

SHERIFF'S SALE COST SHEET

NO. 147-05 ED VS. 147-05 JD DATE/TIME OF SALE 5:00pm

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>150.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>22.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>72.00</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>10.00</u>
NOTARY	\$ <u>15.00</u>
TOTAL ***** \$ <u>353.00</u>	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>637.00</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>862.00</u>	

PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <u>0.00</u>
TOTAL ***** \$ <u>0.00</u>	

REAL ESTATE TAXES:		
BORO, TWP & COUNTY	20	\$ <u>0.00</u>
SCHOOL DIST.	20	\$ <u>0.00</u>
DELINQUENT	20	\$ <u>0.00</u>
TOTAL ***** \$ <u>0.00</u>		

MUNICIPAL FEES DUE:		
SEWER	20	\$ <u>0.00</u>
WATER	20	\$ <u>0.00</u>
TOTAL ***** \$ <u>0.00</u>		

SURCHARGE FEE (DSTE)	\$ <u>130.00</u>
MISC.	\$ <u>0.00</u>
TOTAL ***** \$ <u>0.00</u>	

TOTAL COSTS (OPENING BID) \$ 1350.00

SHERIFF'S SALE COST SHEET

11E25 VS. Black & Decker Machine
 NO. 147-05 ED NO. 1151-05 JD DATE/TIME OF SALE 3-18-06 1030

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>180.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>22.50</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>6.00</u>	
NOTARY	\$ <u>15.00</u>	
TOTAL *****		\$ <u>420.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>637.00</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>862.00</u>

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

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20	\$	
SCHOOL DIST. 20	\$ <u>322.68</u>	
DELINQUENT 20	\$ <u>5.00</u>	
TOTAL *****		\$ <u>327.68</u>

MUNICIPAL FEES DUE:		
SEWER 20	\$ <u>233.53</u>	
WATER 20	\$	
TOTAL *****		\$ <u>233.53</u>

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

TOTAL COSTS (OPENING BID) \$ 2024.71

PURCELL, KRUG & HALLER
1719 N. FRONT STREET
HARRISBURG, PA 17102
PH: 717-234-4178 X 126
FAX: 717-234-1206

fax transmittal**To: SHERIFF'S OFFICE**

Columbia County Sheriff
P.O. Box 380
Bloomsburg, PA 17815

From: Purcell, Krug & Haller
1719 N. Front Street
Harrisburg, PA 17102
Ph: 717-234 4178
Fax: 717-234-1206

BARB VILLARRIAL**Fax: 570-389-5625****Date: June 15, 2006****Phone: 570-389-5624****Pages: 1 PAGE****Re: SHERIFFS SALE****PROPERTY: 1200 FIFTH AVENUE**

**MARK A. MATTERN DONNA M.
MATTERN**

2005-CV-1151

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

**Notes PLEASE STAY THE SHERIFF SALE SCHEDULED FOR 06/21/06 DUE TO
MORTGAGOR STILL BEING IN BANKRUPTCY.**

IF THERE IS ANY TROUBLE IN TRANSMISSION PLEASE DIAL THE ABOVE REFERENCED NUMBER
IMMEDIATELY.



June 2, 2006

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

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., C/O
HOMECOMINGS FINANCIAL NETWORK, INC.

VS.

MARK A. MATTERN
DONNA M. MATTERN

DOCKET # 147ED2005

JD # 1151JD2005

Dear Timothy:

The updated sewer balance due on sewer account #135933 for the property located at 1200 Fifth Avenue, Berwick through June 2006 is \$76.29.

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

Sincerely,

Kristy Romig
Authority Clerk

Hearing Impaired 711
"BAJSA is an Equal Opportunity Provider and Provider"
1108 Freas Avenue • Berwick, Pennsylvania 18603

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



May 5, 2006

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

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., C/O
HOMECOMINGS FINANCIAL NETWORK, INC.**

VS.

**MARK A. MATTERN
DONNA M. MATTERN**

DOCKET # 147ED2005

JD # 1151JD2005

Dear Timothy:

The updated amount on sewer account #135933 for the property located at 1200 Fifth Avenue, Berwick through June 2006 is \$317.49.

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

Sincerely,

Kelly Greer
Authority Clerk

PURCEL KRUG & HALLER
1719 N. FRONT STREET
HARRISBURG, PA 17102
PH: 717-234-4178 X 126
FAX: 717-234-1206

fax transmittal

To: SHERIFF'S OFFICE

Columbia County Sheriff
P.O. Box 380
Bloomsburg, PA 17815

From: Purcell, Krug & Haller
1719 N. Front Street
Harrisburg, PA 17102
Ph: 717-234-4178
Fax: 717-234-1206

BARB VILLARRIAL

Fax: 570-389-5622

Date: March 14, 2006

Phone: 570-389-5624

Pages: 1 PAGE

Re: SHERIFFS SALE

PROPERTY: 1200 FIFTH AVENUE

**MARK A. MATTERN DONNA M.
MATTERN**

2005-CV-1151

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

**Notes PLEASE CONTINUE THE SHERIFF SALE SCHEDULED FOR 03/15/06 TO THE
NEXT SALE DATE OF 06/21/06**

Sale will be at 9:00 AM

IF THERE IS ANY TROUBLE IN TRANSMISSION PLEASE DIAL THE ABOVE REFERENCED SENDER
IMMEDIATELY.

