

# COLUMBIA COUNTY SHERIFF'S OFFICE

## SHERIFF'S REAL ESTATE FINAL COST SHEET

MIERS VS Raymond & Kimberly Kendrick

NO. 112-05 ED NO. 750-05 JD

DATE/TIME OF SALE: 11-9-05 1100

BID PRICE (INCLUDES COST) \$ 2908,32

POUNDAGE - 2% OF BID \$ 58,17

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

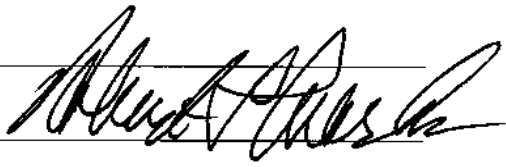
MISC. COSTS \$ \_\_\_\_\_

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2966,49

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

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

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

PURCHASER(S) SIGNATURE(S): 

TOTAL DUE: \$ 2966,49

LESS DEPOSIT: \$ 1350,00

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

TOTAL DUE IN 8 DAYS \$ 1616,49

# SHERIFF'S SALE COST SHEET

NIERS vs. Raymond & Kimberly Kendrick  
 NO. 112-05 ED NO. 750-05 JD DATE/TIME OF SALE 11-9-05 1100

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>165.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>37.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>24.00</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>5.50</u>
NOTARY	\$ <u>15.00</u>
TOTAL ***** \$ <u>419.50</u>	

WEB POSTING	<u>250</u> \$150.00
PRESS ENTERPRISE INC.	<u>5</u> \$ <u>695.12</u>
SOLICITOR'S SERVICES	<u>30</u> \$75.00
TOTAL ***** \$ <u>920.12</u>	

PROTHONOTARY (NOTARY)	<u>6</u> \$10.00
RECORDER OF DEEDS	<u>12</u> \$ <u>41.50</u>
TOTAL ***** \$ <u>51.50</u>	

REAL ESTATE TAXES:

BORO, TWP & COUNTY 20	\$
SCHOOL DIST. 20	\$ <u>1137.98</u>
DELINQUENT 20	\$ <u>5.00</u>
TOTAL ***** \$ <u>1142.98</u>	

MUNICIPAL FEES DUE:

SEWER 20	\$ <u>254.22</u>
WATER 20	\$
TOTAL ***** \$ <u>254.22</u>	

SURCHARGE FEE (DSTE)	\$ <u>120.00</u>
MISC.	\$
TOTAL ***** \$ <u>-0-</u>	

TOTAL COSTS (OPENING BID) \$ 2908.32

PHELAN HALLINAN & SCHMIEG, LLP

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

215-563-7000

Fax: 215-563-8656

Katherine Trautz  
Legal Assistant, ext. 1493

Representing Lenders in  
Pennsylvania and New Jersey

November 16, 2005

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

Re: KENDRICKS, RAYMOND AND KIMBERLY  
1241 OPRANGE STREET  
BERWICK, PA 18603  
No. 2005CV750 MF

Dear Sir or Madam:

With reference to the above captioned property, which was knocked-down to Daniel G. Schmieg as "attorney-on-the-writ", please prepare the Sheriff's Deed to **SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA**, Varo Cleveland (MDP 262 PHI), P.O. Box 99640, Cleveland, OH 44199.

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

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

Thank you in advance for your cooperation in this matter.

Yours truly,

  
Katherine Trautz

Enclosure

cc: WASHINGTON MUTUAL BANK

Account No. 0607276813

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RECORDER'S USE ONLY

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

State Tax Paid

Book Number  
Zip Code Zip Code  
Page Number

Date Recorded

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

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

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

**B TRANSFER DATA**

Grantor(s)/Lessor(s): Timothy T. Chamberlain - Sheriff Columbia County Courthouse Date of Acceptance of Document:  
Grantee(s)/Lessee(s): SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA  
Street Address: P.O. Box 380, 35 W. Main Street Street Address: Varo Cleveland (MDP 262 PHI), P.O. Box 99640  
City: Bloomsburg State: PA Zip Code: 17815 City: Vienna State: VA Zip Code: 22183-5000

**C PROPERTY LOCATION**

Street Address: 1241 ORANGE STREET, BERWICK, PA 18603 City, Township, Borough: BOROUGH OF BERWICK  
County: Columbia School District: BERWICK Tax Parcel Number: 04D-08-228-00-000

**D VALUATION DATA**

1. Actual Cash Consideration: \$2,966.49 2. Other Consideration: + -0- 3. Total Consideration: = \$2,966.49  
4. County Assessed Value: \$23,118.00 5. Common Level Ratio Factor: x 3.26 6. Fair Market Value: = \$75,364.68

**E EXEMPTION DATA**

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

2. Check Appropriate Box Below for Exemption Claimed

- ☐ Will or intestate succession (Name of Decedant) (Estate File Number)
- ☐ Transfer to Industrial Development Agency.
- ☐ Transfer to a Trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)
- ☐ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number 20030, Page Number 5592.
- ☐ Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☐ Corrective or confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☒ Other (Please explain exemption claimed, if other than listed above. Transfer to Secretary of Veterans Affairs, an Officer of the United States of America, is Exempt Pursuant to #91.193 (b) (1) (v) of the Pennsylvania Realty Transfer Tax Regulations. Government Agency.

