
☐ COD
☐ Delivery Confirmation
☐ Express Mail
☐ Insured
☐ Recorded Delivery (International)
☐ Registered
☐ Return Receipt for Merchandise
☐ Signature Confirmation

Affix Stamp Here
(If issued as a
certificate of mailing,
or for additional copies
of this bill)
Postmark and
Date of Receipt

Article Number

Addressee (Name, Street, City, State, & ZIP Code)

Postage

Fee

Handling
Charge

Actual Value
if Registered

Insured
Value

Due Ser
if COI

DC

SC

SH

RD

RR

1. REMIT CORPORATION
26 W. Main Street
P.O. Box 7
Bloomsburg, PA 17815

TENANT/OCCUPANT
2 York Road
Bloomsburg, PA 17815

2. GREGORY T. MORO
348 East Second Street
Bloomsburg, PA 17815

PA DEPARTMENT OF PUBLIC WELFARE -
Bureau of Child Support Enforcement
Health and Welfare Bldg. - Room 432
P.O. Box 2675
Harrisburg, PA 17105-2675

4. DOMESTIC RELATIONS OF COLUMBIA
COUNTY
700 Sawmill Road
Suite A
Bloomsburg, PA 17815

5. COMMONWEALTH OF PA DEPT OF
REVENUE INHERITANCE TAX DIVISION
1131 Strawberry Square
6th Floor
Harrisburg, PA 17128

6. Internal Revenue Service- Special Procedures
Branch
1001 LIBERTY AVENUE
Thirteenth Floor Suite 1300
Pittsburgh, PA 15222

7. DEPARTMENT OF PUBLIC WELFARE
Estate Recovery Program
PO Box 8486, Willow Oak Building
Harrisburg, PA 17105-8486

8. Postmaster, Per (Name of receiving employee)

Total Number of Pieces
Listed by Sender

Total Number of Pieces
Received at Post Office

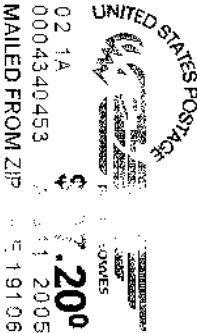
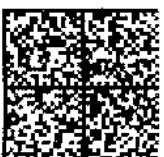
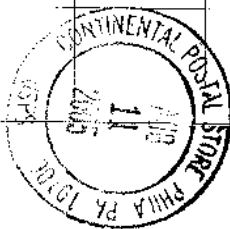
PS Form 3877, February 2002 (Page 1 of 2)

EMC-0347

Complete by Typewriter, Ink, or Ball Point Pen

See Privacy Act Statement on Rev

BONNIE AHEARN & KENNETH B. AHEARN



Colman

GOLDBECK McCAFFERTY & McKEEVER

A Professional Corporation

ATTORNEY FOR PLAINTIFF

By: Lisa A. D'Angeli, Esquire

Attorney I.D. #: 78020

Suite 500 - The Bourse Bldg.

111 S. Independence Mall East

Philadelphia, PA 19106

(215) 627-1322

EMC Mortgage Corp.
909 Hidden Ridge Drive
Suite 200

Irving, TX 75038

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO. 2001-CV-1152

vs.

Bonnie Ahearn

Kenneth B. Ahearn

(Mortgagors and Real Owners)

2 York Road

Bloomsburg, PA 17815

SUGGESTION OF DEATH

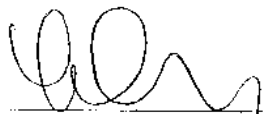
TO THE PROTHONOTARY:

It is respectfully suggested that upon information and belief, Defendant Bonnie Ahearn is deceased. Kenneth B. Ahearn is now the sole owner of the property, and therefore the appropriate party Defendant. Kindly amend the docket to reflect that the Defendant Kenneth B. Ahearn is the sole owner of the property and sold Defendant in these proceedings.

GOLDBECK, McCAFFERTY & McKEEVER

CLERK OF COURTS OFFICE
COUNTY OF COLUMBIA, PA

BY:



Lisa A. D'Angeli, Esquire
Attorney for Plaintiff

FILED
PROTHONOTARY

GOLDBECK McCAFFERTY & McKEEVER

BY: Joseph A. Goldbeck, Jr.

Attorney I.D.#16132

Suite 5000 - Mellon Independence Center

701 Market Street

Philadelphia, PA 19106-1532

215-627-1322

Attorney for Plaintiff

EMC MORTGAGE CORP

909 Hidden Ridge Drive

Suite 200

Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN

KENNETH B. AHEARN

Mortgagor(s) and Record Owner(s)

2 York Road

Bloomsburg, PA 17815

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Term

No. 2001-CV-1152

SUPPLEMENTAL AFFIDAVIT PURSUANT TO RULE 3129

EMC MORTGAGE CORP, Plaintiff in the above action, by its attorney, Joseph A. Goldbeck, Jr., Esquire, sets forth as of the date the praecipe for the writ of execution was filed the following information concerning the real property located at:

2 York Road
Bloomsburg, PA 17815

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

BONNIE AHEARN
2 York Road
Bloomsburg, PA 17815

KENNETH B. AHEARN
2 York Road
Bloomsburg, PA 17815

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

Bloomsburg, PA 17815

KENNETH B. AHEARN
2 York Road
Bloomsburg, PA 17815

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

REMIT CORPORATION
26 W. Main Street
P.O. Box 7
Bloomsburg, PA 17815

GREGORY T. MORO
348 East Second Street
Bloomsburg, PA 17815

PA DEPARTMENT OF PUBLIC WELFARE - Bureau of Child Support Enforcement
Health and Welfare Bldg. - Room 432
P.O. Box 2675
Harrisburg, PA 17105-2675

DOMESTIC RELATIONS OF COLUMBIA COUNTY
700 Sawmill Road
Suite A
Bloomsburg, PA 17815

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

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

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

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.