PURCELL, KRUG & HALLER
1719 N. FRONT STREET
HARRISBURG, PA 17102
PH: 717-234-4178 X 126
FAX: 717-234-1206

fax transmittal

To: SHERIFF'S OFFICE

Columbia County Sheriff
P.O. Box 380
Bloomsburg, PA 17815

From: Purcell, Krug & Haller

1719 N. Front Street
Harrisburg, PA 17102
Ph: 717-234-4178
Fax: 717-234-1206

BARB VILLARRIAL

Fax: 570-389-5625

Date: March 14, 2006

Phone: 570-389-5624

Pages: 1 PAGE

Re: SHERIFFS SALE

PROPERTY: 1200 FIFTH AVENUE

**MARK A. MATTERN DONNA M.
MATTERN**

2005-CV-1151

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

**Notes PLEASE CONTINUE THE SHERIFF SALE SCHEDULED FOR 03/15/06 TO THE
NEXT SALE DATE OF 06/21/06**

will be ~~9:00~~ 9:00 AM

IF THERE IS ANY TROUBLE IN TRANSMISSION PLEASE DIAL THE ABOVE REFERENCED SENDER
IMMEDIATELY.

1. Article Addressed to: COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE-ATTN: SHERIFF SALE BUREAU OF COMPLIANCE CLEARANCE SUPPORT SECTION DEPARTMENT 281230 HARRISBURG, PA 17128-1230		2. Article Number (Transfer from service label) 7004 2890 0001 4115 8671		PS Form 3811, February 2004	
3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Registered <input type="checkbox"/> Insured Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> C.O.D.		4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes			
B. Received by (Printed Name) NOV 21 2005		C. Page of Delivery 1			
D. Is delivery address different from item 1? If YES, enter delivery address below:		<input type="checkbox"/> Yes <input type="checkbox"/> No			

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> ■ 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. 	<p>A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Address</p> <p>X <u>Faith Albright</u></p> <hr/> <p>B. Received by (Printed Name) C. Date of Delivery</p> <p><u>Faith Albright</u> <u>1/4</u></p> <hr/> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p style="padding-left: 40px;">If YES, enter delivery address below:</p>
<p>1. Article Addressed to:</p> <p style="text-align: center; padding: 20px 0;">INTERNAL REVENUE SERVICE TECHNICAL SUPPORT GROUP WILLIAM GREEN FEDERAL BUILDING 600 ARCH STREET ROOM 3259 PHILADELPHIA, PA 19106</p>	<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <hr/> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number</p> <p style="padding-left: 20px;">(Transfer from service label)</p>	<p style="text-align: center; font-size: 1.2em; font-weight: bold;">7004 2890 0001 4115 8701</p>

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p>	<p>A. Signature 147 <input checked="" type="checkbox"/> Agent <input checked="" type="checkbox"/> Address</p> <p>B. Received by (Printed Name) C. Date of Delivery</p> <p style="text-align: right; font-weight: bold;">NOV 21 2001</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to:</p> <p>OFFICE OF F.A.I.R. DEPARTMENT OF PUBLIC WELFARE PO BOX 8016 HARRISBURG, PA 17105</p>	<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>
<p>2. Article Number (Transfer from service label)</p>	<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p style="font-size: 1.2em; font-weight: bold;">7004 2890 0001 4115 8695</p>	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p>	<p>A. Signature 14 <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Address</p> <p>B. Received by (Printed Name) JANE H. GLENN</p> <p>C. Date of Delivery 11-21-02</p>
<p>1. Article Addressed to:</p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If YES, enter delivery address below:</p>
<p>U. S. SMALL BUSINESS ADMINISTRATION PHILADELPHIA DISTRICT OFFICE ROBERT N.C. NIX FEDERAL BUILDING 900 MARKET STREET- 5TH FLOOR PHILADELPHIA, PA 19107</p>	
<p>2. Article Number (Transfer from service label)</p>	<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>
<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p style="font-size: 1.2em; font-weight: bold;">7004 2890 0001 4115 8688</p>	

**United States Bankruptcy Court
Middle District of Pennsylvania**
Voluntary Petition

Name of Debtor (if individual, enter Last, First, Middle):
Mattern, Mark A

Name of Joint Debtor (Spouse) (Last, First, Middle):
Mattern, Donna M

All Other Names used by the Debtor in the last 8 years
(include married, maiden, and trade names):