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

Signature of Correspondent or Responsible Party  
Daniel G. Schmieg, ESQUIRE

Date:  
11/16/05

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

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

PHILAN HALLINAN & SCHMIEG LLP  
ATTORNEY ESCROW ACCOUNT  
ONE PENN CENTER, SUITE 1400  
PHILADELPHIA, PA 19103-1814

COMMERCE BANK  
PHILADELPHIA, PA 19149

3-180/360

CHECK NO  
472121

Pay ONE THOUSAND SIX HUNDRED SIXTEEN AND 49/100 DOLLARS

DATE	AMOUNT
12/29/2005	*****1,616.49

JAN 12/29/2005

Void after 180 days

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

*Thomas S. Hallinan*



Security Features Included



Details on back

472121 036001808136 150866 6

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

**COLUMBIA COUNTY  
SHERIFF'S OFFICE**

# Fax

**To:** Katherine Trautz

**From:** Sheriff Timothy T. Chamberlain

**Fax:**

**Date:** December 6, 2005

**Phone:**

**Pages:** 5

**Re:** Kendricks, Piercel foreclosures

**CC:**

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

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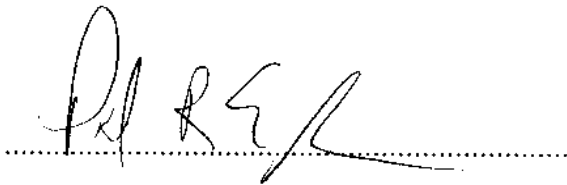
**•Comments:**

**I have received deed instructions for MERS v Raymond & Kimberly Kendricks, however I have not received cost due in the amt. of \$1,616.49**

**I have received deed instructions for Deutsche Bank NT v Robert & Karen Pierce, however I have not received cost due in the amt. of \$1,690.53**

STATE OF PENNSYLVANIA  
COUNTY OF COLUMBIA } SS

Paul R. Eyrly, 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.

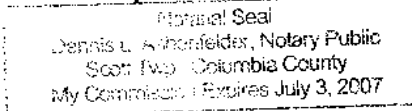


Sworn and subscribed to before me this 3<sup>rd</sup> day of November 2005



(Notary Public)

My commission expires July 3, 2007



And now, 20 November, 2005, 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.

112

PHELAN HALLINAN & SCHMIEG, LLP  
1617 JFK Boulevard, Suite 1400  
Philadelphia, PA 19103-1814  
Automated Attendant # 215-320-0007 ext 1478  
Operated Assisted # 215-563-7000 ext 1478  
Fax # 215-563-8656  
Lisa.Steinman@fedphe.com

October 12, 2005

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

RE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.  
V. RAYMOND E. KENDRICKS and KIMBERLY G. KENDRICKS  
COLUMBIA COUNTY, NO. 2005-CV-750

RE: AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129  
Dear Sir or Madam:

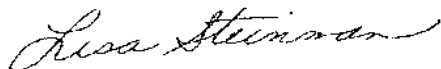
Enclosed please find the following:

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.

**\*\*\*\*\*IMPORTANT NOTICE: This property is sold at the direction of the plaintiff. It may not be sold in the absence of a representative of the plaintiff at the Sheriff's Sale. The sale must be postponed or stayed in the event that a representative of the plaintiff is not present at the sale.\*\*\*\*\***

Yours truly,



LISA STEINMAN  
for PHELAN HALLINAN & SCHMIEG, LLP

**\*\*\*PROPERTY IS LISTED FOR THE 11/9/05 SHERIFF'S SALE.\*\*\***



IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

RE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

) CIVIL ACTION

vs.