COMMONWEALTH OF PA DEPT OF REVENUE INHERITANCE TAX DIVISION
1131 Strawberry Square
6th Floor
Harrisburg, PA 17128

Internal Revenue Service- Special Procedures Branch
1001 LIBERTY AVENUE
Thirteenth Floor Suite 1300
Pittsburgh, PA 15222

DEPARTMENT OF PUBLIC WELFARE
Estate Recovery Program

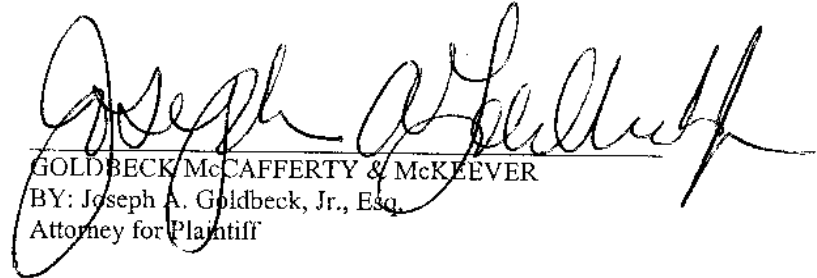
1000 N. 17th Street
Harrisburg, PA 17104

TENANT/OCCUPANT
2 York Road
Bloomsburg, PA 17815

(attach separate sheet if more space is needed)

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.

DATED: October 3, 2005


GOLDBECK McCAFFERTY & McKEEVER
BY: Joseph A. Goldbeck, Jr., Esq.
Attorney for Plaintiff

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.

EMC MORTGAGE CORPORATION

VS.

BONNIE & KENNETH AHEARN

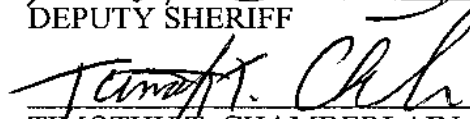
WRIT OF EXECUTION #103 OF 2005 ED

POSTING OF PROPERTY

October 3, 2005 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF BONNIE & KENNETH AHEARN AT 2 YORK RD BLOOMSBURG
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY
COLUMBIA COUNTY DEPUTY SHERIFF WILLIAM BEITZ.

SO ANSWERS:

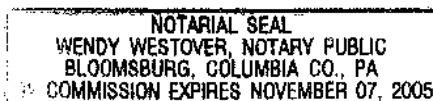

DEPUTY SHERIFF


TIMOTHY T. CHAMBERLAIN
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 3RD DAY OF OCTOBER 2005





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

EMC MORTGAGE CORP.

Docket # 103ED2005

VS

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

BONNIE AHEARN
KENNETH B. AHEARN

SHERIFF'S COST 296 PAID

AFFIDAVIT OF SERVICE

NOW, THIS TUESDAY, AUGUST 09, 2005, AT 2:45 PM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON KENNETH AHEARN AT SHERIFF'S
OFFICE, BLOOMSBURG BY HANDING TO KENNETH AHEARN, , 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 WEDNESDAY, AUGUST 10, 2005


NOTARY PUBLIC

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

X 
SHERIFF TIMOTHY T. CHAMBERLAIN

X 
J. ARTER
DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P.O. BOX 380
BLOOMSBURG, PA 17815
FAX: (570) 789-5625

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

SHERIFF'S RETURN OF NO SERVICE

EMC MORTGAGE CORP.

103ED2005

VS.

BONNIE AHEARN

KENNETH B. AHEARN

THE AFOREMENTIONED WRIT IS BEING RETURNED NOT SERVED, AS OF
THIS 8/9/2005 FOR THE FOLLOWING REASONS: DECEASED

SWORN AND SUBSCRIBED BEFORE ME
THIS Wednesday, August 10, 2005

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

SO ANSWERS :

TIMOTHY T. CHAMBERLAIN
SHERIFF

BY:

J. ARTER
DEPUTY SHERIFF

**MUNICIPAL AUTHORITY
of the
TOWN OF BLOOMSBURG**

Board of Directors

Robert Linn
George Hemingway
Michael Upton
Thomas Evans
George Turner

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

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

August 30, 2005

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

RE: Ahearn, Kenneth & Bonnie
2 York Road
Bloomsburg PA 17815


Docket # 103ED2005
JD# 1152JD2001

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 Manager

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 8/5/2005

SERVICE# 1 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

PERSON/CORP TO SERVED
BONNIE AHEARN
2 YORK RD
BLOOMSBURG

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON Dred.

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) _____

ATTEMPTS

DATE	TIME	OFFICER	REMARKS
<u>8-8-5</u>	<u>1500</u>	<u>A. Chamberlain</u>	<u>CD.</u>

DEPUTY

J. L. L. L.

DATE 8-9-5

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 8/5/2005

SERVICE# 2 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

PERSON/CORP TO SERVED	PAPERS TO SERVED
KENNETH AHEARN	WRIT OF EXECUTION - MORTGAGE
2 YORK RD	FORECLOSURE
BLOOMSBURG	

SERVED UPON KENNETH

RELATIONSHIP DEF IDENTIFICATION _____

DATE 8-9-5 TIME 1445 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS

DATE	TIME	OFFICER	REMARKS
<u>8-8-5</u>	<u>1500</u>	<u>AHEARN</u>	<u>CARE</u>

DEPUTY J. Carter DATE _____

TOWN OF BLOOMSBURG

MAKE CHECKS PAYABLE TO:

MARY F. WARD

301 E. 2nd. Street

Bloomsburg, PA 17815

DESCRIPTION	ASSESSMENT	RATE	LESS DISC	AMOUNT FACE	INC PENALTY
REAL ESTATE	33780	33.50	1109.00	1131.63	1244.79
The 2% discount and 10% penalty have been computed for your convenience. Taxes are due now and payable. Prompt payment is requested. This tax notice must be returned with your payment. For a receipt, enclose a SASE.		PAY THIS AMOUNT	1109.00 AUG 31 IF PAID ON OR BEFORE	1131.63 OCT 31 IF PAID ON OR BEFORE	1244.79 OCT 31 IF PAID AFTER

HOURS CLOSED WEDNESDAY AT NOON
JUL & AUG 9AM-4:30PM
AFTER AUG M-W-F 9AM-noon
PHONE 570-784-1581

SCHOOL PENALTY AT 10%

AHEARN KENNETH B & BONNIE L J
2 YORK ROAD
BLOOMSBURG PA 17815

PROPERTY DESCRIPTION		ACCT.
PARCEL 05E10 02100000		27116
2 YORK RD	6603.00	THIS TAX RETURNED TO COURT HOUSE JANUARY 1, 2006
0517-0825	27177.00	
0.25 ACRES		