All Other Names used by the Joint Debtor in the last 8 years
(include married, maiden, and trade names):

Last four digits of Soc. Sec./Complete EIN or other Tax ID No. (if more than one, state all):
XXX-XX-0606

Last four digits of Soc. Sec./Complete EIN or other Tax ID No. (if more than one, state all):
XXX-XX-8530

Street Address of Debtor (No. & Street, City, and State):
1200 Fifth Avenue
Berwick, PA

Street Address of Joint Debtor (No. & Street, City, and State):
1200 Fifth Avenue
Berwick, PA

ZIP Code

18803

ZIP Code

18803

County of Residence or of the Principal Place of Business:
Columbia

County of Residence or of the Principal Place of Business:
Columbia

Mailing Address of Debtor (if different from street address):

Mailing Address of Joint Debtor (if different from street address):

ZIP Code

ZIP Code

Location of Principal Assets of Business Debtor
(if different from street address above):

5:06-bK-50280

Type of Debtor (Form of Organization)
(Check one box)

- ☒ Individual (includes Joint Debtors)
☐ Corporation (includes LLC and LLP)
☐ Partnership
☐ Other (If debtor is not one of the above entities, check this box and provide the information requested below.)
State type of entity:

Nature of Business
(Check all applicable boxes)

- ☐ Health Care Business
☐ Single Asset Real Estate as defined in 11 U.S.C. § 101 (S1B)
☐ Railroad
☐ Stockbroker
☐ Commodity Broker
☐ Clearing Bank
☐ Nonprofit Organization qualified under 26 U.S.C. § 501(c)(3)

Chapter of Bankruptcy Code Under Which the Petition is Filed (Check one box)

- ☐ Chapter 7 ☐ Chapter 11 ☐ Chapter 15 Petition for Recognition of a Foreign Main Proceeding
☐ Chapter 9 ☐ Chapter 12 ☐ Chapter 15 Petition for Recognition of a Foreign Nonmain Proceeding
☒ Chapter 13

Nature of Debts (Check one box)

- ☒ Consumer/Non-Business ☐ Business

Filing Fee (Check one box)

- ☒ Full Filing Fee attached
☐ Filing Fee to be paid in installments (Applicable to individuals only). Must attach signed application for the court's consideration certifying that the debtor is unable to pay fee except in installments. Rule 1006(b). See Official Form 3A.
☐ Filing Fee waiver requested (Applicable to chapter 7 individuals only). Must attach signed application for the court's consideration. See Official Form 3B.

Chapter 11 Debtors

Check one box:

- ☐ Debtor is a small business debtor as defined in 11 U.S.C. § 101(51D).
☐ Debtor is not a small business debtor as defined in 11 U.S.C. § 101(51D).

Check if:

- ☐ Debtor's aggregate noncontingent liquidated debts owed to non-insiders or affiliates are less than \$2 million.

Statistical/Administrative Information

*** James Bealnce, Jr. ***

- ☒ Debtor estimates that funds will be available for distribution to unsecured creditors.
☐ Debtor estimates that, after any exempt property is excluded and administrative expenses paid, there will be no funds available for distribution to unsecured creditors.

Estimated Number of Creditors

1-49	50-99	100-199	200-999	1000-5,000	5001-10,000	10,001-25,000	25,001-50,000	50,001-100,000	OVER 100,000
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Estimated Assets

\$0 to \$50,000	\$50,001 to \$100,000	\$100,001 to \$500,000	\$500,001 to \$1 million	\$1,000,001 to \$10 million	\$10,000,001 to \$50 million	\$50,000,001 to \$100 million	More than \$100 million
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Estimated Debts

\$0 to \$50,000	\$50,001 to \$100,000	\$100,001 to \$500,000	\$500,001 to \$1 million	\$1,000,001 to \$10 million	\$10,000,001 to \$50 million	\$50,000,001 to \$100 million	More than \$100 million
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