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

) CIVIL DIVISION  
) NO. 2005-CV-750

**AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

COMMONWEALTH OF PENNSYLVANIA  
COUNTY OF COLUMBIA

)  
)

**SS:**

I, DANIEL G. SCHMIEG, ESQUIRE attorney for **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** hereby verify that on **9/2/05** 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: October 12, 2005

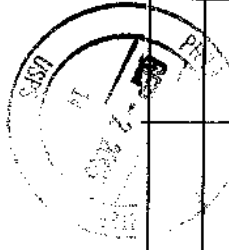
  
DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Plaintiff

**Name and Address Of Sender**  
**PHELAN HALLINAN & SCHMIEG, LLP**  
**One Penn Center at Suburban Station Suite 1400**  
**Philadelphia, PA 19103-1814 TEAM 3/**

Line	A. Article Number	Name of Addressee, Street, and Post Office Address	Posta
1	****	Tenant/Occupant 1241 ORANGE STREET BERWICK, PA 18603	
2		COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105	
3		DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. Box 380 Bloomsburg, PA 17815	
4			
5			
6			
7			
8			
9			
10			
11			
12			
		RE: RAYMOND E. KENDRICKS TEAM 3	

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 \$50,000.00 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise insurance 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.

UNITED STATES POSTAGE  
 02 1A  
 0004300377  
 SEP 02 2005  
 \$ 00.90  
 PINEY BOWTS  
 MAILED FROM ZIP CODE 19103



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.

MORTGAGE ELECTRONIC REG. SYSTEMS

VS.

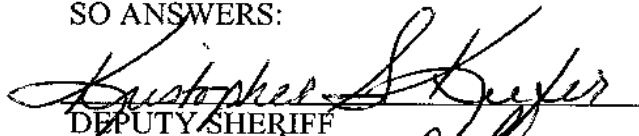
RAYMOND & KIMBERLY KENDRICKS

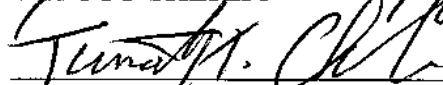
WRIT OF EXECUTION #112 OF 2005 ED

POSTING OF PROPERTY

October 3, 2005      POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF RAYMOND & KIMBERLY KENDRICKS AT 1241 ORANGE ST. BERWICK  
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY  
COLUMBIA COUNTY DEPUTY SHERIFF KRISTOPHER KEEFER.

SO ANSWERS:

  
DEPUTY SHERIFF

  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 3<sup>RD</sup> DAY OF OCTOBER 2005



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

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 388  
BLOOMSBURG, PA 17815  
FAX: (570) 389-5635

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6396

**MORTGAGE ELECTRONIC REGISTRATION 112ED2005  
SYSTEMS, INC.**

VS

**RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS**

**AFFIDAVIT OF SERVICE**

NOW, THIS FRIDAY, SEPTEMBER 16, 2005, THE WITHIN WRIT OF EXECUTION - MORTGAGE FORECLOSURE WAS SERVED BY CERTIFIED MAILING TO RAYMOND KENDRICKS AT 2052 ANN LANE, CLEVELAND WITH RAYMOND KENDRICKS SIGNING FOR A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS FRIDAY, SEPTEMBER 16, 2005

  
\_\_\_\_\_  
NOTARY PUBLIC

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



X  
\_\_\_\_\_  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

X  
\_\_\_\_\_

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) 794-6300

MORTGAGE ELECTRONIC REGISTRATION 112ED2005  
SYSTEMS, INC.

VS

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

AFFIDAVIT OF SERVICE

NOW, THIS FRIDAY, SEPTEMBER 16, 2005, THE WITHIN WRIT OF EXECUTION - MORTGAGE FORECLOSURE WAS SERVED BY CERTIFIED MAILING TO KIMBERLY KENDRICKS AT 2052 ANN LANE, CLEVELAND WITH RAYMOND KENDRICKS SIGNING FOR A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS FRIDAY, SEPTEMBER 16, 2005

NOTARY PUBLIC

NOTARIAL SEAL  
WENDY WESTOVER, NOTARY PUBLIC  
BLOOMSBURG, COLUMBIA CO., PA  
MY COMMISSION EXPIRES NOVEMBER 07, 2006

X

TIMOTHY T. CHAMBERLAIN  
SHERIFF

X



August 30, 2005

Timothy T. Chamberlain  
Sheriff of Columbia County  
Court House- P.O. Box 380  
Bloomsburg, PA 17815

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**

**VS**

**RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS**

**DOCKET # 112ED2005**

**JD # 750JD2005**

Dear Timothy:

The balance on sewer account #137211 for the property located at 1241 Orange Street, Berwick through November 2005 is \$254.22.

Please feel free to contact me with any questions that you may have.