Copy 1

NAME AND ADDRESS CORRECTION REQUESTED

103

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 8/5/2005

SERVICE# 3 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

PERSON/CORP TO SERVED	PAPERS TO SERVED
REMIT CORP.	WRIT OF EXECUTION - MORTGAGE
26 W. MAIN ST.	FORECLOSURE
BLOOMSBURG	

SERVED UPON TRACY KUSHBAUGH

RELATIONSHIP Legal Accord. IDENTIFICATION _____

DATE 8-8-5 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) _____

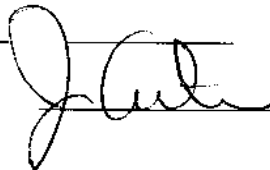
ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY



DATE 8-8-5

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 8/5/2005

SERVICE# 4 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

PERSON/CORP TO SERVED	PAPERS TO SERVED
GREGORY T. MORO, ESQ.	WRIT OF EXECUTION - MORTGAGE
348 E. 2ND ST.	FORECLOSURE
BLOOMSBURG	

SERVED UPON GREGORY

RELATIONSHIP PLAINTIFF IDENTIFICATION _____

DATE 8-8-5 TIME 15:35 MILEAGE _____ OTHER _____

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

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA _____ POB X ROE _____ 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. Carl DATE 8-8-5

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 8/5/2005

SERVICE# 6 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

PERSON/CORP TO SERVED	PAPERS TO SERVED
BLOOMSBURG SEWER	WRIT OF EXECUTION - MORTGAGE
301 E. 2ND ST.	FORECLOSURE
BLOOMSBURG	

SERVED UPON Amber Kenney

RELATIONSHIP Office Manager IDENTIFICATION _____

DATE 8-8-5 TIME 1545 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

8-5-5 1555 ARTER

DEPUTY

J. Carter DATE 8-8-5

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 8/5/2005

SERVICE# 7 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

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

SERVED UPON MARY WARD

RELATIONSHIP Tax Collector IDENTIFICATION _____

DATE 8-8-5 TIME 1540 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS

DATE	TIME	OFFICER	REMARKS
<u>8-5-5</u>	<u>1550</u>	<u>ARTER</u>	_____
_____	_____	_____	_____
_____	_____	_____	_____

DEPUTY

J. Cullen

DATE 8-8-5

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 8/5/2005

SERVICE# 8 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

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

SERVED UPON Leslie LEVAY

RELATIONSHIP _____ IDENTIFICATION _____

DATE 8-8-5 TIME 1450 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 8-8-5

COUNTY OF COLUMBIA
REAL ESTATE TAX LIEN CERTIFICATE

DATE:08-AUG-05

FEE:\$5.00

CERT. NO:1108

AHEARN KENNETH B & BONNIE L J
2 YORK ROAD
BLOOMSBURG PA 17815

DISTRICT: TOWN OF BLOOMSBURG
DEED
LOCATION: 2 YORK RD BLOOMSBURG
PARCEL: 05E-10 -021-00,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING	TOTAL AMOUNT
2004	PRIM	0.00	0.00	0.00	0.00
TOTAL DUE :					\$0.00

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: November ,2005

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF
DECEMBER 31, 2004

REQUESTED BY:

Timothy T. Chamberlain, Sheriff
dm.

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 8/5/2005

SERVICE# 11 - OF - 14 SERVICES
DOCKET # 103ED2005

PLAINTIFF EMC MORTGAGE CORP.

DEFENDANT BONNIE AHEARN
KENNETH B. AHEARN

ATTORNEY FIRM GOLDBECK MCCAFFERTY & MCKEEVER

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

SERVED UPON DEB Miller

RELATIONSHIP _____ IDENTIFICATION _____

DATE 8-8-5 TIME 0800 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY



DATE 8-8-5

REAL ESTATE OUTLINE

ED # 103-05

DATE RECEIVED 8-5-05
DOCKET AND INDEX 8-5-05
SET FILE FOLDER UP 8-5-05

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 2000.00 ✓ CK# 232375

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

SALE DATE Nov. 9, 2005 TIME 0930
POSTING DATE OCT. 5, 05
ADV. DATES FOR NEWSPAPER
1ST WEEK OCT. 19
2ND WEEK 26
3RD WEEK Nov. 2, 05

SHERIFF'S SALE

WEDNESDAY NOVEMBER 9 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 103 OF 2005 ED AND CIVIL WRIT NO. 1152 OF 2001 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 THOSE TWO (2) CERTAIN pieces, parcels and lots of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

TRACT NO. 1; BEGINNING at a point on the north side of the public road leading from Bloomsburg to Lightstreet and running thence along the north side of said road; South 37 degrees West, 49.5 feet to a point by the side of said road; THENCE along land now or formerly of Horace H. Maust and C. E. Noss, North 39 degrees 15 minutes West, 134 feet to a corner; THENCE North 67 degrees 15 minutes East, 80 feet to a corner on the east side of unnamed street; THENCE along the east side of said unnamed street, South 22 degrees 45 minutes East, 104.5 feet to the place of BEGINNING. It being Lot No. 3 in York's Addition to the Town of Bloomsburg as surveyed by John T. Church, R.S., January 6, 1947. Upon which is erected a two story frame dwelling house and garage.

TRACT NO. 2; BEGINNING at an iron pin corner of Lot No. 3 described in Tract No. 1 herein, said iron pin corner being on the west side of a public street leading from Lightstreet Road to the southern line of land now or formerly of the Bloomsburg Country Club and being known as York Road; THENCE North 22 degrees 45 minutes West, 40 feet along the line of said York Road to another iron pin corner, said corner being 10 feet south of the corner of Lot No. 23 now or formerly of Horace H. Maust and C.E. Noss; THENCE southwesterly a distance of 80 feet to another iron pin corner and maintaining the aforementioned 10 feet distance south from said Lot No. 23; THENCE South a distance of 40 feet to another iron pin corner of Lots Nos. 3 and 4; THENCE North 67 degrees 15 minutes East along the line of Lot No. 3 a distance of 80 feet to iron pin corner, the place of BEGINNING. Being a portion of Lot No. 24 on plat or survey by John T. Church, R.S., aforementioned.

Parcel #05E-10-21

BEING PREMISES: 2 York Road, Bloomsburg, PA 17815

BEING the same premises which Casper C. Plish, Jr. and Sarah A. Plish by Deed dated November 12, 1992 and recorded November 13, 1992 in Deed Book 517 Page 825 conveyed unto Kenneth B. Ahearn and Bonnie Ahearn.

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
Joseph A. Goldbeck, Jr.
111 S. Independence Mall East
Philadelphia, PA 19106

Sheriff of Columbia County
Timothy T. Chamberlain
www.sheriffofcolumbiacounty.com

SHERIFF'S SALE

WEDNESDAY NOVEMBER 9 AT 9:30 AM

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Plaintiff's Attorney
Joseph A. Goldbeck, Jr.
111 S. Independence Mall East
Philadelphia, PA 19106

Sheriff of Columbia County
Timothy T. Chamberlain
www.sheriffofcolumbiacounty.com

SHERIFF'S SALE

WEDNESDAY NOVEMBER 9 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 103 OF 2005 ED AND CIVIL WRIT NO. 1152 OF 2001 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 THOSE TWO (2) CERTAIN pieces, parcels and lots of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

TRACT NO. 1; BEGINNING at a point on the north side of the public road leading from Bloomsburg to Lightstreet and running thence along the north side of said road; South 37 degrees West, 49.5 feet to a point by the side of said road; THENCE along land now or formerly of Horace H. Maust and C. E. Noss, North 39 degrees 15 minutes West, 134 feet to a corner; THENCE North 67 degrees 15 minutes East, 80 feet to a corner on the east side of unnamed street; THENCE along the east side of said unnamed street, South 22 degrees 45 minutes East, 104.5 feet to the place of BEGINNING. It being Lot No. 3 in York's Addition to the Town of Bloomsburg as surveyed by John T. Church, R.S., January 6, 1947. Upon which is erected a two story frame dwelling house and garage.

TRACT NO. 2; BEGINNING at an iron pin corner of Lot No. 3 described in Tract No. 1 herein, said iron pin corner being on the west side of a public street leading from Lightstreet Road to the southern line of land now or formerly of the Bloomsburg Country Club and being known as York Road; THENCE North 22 degrees 45 minutes West, 40 feet along the line of said York Road to another iron pin corner, said corner being 10 feet south of the corner of Lot No. 23 now or formerly of Horace H. Maust and C.E. Noss; THENCE southwesterly a distance of 80 feet to another iron pin corner and maintaining the aforementioned 10 feet distance south from said Lot No. 23; THENCE South a distance of 40 feet to another iron pin corner of Lots Nos. 3 and 4; THENCE North 67 degrees 15 minutes East along the line of Lot No. 3 a distance of 80 feet to iron pin corner, the place of BEGINNING. Being a portion of Lot No. 24 on plat or survey by John T. Church, R.S., aforementioned.

Parcel #05E-10-21

BEING PREMISES: 2 York Road, Bloomsburg, PA 17815

BEING the same premises which Casper C. Plish, Jr. and Sarah A. Plish by Deed dated November 12, 1992 and recorded November 13, 1992 in Deed Book 517 Page 825 conveyed unto Kenneth B. Ahearn and Bonnie Ahearn.

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
Joseph A. Goldbeck, Jr.
111 S. Independence Mall East
Philadelphia, PA 19106

Sheriff of Columbia County
Timothy T. Chamberlain
www.sheriffofcolumbiacounty.com

PRAECIPE FOR WRIT OF EXECUTION - (MORTGAGE FORECLOSURE)
P.R.C.P 3180-3183

Joseph A. Goldbeck, Jr.
Attorney I.D.#16132
Suite 5000 - Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322
Attorney for Plaintiff

FILED
PROTHONOTARY

2005 JUL 20 A 11:54

RECEIVED
PROTHONOTARY
JUL 20 2005

EMC MORTGAGE CORP
909 Hidden Ridge Drive
Suite 200
Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN
KENNETH B. AHEARN
Mortgagor(s) and Record Owner(s)
2 York Road
Bloomsburg, PA 17815

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2001-CV-1152

2005 ED 103

PRAECIPE FOR WRIT OF EXECUTION

TO THE PROTHONOTARY:

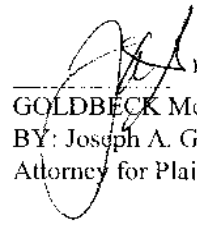
Issue Writ of Execution in the above matter:

Amount Due

\$78,578.87

Interest from
05/01/2001 to
05/31/2002 at
7.5000%

(Costs to be added)


GOLDBECK McCafferty & McKiever
BY: Joseph A. Goldbeck, Jr.
Attorney for Plaintiff

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

EMC MORTGAGE CORP
909 Hidden Ridge Drive
Suite 200
Irving, TX 75038

vs.

BONNIE AHEARN
KENNETH B. AHEARN
2 York Road
Bloomsburg, PA 17815

In the Court of Common Pleas of
Columbia County

No. 2001-CV-1152

WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)

Commonwealth of Pennsylvania:

County of Columbia

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:

PREMISES: 2 York Road Bloomsburg, PA 17815

See Exhibit "A" attached

AMOUNT DUE	<u>\$78,578.87</u>
Interest From 05/01/2001 Through 05/31/2002	<u> </u>
(Costs to be added)	<u> </u>

Dated: _____

Prothonotary, Common Pleas Court
of Columbia County, Pennsylvania

Deputy _____

Goldbeck McCafferty & McKeever
BY: Joseph A. Goldbeck, Jr.
Attorney I.D. #16132
Suite 5000 – Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322
Attorney for Plaintiff

EMC MORTGAGE CORP
909 Hidden Ridge Drive
Suite 200
Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN
KENNETH B. AHEARN
(Mortgagor(s) and Record Owner(s))
2 York Road
Bloomsburg, PA 17815

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2001-CV-1152

AFFIDAVIT PURSUANT TO RULE 3129

EMC MORTGAGE CORP, Plaintiff in the above action, by its attorney, Joseph A. Goldbeck, Jr., Esquire, sets forth as of the date the praecipe for the writ of execution was filed the following information concerning the real property located at:

2 York Road
Bloomsburg, PA 17815

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

BONNIE AHEARN
2 York Road
Bloomsburg, PA 17815

KENNETH B. AHEARN
2 York Road
Bloomsburg, PA 17815

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

BONNIE AHEARN
2 York Road
Bloomsburg, PA 17815

KENNETH B. AHEARN
2 York Road
Bloomsburg, PA 17815

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

REMIT CORPORATION
26 W. Main Street
P.O. Box 7
Bloomsburg, PA 17815

GREGORY T. MORO
348 East Second Street
Bloomsburg, PA 17815

PA DEPARTMENT OF PUBLIC WELFARE - Bureau of Child Support Enforcement
Health and Welfare Bldg. - Room 432
P.O. Box 2675
Harrisburg, PA 17105-2675

DOMESTIC RELATIONS OF COLUMBIA COUNTY
700 Sawmill Road
Suite A
Bloomsburg, PA 17815

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

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

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

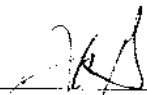
7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale.

TENANT/OCCUPANT
2 York Road
Bloomsburg, PA 17815

(attach separate sheet if more space is needed)

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.

DATED: July 18, 2005



GOLDBECK McCafferty & McKeever
BY: Joseph A. Goldbeck, Jr., Esq.
Attorney for Plaintiff

Goldbeck McCafferty & McKeevry
BY: Joseph A. Goldbeck, Jr.
Attorney I.D. #16132
Suite 5000 -- Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322
Attorney for Plaintiff

EMC MORTGAGE CORP
909 Hidden Ridge Drive
Suite 200
Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN
KENNETH B. AHEARN
(Mortgagor(s) and Record Owner(s))
2 York Road
Bloomsburg, PA 17815

Defendant(s)

IN THE COURT OF COMMON PLEAS
of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2001-CV-1152

AFFIDAVIT PURSUANT TO RULE 3129

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Bloomsburg, PA 17815

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BONNIE AHEARN
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Bloomsburg, PA 17815

KENNETH B. AHEARN
2 York Road
Bloomsburg, PA 17815

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Bloomsburg, PA 17815

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2 York Road
Bloomsburg, PA 17815

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PA DEPARTMENT OF PUBLIC WELFARE - Bureau of Child Support Enforcement
Health and Welfare Bldg. - Room 432
P.O. Box 2675
Harrisburg, PA 17105-2675

DOMESTIC RELATIONS OF COLUMBIA COUNTY
700 Sawmill Road
Suite A
Bloomsburg, PA 17815

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

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

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

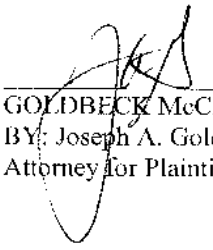
7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale.

TENANT/OCCUPANT
2 York Road
Bloomsburg, PA 17815

(attach separate sheet if more space is needed)

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.

DATED: July 18, 2005



GOLDBECK McCAFFERTY & McKEEVER
BY: Joseph A. Goldbeck, Jr., Esq.
Attorney for Plaintiff

GOLDBECK McCAFFERTY & McKEEVER

BY: Joseph A. Goldbeck, Jr.
 Attorney I.D.#16132
 Suite 5000 - Mellon Independence Center
 701 Market Street
 Philadelphia, PA 19106-1532
 215-627-1322
 Attorney for Plaintiff

EMC MORTGAGE CORP
 909 Hidden Ridge Drive
 Suite 200
 Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN
 KENNETH B. AHEARN
Mortgagor(s) and Record Owner(s)

2 York Road
 Bloomsburg, PA 17815

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE
 FORECLOSURE

Term
 No. 2001-CV-1152

THIS LAW FIRM IS A DEBT COLLECTOR AND WE ARE ATTEMPTING TO COLLECT A DEBT. THIS NOTICE IS SENT TO YOU IN AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED FROM YOU WILL BE USED FOR THAT PURPOSE.

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: KENNETH B. AHEARN
KENNETH B AHEARN
 111 WEST MAIN STREET
 APT. 3
 BLOOMSBURG, PA 17815

Your house at 2 York Road, Bloomsburg, PA 17815 is scheduled to be sold at Sheriff's Sale on _____, at 9:30 AM, in Sheriff's Office, Courthouse, Bloomsburg, PA to enforce the court judgment of \$78,578.87 obtained by EMC MORTGAGE CORP against you.

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 EMC MORTGAGE CORP, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay call:
 215-627-1322

2. You may be able to stop the sale by filing a petition asking the Court to strike or open 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 below on how to obtain an attorney).

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS
EVEN IF THE SHERIFF'S SALE DOES NOT 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 price by calling the Sheriff of Columbia County at 570-389-5624.
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 the Sheriff of Columbia County at 570-389-5624.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff within thirty (30) days from the date of the Sheriff's Sale. 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 schedule of distribution is filed.
7. You may also have other rights and defenses, or ways of getting your house 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.**

PENNSYLVANIA BAR ASSOCIATION
P.O. Box 186
Harrisburg, PA 17108

SUSQUEHANNA LEGAL SERVICES
168 E. 5th Street
Bloomsburg, PA 17815

Joseph A. Goldbeck, Jr.
Attorney I.D. #16132
Suite 5000 – Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322
Attorney for Plaintiff

EMC MORTGAGE CORP
909 Hidden Ridge Drive
Suite 200
Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN
KENNETH B. AHEARN
Mortgagor(s) and Record Owner(s)
2 York Road
Bloomsburg, PA 17815

Defendant(s)

IN THE COURT OF
COMMON PLEAS

of Columbia County

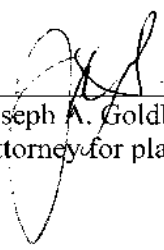
CIVIL ACTION - LAW

ACTION OF
MORTGAGE FORECLOSURE

NO. 2001-CV-1152

CERTIFICATION AS TO THE SALE OF REAL PROPERTY

I, Joseph A. Goldbeck, Jr., Esquire hereby certify that I am the attorney of record for the Plaintiff in this action, and I further certify that this property is subject to Act 91 of 1983 and the Plaintiff has complied with all the provisions of the Act.