Sincerely,

Kelly Greer  
Authority Clerk

1108 Freas Avenue • Berwick, Pennsylvania 18603

Phone: (570) 752-8477 • Fax: (570) 752-8479

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 8/23/2005

SERVICE# 9 - OF - 12 SERVICES  
DOCKET # 112ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

DEFENDANT RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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 Clerk IDENTIFICATION \_\_\_\_\_

DATE 8-26-05 TIME 0940 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_\_\_ Sex \_\_\_\_\_ Height \_\_\_\_\_ Weight \_\_\_\_\_ Eyes \_\_\_\_\_ Hair \_\_\_\_\_ Age \_\_\_\_\_ Military \_\_\_\_\_

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

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS	DATE	TIME	OFFICER	REMARKS
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

DEPUTY J. Cuta DATE 8-26-05

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 8/23/2005

SERVICE# 4 - OF - 12 SERVICES  
DOCKET # 112ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

DEFENDANT RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED	PAPERS TO SERVED
BERWICK SEWER	WRIT OF EXECUTION - MORTGAGE
1108 FREAS AVE.	FORECLOSURE
BERWICK	

SERVED UPON Kelly Greer

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

DATE 8-29-5 TIME 1030 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_\_\_ Sex \_\_\_\_\_ Height \_\_\_\_\_ Weight \_\_\_\_\_ Eyes \_\_\_\_\_ Hair \_\_\_\_\_ Age \_\_\_\_\_ Military \_\_\_\_\_

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

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

DEPUTY

J. Carl

DATE 8-29-5



# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 8/23/2005

SERVICE# 5 - OF - 12 SERVICES  
DOCKET # 112ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,  
INC.

DEFENDANT RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED
CONNIE GINGHER-TAX COLLECTOR
1615 LINCOLN AVE.
BERWICK

PAPERS TO SERVED  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON CONNIE

RELATIONSHIP TAX Collector IDENTIFICATION \_\_\_\_\_

DATE 8-29-05 TIME 10:15 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

DATE 8-29-05

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 8/23/2005

SERVICE# 6 - OF - 12 SERVICES  
DOCKET # 112ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

DEFENDANT RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

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

SERVED UPON Leslie L. VAN

RELATIONSHIP Cust Serv IDENTIFICATION \_\_\_\_\_

DATE 8-29-5 TIME 1330 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 8-29-5

117

**TAX NOTICE** 2005 SCHOOL REAL ESTATE  
 BERWICK BOROUGH  
**MAKE CHECKS PAYABLE TO:**  
 CONNIE C. GINGHER  
 1615 LINCOLN AVENUE  
 BERWICK, PA 18603

**HOURS** MON, TUES, THURS, FRI 9:30am  
 -4pm DURING DISCT. ALL OTHER  
 TIMES MON, TUES, THURS 9:30-4  
 PHONE 570-752-7442

**M** KENDRICKS RAYMOND E & KIMBERLY  
**I** 1241 ORANGE STREET  
**L** BERWICK PA 18603

**T**  
**O**

FOR BERWICK AREA SCHOOL DISTRICT				DATE 08/01/2005	BILL# 002072
DESCRIPTION	ASSESSMENT	RATE	LESS DISC	AMOUNT FACE	INC. PENALTY
REAL ESTATE	23118	44.750	1013.84	1034.53	1137.98
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.					
<b>PAY THIS AMOUNT</b>			1013.84	1034.53	1137.98
			Sept 30	Nov 30	Dec 1-15
			IF PAID ON OR BEFORE	IF PAID ON OR BEFORE	IF PAID AFTER

NO REFUNDS UNDER \$5.00

PROPERTY DESCRIPTION		ACCT.
PARCEL 04D08 22800000		22348
1241 ORANGE ST	3136.00	
20020-9458	19982.00	
0.18 ACRES		
SCHOOL PENALTY 10%		
TAX RETURNED TO		
COURTHOUSE DEC 15		

Original MAKE SEPARATE CHECKS FOR SCHOOL PAYMENT

**Tax Notice** 2005 County & Municipality

**BERWICK BORO**  
**MAKE CHECKS PAYABLE TO:**

Connie C Gingher  
 1615 Lincoln Avenue  
 Berwick PA 18603

**1** IRS-MON, TUE, THUR & FRI : 9:30AM - 4PM  
 CLOSED WEDNESDAY & HOLIDAYS.  
 CLOSED FRIDAY AFTER DISCOUNT  
**PHONE: 570-752-7442**

**TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED**

KENDRICKS RAYMOND E & KIMBERLY G  
 1241 ORANGE STREET  
 BERWICK PA 18603

If you desire a receipt, send a self-addressed stamped envelope with your payment  
 THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

FOR: COLUMBIA COUNTY

DATE 03/01/2005 BILL NO. 4317

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	AX AMOUNT DUE	INCL. PENALTY
GENERAL SINKING LIGHT FIRE BORO RE	23,118	5.646 1.345 .75 1.75 6.6	127.91 30.47 16.99 39.65 149.53	130.52 31.09 17.34 40.46 152.58	143.57 34.20 18.21 42.48 160.21
The discount & penalty have been calculated for your convenience					
PAY THIS AMOUNT			364.55	371.99	398.67
			April 30	June 30	June 30
			If paid on or before	If paid on or before	If paid after

CNTY	TWP
Discount 2%	2%
Penalty 10%	5%
PARCEL: 04D-08 -228-00,000	
1241 ORANGE ST	
.18 Acres	
Land	3,136
Buildings	19,982
Total Assessment	23,118

This tax returned to courthouse on: January 1, 2006  
 FILE COPY  
 4/29/05

*Connie C. Gingher*  
*Connie C. Gingher*

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.

X  
B. Received by (Printed Name)  
Date of Delivery  
AUG 29 2004  
D. Is delivery address different from item 1? ☒ Yes  
If YES, enter delivery address below: ☐ No

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

Commonwealth of PA  
PO Box 2675  
Harrisburg, PA 17105

3. Service Type  
☒ Certified Mail  
☐ Registered  
☐ Insured Mail  
☐ Express Mail  
☐ Return Receipt for Merchandise  
☐ C.O.D.  
4. Restricted Delivery? (Extra Fee) ☐ Yes

Article Number  
(Transfer from service label) 7004 2890 0001 4116 2333

Domestic Return Receipt  
PS Form 3811, February 2004 102595-02-M-1540

**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

2. Article Number  
(Transfer from service label) 7004 2890 0001 4116 2296

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-11

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

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

2. Article Number  
(Transfer from service label) 7004 2890 0001 4116 2302

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-15

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature ☒ Agent ☒ Address  
X Faith Alston  
B. Received by (Printed Name) C. Date of Delivery  
Faith Alston AUG 29 2004  
D. Is delivery address different from item 1? ☐ Yes  
If YES, enter delivery address below: ☐ No

3. Service Type  
☒ Certified Mail ☐ Express Mail  
☐ Registered ☐ Return Receipt for Merchandise  
☐ Insured Mail ☐ C.O.D.  
4. Restricted Delivery? (Extra Fee) ☐ Yes

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

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

2. Article Number  
(Transfer from service label) 7004 2890 0001 4116 2289

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-11

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature ☒ Agent ☒ Address  
X [Signature]  
B. Received by (Printed Name) C. Date of Delivery  
Ben Anderson 8-30-04  
D. Is delivery address different from item 1? ☐ Yes  
If YES, enter delivery address below: ☐ No

Service Type  
☒ Certified Mail ☐ Express Mail  
☐ Registered ☐ Return Receipt for Merchandise  
☐ Insured Mail ☐ C.O.D.  
4. Restricted Delivery? (Extra Fee) ☐ Yes

X  
B. Received by (Printed Name)  
Date of Delivery  
AUG 29 2004  
D. Is delivery address different from item 1? ☐ Yes  
If YES, enter delivery address below: ☐ No

3. Service Type  
☒ Certified Mail  
☐ Registered  
☐ Insured Mail  
☐ Express Mail  
☐ Return Receipt for Merchandise  
☐ C.O.D.  
4. Restricted Delivery? (Extra Fee) ☐ Yes

Article Number  
(Transfer from service label) 7004 2890 0001 4116 2272

Domestic Return Receipt  
PS Form 3811, February 2004 102595-02-M-11

## 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:

Raymond Kendricks  
2052 Ann Lane  
Cleveland, TN 37312

## COMPLETE THIS SECTION ON DELIVERY

A. Signature  ☒ Agent ☐ Address

B. Received by (Printed Name)

C. Date of Delivery  9-12-04D. Is delivery address different from item 1? ☐ Yes  
If YES, enter delivery address below: ☐ No

## 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)

7004 2690 0001 4116 2326

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-15


## SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

Kimberly Kendricks  
2052 Ann Lane  
Cleveland, TN 37312

## COMPLETE THIS SECTION ON DELIVERY

A. Signature  ☒ Agent ☐ Address

B. Received by (Printed Name)

C. Date of Delivery 9-12-04

D. Is delivery address different from item 1? ☐ Yes  
If YES, enter delivery address below: ☐ No

## 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)

7004 2690 0001 4116 2319

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-15

COUNTY OF COLUMBIA  
REAL ESTATE TAX CERTIFICATION

Date: 08/26/2005

Fee: \$5.00

Cert. NO: 1185

KENDRICKS RAYMOND E & KIMBERLY G  
1241 ORANGE STREET  
BERWICK PA 18603

District: BERWICK BORO  
Deed: 20020 -9458  
Location: 1241 ORANGE ST LOT 3  
Parcel Id: 04D-08 -228-00,000

Assessment: 23,118  
Balances as of 08/26/2005

YEAR	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
	NO TAX CLAIM TAXES DUE					

By: Timothy T. Chamberlain Per: dm.