Joseph A. Goldbeck, Jr.
Attorney for plaintiff



GOLDBECK McCafferty & McKEEVER
BY: Joseph A. Goldbeck, Jr.
Attorney I.D.#16132
Suite 5000 - Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322
Attorney for Plaintiff

EMC MORTGAGE CORP
909 Hidden Ridge Drive
Suite 200
Irving, TX 75038

Plaintiff

vs.

BONNIE AHEARN
KENNETH B. AHEARN
Mortgagor(s) and Record Owner(s)

2 York Road
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IN THE COURT OF COMMON PLEAS

of Columbia County

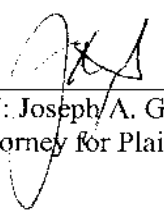
CIVIL ACTION – LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2001-CV-1152

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.


BY: Joseph A. Goldbeck, Jr.
Attorney for Plaintiff

CREDS, CLAIMS, 341Held

**U.S. Bankruptcy Court
Middle District of Pennsylvania (Wilkes-Barre)
Bankruptcy Petition #: 5:04-bk-52018-JJT**

Assigned to: John J Thomas
Chapter 7
Previous chapter 13
Voluntary
No asset

Date Filed: 04/19/2004
Date Converted: 05/12/2005

Kenneth B. Ahearn
111 West Main St Apt 3
Bloomsburg, PA 17815
SSN: xxx-xx-4280
Debtor

represented by **Robert Spielman**
29 East Main Street
Bloomsburg, PA 17815-1804
570 380-1072
Fax : 570 784-3429
Email: bobspielman@aya.yale.edu

Robert P. Sheils, Jr (Trustee)
Sheils Law Associates, PC
108 North Abington Road
Clarks Summit, PA 18411
570 587-2600
Trustee

Charles J. DeHart, III (Trustee)
P O Box 410
Hummelstown, PA 17036
717 566-6097
TERMINATED: 05/13/2005
Former Trustee

United States Trustee
PO Box 969
Harrisburg, PA 17108
(717) 221-4515
Asst. U.S. Trustee

Filing Date	#	Docket Text
04/19/2004	1	Chapter 13 Voluntary Petition, Schedules and Statements. Filing fee due in the amount of \$ 194.00 Filed by Robert Spielman Esq on behalf of Kenneth B. Ahearn . (PH) (Entered: 04/19/2004)
04/19/2004	2	Chapter 13 Plan Filed by Robert Spielman Esq on behalf of Kenneth B. Ahearn (RE: related document(s)1). (PH) (Entered: 04/19/2004)

04/19/2004	3	Matrix filed/Creditor List Uploaded Filed by Robert Spielman Esq on behalf of Kenneth B. Ahearn (RE: related document(s)1). (PH) (Entered: 04/19/2004)
04/19/2004		Tentative Date for Meeting of Creditors. THIS IS SUBJECT TO CHANGE. . 6/21/2004 at 10:00 AM. (PH) (Entered: 04/19/2004)
04/21/2004		Receipt of Voluntary Petition Filing Fee. Receipt Number 132956 Fee Amount \$ 194.00 (RE: related document(s)1). (CB) (Entered: 04/21/2004)
04/27/2004		Tentative Date for Meeting of Creditors. THIS IS SUBJECT TO CHANGE. . 6/14/2004 at 10:00 AM. (PH) (Entered: 04/27/2004)
05/05/2004	4	Request to BNC - Meeting of Creditors 341(a) meeting to be held on 6/14/2004 at 01:00 PM Genetti Hotel, Barre Room, 77 East Market Street, Wilkes-Barre, PA Proofs of Claims due by 9/12/2004 Last day to Object to Plan Confirmation 10/12/2004 (PH) (Entered: 05/05/2004)
05/07/2004	5	BNC Certificate of Mailing. Service Date 05/07/2004. (Related Doc # 4) (Admin.) (Entered: 05/08/2004)
05/07/2004	6	BNC Certificate of Mailing. Service Date 05/07/2004. (Related Doc # 4) (Admin.) (Entered: 05/08/2004)
05/14/2004	7	Entry of Appearance Filed by Leslie Puida of Goldbeck McCafferty and McKeever on behalf of EMC Mortgage Corp. . (CB) (Entered: 05/14/2004)
06/04/2004	<u>8</u>	Amendment to Schedules: Schedule "F" . Filing fee due in the amount of \$ 26.00 Filed by Robert Spielman Esq on behalf of Kenneth B. Ahearn (RE: related document(s)1). (CB) Additional attachment(s) added on 5/13/2005 (RY). (Entered: 06/07/2004)
06/07/2004		Receipt of Amendment to Schedules Filing Fee. Receipt Number 134238 Fee Amount \$ 26. (RE: related document(s)8). (CB) (Entered: 06/07/2004)
06/21/2004	9	Amendment to Schedules: Schedule "F" . Filing fee due in the amount of \$ 26.00 Filed by Robert Spielman Esq on behalf of Kenneth B. Ahearn (RE: related document(s)1). (CB) Additional attachment(s) added on 5/13/2005 (RY). (Entered: 06/22/2004)
06/22/2004		Receipt of Amendment to Schedules Filing Fee. Receipt Number 134700 Fee Amount \$ 26. (RE: related document(s)9). (CB) (Entered: 06/22/2004)

06/25/2004	10	Certification that 341 Meeting of Creditors Held (Ch. 13) on 6/14/04. (There is no image or paper document associated with this entry.). (dehart, III(ds), Charles) (Entered: 06/25/2004)
10/04/2004	11	Objection to Confirmation of Plan (<i>Plan is Under Funded</i>) Filed by Trustee (RE: related document(s)2). (dehart, III(jr), Charles) (Entered: 10/04/2004)
11/04/2004	12	Objection to Claim #2 in the amount of \$92869.69 filed by Fannie Mae . Notice sent to claimant. Filed by Robert Spielman on behalf of Kenneth B. Ahearn . Answers are due on: 11/30/2004. (CB) (Entered: 11/04/2004)
11/17/2004	13	Objection to Confirmation of Plan Filed by Leslie E Puida of Goldbeck McCafferty and McKeever on behalf of EMC Mortgage Corp. (RE: related document(s)2). (Attachments: # 1 Certificate of Service)(Puida, Leslie) (Entered: 11/17/2004)
12/03/2004	14	Answer Filed by Robert Spielman on behalf of Kenneth B. Ahearn (RE: related document(s)13). (CB) (Entered: 12/06/2004)
12/06/2004	15	Notice to Parties: (RE: related document(s)[14], 13). Hearing scheduled for 1/20/2005 at 09:30 AM at 197 South Main Street, Courtroom 2, Max Rosenn US Courthouse, Wilkes-Barre, PA. (Attachments: # 1 Certificate of Service) (CB) (Entered: 12/06/2004)
12/07/2004	16	Motion for Default Judgment Filed by Robert Spielman on behalf of Kenneth B. Ahearn (RE: related document(s)[12]). (CB) (Entered: 12/07/2004)
12/09/2004	17	Order Granting Objection to Claim 2. (RE: related document(s) [12]), Granting Motion For Default Judgment (RE: related document (s)[12]). (Attachments: # 1 Certificate of Service) (CB) (Entered: 12/10/2004)
12/16/2004	18	Praecipe/Withdrawal of <i>Trustee's Objection to Confirmation of Plan</i> Filed by Trustee (RE: related document(s)11). (dehart, III(jr), Charles) (Entered: 12/16/2004)
01/21/2005	19	Proceeding Memo re: hearing 1/20/2005. Record. Settled. Order that Stipulation be filed within 30 days or proceeding will be dismissed without prejudice; (RE: related document(s)13, [14]). Stipulation due 2/19/2005. (Attachments: # 1 Certificate of Service) (JT) (Entered: 01/21/2005)
03/03/2005	20	Order Confirming Chapter 13 Plan (RE: related document(s)2, 4). (CB) (Entered: 03/03/2005)

03/17/2005	<u>21</u>	Praecept to list matter for hearing <i>for the Objection to Confirmation</i> Filed by Leslie E Puida of Goldbeck McCafferty and McKeever on behalf of EMC Mortgage Corp. (RE: related document(s)15, <u>13</u>). (Puida, Leslie) (Entered: 03/17/2005)
04/01/2005	22	Certificate of Service of notice rescheduling hearing to 05/03/2005 at 9:30 AM Wilkes-Barre <i>for the Objection to Confirmation</i> Filed by Leslie E Puida of Goldbeck McCafferty and McKeever on behalf of EMC Mortgage Corp. (RE: related document(s) <u>13</u>). (Puida, Leslie) (Entered: 04/01/2005)
05/02/2005	23	Request to remove matter from hearing list (<i>Amended Proof of Claim Filed</i>) Filed by Leslie E Puida of Goldbeck McCafferty and McKeever on behalf of EMC Mortgage Corp. (RE: related document (s)13, <u>21</u>). (Puida, Leslie) (Entered: 05/02/2005)
05/02/2005	24	<i>Withdrawal of Objection to Claim of Fannie Mae c/o EMC Mortgage Corporation</i> Filed by Robert Spielman on behalf of Kenneth B. Ahearn (RE: related document(s)[12]). (Spielman, Robert) Additional attachment(s)(Correct document per entry # 26) added on 5/6/2005 (PH). (Entered: 05/02/2005)
05/05/2005	25	Notice to Filing Party (Spielman, Robert): **Incorrect document attached. Please docket a Corrective Entry (missing/incorrect/incomplete attachment) and upload the correct document . Entry contains Certificate of Service only. Please upload the Withdrawal of Objection. **. (RE: related document(s) <u>24</u>). (PH) (Entered: 05/05/2005)
05/05/2005	26	Corrective Entry: previous attachment omitted/incorrect/incomplete <i>Withdrawal of Objection</i> Filed by Robert Spielman on behalf of Kenneth B. Ahearn (RE: related document(s) <u>24</u>). (Spielman, Robert) (Entered: 05/05/2005)
05/12/2005	27	Motion to Dismiss Case for material default and hearing notice to parties. Filed by Trustee. Hearing scheduled for 6/16/2005 at 09:00 AM at 197 South Main Street, Courtroom 2, Max Rosenn US Courthouse, Wilkes-Barre, PA. (dehart, III(cm), Charles) (Entered: 05/12/2005)
05/12/2005	28	Election to Convert (Absolute Right) from Chapter 13 to Chapter 7. Filing fee due in the amount of \$ 15.00 Filed by Robert Spielman on behalf of Kenneth B. Ahearn (RE: related document(s) <u>1</u>). (Spielman, Robert) (Entered: 05/12/2005)
05/12/2005	29	Amendment to Schedule J Filed by Robert Spielman on behalf of Kenneth B. Ahearn (RE: related document(s) <u>1</u>). (Attachments: # 1 Certificate of Service) (Spielman, Robert) (Entered: 05/12/2005)

05/12/2005	<u>30</u>	Statement of Intentions Filed by Robert Spielman on behalf of Kenneth B. Ahearn. (Attachments: # 1 Certificate of Service) (Spielman, Robert) (Entered: 05/12/2005)
05/12/2005		Receipt of Election to Convert from Ch. 13 to Ch. 7 (Absolute Right) (5:04-bk-52018-JJT) [misc,abscnv7] (15.00) filing fee. Receipt number 1030677, amount \$ 15.00. (U.S. Treasury) (Entered: 05/12/2005)
05/13/2005	<u>31</u>	Amendment to Schedules: Schedule F and Amended Matrix. Filing fee due in the amount of \$ 26.00 Filed by Robert Spielman on behalf of Kenneth B. Ahearn (RE: related document(s)1). (Spielman, Robert) (Entered: 05/13/2005)
05/13/2005		Receipt of Amendment to Schedules (Fee)(5:04-bk-52018-JJT) [misc,amdsch] (26.00) filing fee. Receipt number 1030910, amount \$ 26.00. (U.S. Treasury) (Entered: 05/13/2005)
05/17/2005		Trustee Robert P. Sheils, Jr (Trustee) added to case.. (There is no image or paper document associated with this entry.) Filed by United States Trustee. (united states trustee(wp),) (Entered: 05/17/2005)
05/17/2005	32	Motion for Relief from Stay <i>with Concurrence</i> Filed by Leslie E Puida of Goldbeck McCafferty and McKeever on behalf of EMC Mortgage Corp.. (Attachments: # 1 Proposed Order # 2 Movant Payment History# 3 Certificate of Concurrence) (Puida, Leslie) (Entered: 05/17/2005)
05/18/2005		Tentative Date for Meeting of Creditors. THIS IS SUBJECT TO CHANGE. . 6/15/2005 at 09:00 AM. (GP) (Entered: 05/18/2005)
05/18/2005	<u>33</u>	Request to BNC - Meeting of Creditors . 341(a) meeting to be held on 6/15/2005 at 10:30 AM Courtroom #3, Max Rosenn US Courthouse, 197 South Main Street, Wilkes-Barre, PA Last day to oppose discharge or dischargeability is 8/14/2005 (GP) (Entered: 05/18/2005)
05/18/2005	34	Order Granting Motion For Relief From Stay (RE: related document (s)32). (CB) (Entered: 05/18/2005)
05/20/2005	35	BNC Certificate of Mailing of 341 Meeting Notice (Chapter 7) (RE: related document(s)33). Service Date 05/20/2005. (Admin.) (Entered: 05/21/2005)
06/16/2005	36	Certification that 341 Meeting of Creditors Held (Ch. 7) on 06/15/2005. Trustee's Report of No Distribution: Trustee requests discharge and certifies under FRBP 5009: the estate has been fully administered; I have neither received nor distributed any non-exempt