## REAL ESTATE OUTLINE

ED # 112-05

DATE RECEIVED 8-23-05  
DOCKET AND INDEX 8-26-05  
SET FILE FOLDER UP 8-26-05

### 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 ✓ CK# 446422

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

SALE DATE Nov. 9, 2005 TIME 1100  
POSTING DATE Oct. 5, 2005  
ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK Oct. 19  
2<sup>ND</sup> WEEK 26  
3<sup>RD</sup> WEEK Nov. 2, 05

# SHERIFF'S SALE

WEDNESDAY NOVEMBER 9, 2005 AT 11:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 112 OF 2005 ED AND CIVIL WRIT NO. 750 OF 2005 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 lot, piece or parcel of land lying and being situate on the Northerly side of Orange Street in the Borough of Berwick, County of Columbia, State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the Southwest corner of Lot #317, this being the West side of the second lot East of Arch Street on the North side of Orange Street; THENCE in a Northerly direction along Lot #317, a distance of 160 feet to a 15 foot alley; THENCE in a Northeasterly direction along said alley, a distance of 49.7 feet to Arch Street; THENCE in a Southerly direction along Arch Street a distance of 160 feet to Orange Street; THENCE in a Southeasterly direction along Orange Street a distance of 49.7 feet to the place of BEGINNING.

Same being marked and numbered as Lot #318 of the Berwick Land and Improvement Company's Addition to the Borough of Berwick.

BEING THE SAME premises which Michael J. Stewart, single, and Denise K. Stewart, single, by deed dated June 21, 2001 and recorded to Columbia County Instrument Number 200106014, granted and conveyed unto Michael J. Stewart, grantor herein. Joan L. Stewart joins in this conveyance as spouse of Michael J. Stewart to transfer any and all interest she may have in the above described premises.

Being Parcel #04D-08-228

TITLE TO SAID PREMISES IS VESTED IN Raymond E. Kendricks and Kimberly G. Kendricks, husband and wife, by Deed from Michael J. Stewart and Joan L. Stewart, husband and wife, dated 7-22-02, recorded 8-9-02, in Deed Book 20020, page 9458.

## 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  
Daniel G. Schmieg  
1617 John F. Kennedy Blvd  
Philadelphia, PA 19103

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



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Plaintiff's Attorney  
Daniel G. Schmieg  
1617 John F. Kennedy Blvd  
Philadelphia, PA 19103

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

# SHERIFF'S SALE

WEDNESDAY NOVEMBER 9, 2005 AT 11:00 AM

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Plaintiff's Attorney  
Daniel G. Schmieg  
1617 John F. Kennedy Blvd  
Philadelphia, PA 19103

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**

**MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC,**

**Plaintiff**

**vs.**

**RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS**

**Defendant(s)**

**: COURT OF COMMON PLEAS  
: COLUMBIA COUNTY, PA  
:**

**: NO: 2005 CV 750 MF  
:**

**: WRIT OF EXECUTION  
: (MORTGAGE FORECLOSURE)  
:**

*2005-ED-112*

**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: 1241 ORANGE STREET  
BERWICK, PA 18603

(see attached legal description)

Amount Due \$91,587.08

Interest from 8/17/05 \$ \_\_\_\_\_  
to sale date  
(per diem-\$15.06)

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

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

Dated: *8/23/05*  
(Seal)

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate on the Northerly side of Orange Street in the Borough of Berwick, County of Columbia, State of Pennsylvania, bounded and described as follows, to wit:

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Being Parcel # 04D-08-228-00-000

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Federman and Phelan is now

**PHELAN HALLINAN & SCHMIEG, L.L.P.**

**Suite 1400**

**One Penn Center at Suburban Station**

**1617 John F. Kennedy Boulevard**

**Philadelphia, PA 19103-1814**

**215-563-7000**

**Fax: 215-563-5534**

Katherine Trautz  
Ext. 1493

Representing Lenders in  
Pennsylvania and New Jersey

**8/16/05**

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

**RE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC,**  
**vs.**  
**RAYMOND E. KENDRICKS**  
**KIMBERLY G. KENDRICKS**  
**COLUMBIA- No. 2005 CV 750 MF**  
**Action in Mortgage Foreclosure**  
**Premises: 1241 ORANGE STREET**  
**BERWICK, PA 18603**

Dear Sir/Madam:

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

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

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

Very truly yours,

Katherine Trautz  
for PHELAN HALLINAN & SCHMIEG

KJM  
Enclosures

Phelan Hallinan & Schmieg, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC,

Plaintiff

vs.

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2005 CV 750 MF


: 2005-ED-112  
:  
:

CERTIFICATION

DANIEL G. SCHMIEG, 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.

  
DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Plaintiff

Phelan Hallinan & Schmieg, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC,

Plaintiff

vs.

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

Defendant(s)

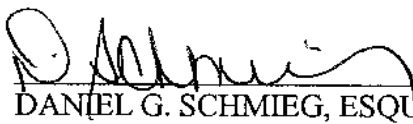
: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2005 CV 750 MF  
: 2005-ED-112  
:  
:

CERTIFICATION

DANIEL G. SCHMIEG, 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:

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

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Attorney for Plaintiff

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By: DANIEL G. SCHMIEG  
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ATTORNEY FOR PLAINTIFF

MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC,

Plaintiff

vs.

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2005 CV 750 MF  
: 2005-ED-112

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

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.,** Plaintiff in the above action, by its attorney, DANIEL G. SCHMIEG, 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 **1241 ORANGE STREET, BERWICK, PA 18603.**

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

NAME

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

**RAYMOND E. KENDRICKS**

**2052 ANN LANE  
CLEVELAND, TN 37312**

**KIMBERLY G. KENDRICKS**

**2052 ANN LANE  
CLEVELAND, TN 37312**


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.

  
DANIEL G. SCHMIEG, ESQUIRE

Date: 8/16/05



Phelan Hallinan & Schmieg, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC.,  
Plaintiff

vs.

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS  
Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2005 CV 750 MF  
:  
:

**AFFIDAVIT PURSUANT TO RULE 3129.1**

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CLEVELAND, TN 37312

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2052 ANN LANE  
CLEVELAND, TN 37312

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NAME

LAST KNOWN ADDRESS

**SAME AS ABOVE**

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

NAME

LAST KNOWN ADDRESS

**NONE**

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

NAME

LAST KNOWN ADDRESS

NONE

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

NONE

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

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**

**1241 ORANGE STREET  
BERWICK, PA 18603**

**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.

  
**DANIEL G. SCHMIEG, ESQUIRE**  
Attorney for Plaintiff

DATE: 8/16/05

Phelan Hallinan & Schmieg, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
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

MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC.,

Plaintiff

vs.

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS

Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
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**AFFIDAVIT PURSUANT TO RULE 3129**  
**(Affidavit No. 1)**

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CLEVELAND, TN 37312

KIMBERLY G. KENDRICKS

2052 ANN LANE  
CLEVELAND, TN 37312

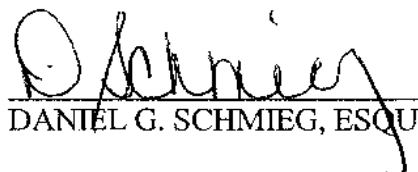
2. Name and address of Defendant(s) in the judgment:

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.

  
DANIEL G. SCHMIEG, ESQUIRE

Date: 8/16/05

**Phelan Hallinan & Schmieg, L.L.P.**  
**By: DANIEL G. SCHMIEG**  
**Identification No. 62205**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy Boulevard**  
**Suite 1400**  
**Philadelphia, PA 19103-1814**  
**(215) 563-7000**

**ATTORNEY FOR PLAINTIFF**

**MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC.,**  
**Plaintiff**

**vs.**

**RAYMOND E. KENDRICKS**  
**KIMBERLY G. KENDRICKS**  
**Defendant(s)**

**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2005 CV 750 MF**  
**:**  
**:**

**AFFIDAVIT PURSUANT TO RULE 3129.1**

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<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
-------------	---------------------------

<b>RAYMOND E. KENDRICKS</b>	<b>2052 ANN LANE CLEVELAND, TN 37312</b>
-----------------------------	--

<b>KIMBERLY G. KENDRICKS</b>	<b>2052 ANN LANE CLEVELAND, TN 37312</b>
------------------------------	--

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

<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
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<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
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4. Name and address of last recorded holder of every mortgage of record:

NAME

LAST KNOWN ADDRESS

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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  
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**TENANT/OCCUPANT**

**1241 ORANGE STREET  
BERWICK, PA 18603**

**COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF WELFARE**

**P.O. BOX 2675  
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**DANIEL G. SCHMIEG, ESQUIRE**  
Attorney for Plaintiff

**DATE: 8/16/05**

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One Penn Center at Suburban Station  
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ATTORNEY FOR PLAINTIFF

MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC.,  
Plaintiff

vs.

RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS  
Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
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: CIVIL DIVISION  
:  
: NO. 2005 CV 750 MF  
:

*2005-ED-112*

**\*\*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**

8/16/05

TO: RAYMOND E. KENDRICKS  
KIMBERLY G. KENDRICKS  
2052 ANN LANE  
CLEVELAND, TN 37312

Your house (real estate) at **1241 ORANGE STREET, BERWICK, PA 18603**, 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 **\$91,587.08** obtained by **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

**NOTICE OF OWNER'S RIGHTS**

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

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

1. The sale will be cancelled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call:  
**(215) 563-7000.**
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings.

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call (814) 272-9350.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the Sheriff and will be made available for inspection in his office. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the filing of the proposed schedule.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

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

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate on the Northerly side of Orange Street in the Borough of Berwick, County of Columbia, State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the Southwest corner of Lot #317, this being the West side of the second lot East of Arch Street on the North side of Orange Street; THENCE in a Northerly direction, along Lot #317, a distance of 160 feet to a 15 foot alley; THENCE in a Northeasterly direction along said alley, a distance of 49.7 feet to Arch Street, THENCE in a Southerly direction, along Arch Street, a distance of 160 feet to Orange Street, THENCE in a Southeasterly direction, along Orange Street, a distance of 49.7 feet to the place of BEGINNING.

Same being marked and numbered as Lot #318 of the Berwick Land and Improvement Company's Addition to the Borough of Berwick.

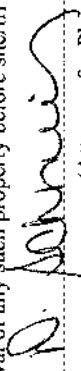
BEING THE SAME premises which Michael J. Stewart, single, and Denise K. Stewart, single, by deed dated June 21, 2001 and recorded to Columbia County Instrument Number 200106014, granted and conveyed unto Michael J. Stewart, grantor herein. Joan L. Stewart joins in this conveyance as spouse of Michael J. Stewart to transfer any and all interest she may have in the above described premises.

Being Parcel # 04D-08-228-00-000

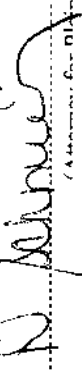
TITLE TO SAID PREMISES IS VESTED IN Raymond E. Kendricks and Kimberly G. Kendricks, husband and wife, by Deed from Michael J. Stewart and Joan L. Stewart, husband and wife, dated 7-22-02, recorded 8-9-02, in Deed Book 20020, page 9458.



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

 (SEAL)  
(Attorney for Plaintiff(s))

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

 (SEAL)  
(Sheriff)

HARRY A. ROADARMEL

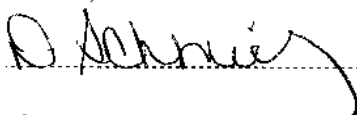
COLUMBIA County, Pa.

Sheriff

Sir: — There will be placed in your hands

for service a Writ of .....EXECUTION (REAL ESTATE)....., styled as follows: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC, vs RAYMOND E. KENDRICKS and KIMBERLY G. KENDRICKS

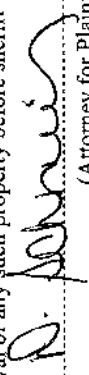
The defendant will be found at 2052 ANN LANE, CLEVELAND, TN.37312

 Attorney for Plaintiff

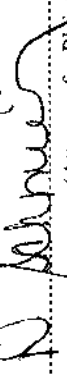
If Writ of Execution, state below where defendants will be found, what foods and chattels shall/ be seized and be levied upon. If real estate, attach five double spaced typed written copies of description as it shall appear on the new deed together with Street and Number of the premises. Please do not furnish us with the old deed or mortgage.

See attached legal description.....  
.....  
.....  
.....

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

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(Attorney for Plaintiff(s))

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(Attorney for Plaintiff(s))

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

HARRY A. ROADARMEL

Sheriff

COLUMBIA County, Pa.

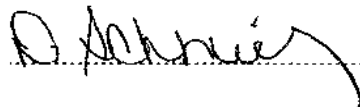
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 Attorney for Plaintiff

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ORIGINAL DOCUMENT PRINTED ON CHEMICAL RESISTANT PAPER WITH MICROPRINTED BORDER. SEE REVERSE SIDE FOR COMPLETE SECURITY FEATURES.  
PHELAN HALLINAN & SCHMIEG LLP  
ATTORNEY ESCROW ACCOUNT  
ONE PENN CENTER, SUITE 1400  
PHILADELPHIA, PA 19103-1814

COMMERCE BANK  
PHILADELPHIA, PA 19148

3-1800350  
CHECK NO  
446422

Pay ONE THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS

DATE	AMOUNT
08/16/2005	*****1,350.00

Void after 180 days

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

*Thomas S. Hallinan*

⑈446422⑈ ⑆036001808⑆36 150866 6⑈