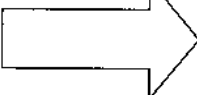
		property; I have diligently inquired about the debtor(s) financial affairs and location of estate property. The estate has no non-exempt property to distribute. (There is no image or paper document associated with this entry.). (sheils, Jr(jm), Robert) (Entered: 06/16/2005)
06/17/2005	37	Final Report Filed by Trustee. (dehart, III(ds), Charles) (Entered: 06/17/2005)

PACER Service Center			
Transaction Receipt			
07/18/2005 15:38:41			
PACER Login:	ja0060	Client Code:	
Description:	Docket Report	Search Criteria:	5:04-bk-52018-JJT Fil or Ent: Fil Doc From: 0 Doc To: 99999999 Term: y Links: n Format: HTMLfmt
Billable Pages:	3	Cost:	0.24

Date: May 18, 2005 *This electronic order is signed and filed on the same date.*

SHERIFF'S DEPARTMENT COLUMBIA COUNTY

SHERIFF SERVICE INSTRUCTIONS		ED 2005-103
PLAINTIFF/S/ EMC MORTGAGE CORP		COURT NUMBER 2001-CV-1152
DEFENDANT/S/ BONNIE AHEARN and KENNETH B. AHEARN		TYPE OF <u>WRIT</u> OR COMPLAINT EXECUTION - MORTGAGE FORECLOSURE

SERVE  AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE KENNETH B. AHEARN
	ADDRESS (Street or Road, Apartment No., City, Boro, Twp., State and ZIP Code) 2 York Road, Bloomsburg, PA 17815

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE: <div style="text-align: center; padding: 10px;"> PLEASE SERVE THE ABOVE DEFENDANT OR PERSON IN CHARGE. </div>

SIGNATURE OF ATTORNEY <div style="text-align: center; padding: 10px;"> <i>Joseph A. Goldbeck, Jr.</i> </div>	TELEPHONE NUMBER (215) 627-1322	DATE July 18, 2005
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ADDRESS OF ATTORNEY GOLDBECK McCAFFERTY & McKEEVER Suite 5000 – Mellon Independence Center 701 Market Street Philadelphia, PA 19106-1532
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ALL THOSE TWO (2) CERTAIN pieces, parcels and lots of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1: BEGINNING at a point on the north side of the public road leading from Bloomsburg to Lightstreet and running thence along the north side of said road, South 37 degrees West, 49.5 feet to a point by the side of said road; THENCE along land now or formerly of Horace H. Maust and C. E. Noss, North 39 degrees 15 minutes West, 134 feet to a corner; THENCE North 67 degrees 15 minutes East, 80 feet to a corner of an unnamed street; THENCE along the east side of the unnamed street, South 22 degrees 45 minutes East, 104.5 feet to the place of BEGINNING. It being Lot No. 3 in York's Addition to the Town of Bloomsburg as surveyed by John T. Church, R.S., January 6, 1947. Upon which is erected a two story frame dwelling house and garage.

TRACT NO. 2: BEGINNING at an iron pin corner of Lot No. 3 described in Tract No. 1 herein, said iron pin corner being on the west side of a public street leading from Lightstreet Road to the southern line of land now or formerly the Bloomsburg Country Club and being known as York Road; THENCE North 22 degrees 45 minutes West, 40 feet along the line of said York Road to another iron pin corner, said corner being 10 feet south of the corner of Lot No. 23 now or formerly of Horace H. Maust and C. E. Noss; THENCE southwesterly a distance of 80 feet to another iron pin corner and maintaining the aforementioned 10 feet distance south from said Lot No. 23; THENCE South a distance of 40 feet to another iron pin corner of Lots Nos. 3 and 4; THENCE North 67 degrees 15 minutes East along the line of Lot No. 3 a distance of 80 feet to an iron pin corner, the place of BEGINNING. Being a portion of Lot No. 24 on plat or survey by John t. Church, R.S., aforementioned.

BEING THE SAME PREMISES which Casper C. Plish, Jr., and Sarah A. Plish, by Deed dated 11/12/92 and recorded 11/13/92 in the Office of the Recorder of Deeds in and for Columbia County in Deed Book 517 at Page 825, granted and conveyed unto Kenneth B. Ahearn and Bonnie Ahearn, Deceased.

TAX PARCEL #: 05E-10-21

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GOLDBECK MCCAFFERTY & MCKEEVER

A PROFESSIONAL CORPORATION

SUITE 5000, MELLON INDEPENDENCE CENTER
701 MARKET STREET
PHILADELPHIA, PA 19106

FIRSTRUST BANK

3-7380/2360

07/19/2005

232375

PAY
TO THE
ORDER OF

Sheriff of Columbia County

TWO THOUSAND AND XX / 100

DOLLARS

\$2,000.00

MORTGAGE DISBURSEMENT ACCOUNT

MEMO *Ahearn*

AUTHORIZED SIGNATURE

⑈ 232375 ⑈ ⑆ 236073801⑆ 70 1100018 ⑈



Security features. Details on back.