THIS SPACE IS FOR COURT USE ONLY

ENTERED

MAR 14 2006

2:44 PM EST

FILE COPY

ECF, W-B, PA

Voluntary Petition <i>(This page must be completed and filed in every case)</i>		Name of Debtor(s): Mattern, Mark A Mattern, Donna M	
Prior Bankruptcy Case Filed Within Last 8 Years (If more than one, attach additional sheet)			
Location Where Filed: - None -	Case Number:	Date Filed:	
Pending Bankruptcy Case Filed by any Spouse, Partner, or Affiliate of this Debtor (If more than one, attach additional sheet)			
Name of Debtor: - None -	Case Number:	Date Filed:	
District:	Relationship:	Judge:	
Exhibit A (To be completed if debtor is required to file periodic reports (e.g., forms 10K and 10Q) with the Securities and Exchange Commission pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934 and is requesting relief under chapter 11.) <input type="checkbox"/> Exhibit A is attached and made a part of this petition.		Exhibit B (To be completed if debtor is an individual whose debts are primarily consumer debts.) I, the attorney for the petitioner named in the foregoing petition, declare that I have informed the petitioner that (he or she) may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, and have explained the relief available under each such chapter. I further certify that I delivered to the debtor the notice required by §342(b) of the Bankruptcy Code. X <u>/s/ James Beatrice, Jr.</u> <u>March 13, 2006</u> Signature of Attorney for Debtor(s) Date James Beatrice, Jr.	
Exhibit C Does the debtor own or have possession of any property that poses or is alleged to pose a threat of imminent and identifiable harm to public health or safety? <input type="checkbox"/> Yes, and Exhibit C is attached and made a part of this petition. <input checked="" type="checkbox"/> No		Certification Concerning Debt Counseling by Individual/Joint Debtor(s) <input checked="" type="checkbox"/> I/we have received approved budget and credit counseling during the 180-day period preceding the filing of this petition. <input type="checkbox"/> I/we request a waiver of the requirement to obtain budget and credit counseling prior to filing based on exigent circumstances. (Must attach certification describing.)	
Information Regarding the Debtor (Check the Applicable Boxes)			
Venue (Check any applicable box)			
<input checked="" type="checkbox"/> Debtor has been domiciled or has had a residence, principal place of business, or principal assets in this District for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other District.			
<input type="checkbox"/> There is a bankruptcy case concerning debtor's affiliate, general partner, or partnership pending in this District.			
<input type="checkbox"/> Debtor is a debtor in a foreign proceeding and has its principal place of business or principal assets in the United States in this District, or has no principal place of business or assets in the United States but is a defendant in an action or proceeding (in a federal or state court) in this District, or the interests of the parties will be served in regard to the relief sought in this District.			
Statement by a Debtor Who Resides as a Tenant of Residential Property Check all applicable boxes.			
<input type="checkbox"/> Landlord has a judgment against the debtor for possession of debtor's residence. (If box checked, complete the following.) <div style="border-bottom: 1px solid black; width: 100%; margin-bottom: 5px;"></div> (Name of landlord that obtained judgment)			
<div style="border-bottom: 1px solid black; width: 100%; margin-bottom: 5px;"></div> (Address of landlord)			
<input type="checkbox"/> Debtor claims that under applicable nonbankruptcy law, there are circumstances under which the debtor would be permitted to cure the entire monetary default that gave rise to the judgment for possession, after the judgment for possession was entered, and			
<input type="checkbox"/> Debtor has included in this petition the deposit with the court of any rent that would become due during the 30-day period after the filing of the petition.			

Voluntary Petition

(This page must be completed and filed in every case.)

Name of Debtor(s):

Mattern, Mark A

Mattern, Donna M

Signatures**Signature(s) of Debtor(s) (Individual/Joint)**

I declare under penalty of perjury that the information provided in this petition is true and correct.

[If petitioner is an individual whose debts are primarily consumer debts and has chosen to file under chapter 7] I am aware that I may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, understand the relief available under each such chapter, and choose to proceed under chapter 7.

[If no attorney represents me and no bankruptcy petition preparer signs the petition] I have obtained and read the notice required by §342(b) of the Bankruptcy Code.

I request relief in accordance with the chapter of title 11, United States Code, specified in this petition.

X /s/ Mark A Mattern

Signature of Debtor Mark A Mattern

X /s/ Donna M Mattern

Signature of Joint Debtor Donna M Mattern

Telephone Number (If not represented by attorney)

March 13, 2006

Date

Signature of AttorneyX /s/ James Beatrice, Jr.

Signature of Attorney for Debtor(s)

James Beatrice, Jr.

Printed Name of Attorney for Debtor(s)

Beatrice Law Offices

Firm Name

PO Box 70Hughesville, PA 17737

Address

570-546-2050

Telephone Number

March 13, 2006

Date

Signature of Debtor (Corporation/Partnership)

I declare under penalty of perjury that the information provided in this petition is true and correct, and that I have been authorized to file this petition on behalf of the debtor.

The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.

X Signature of Authorized Individual

Printed Name of Authorized Individual

Title of Authorized Individual

Date

Signature of a Foreign Representative

I declare under penalty of perjury that the information provided in this petition is true and correct, that I am the foreign representative of a debtor in a foreign proceeding, and that I am authorized to file this petition.

(Check only one box.)

☐ I request relief in accordance with chapter 15 of title 11, United States Code. Certified copies of the documents required by §1515 of title 11 are attached.

☐ Pursuant to §1511 of title 11, United States Code, I request relief in accordance with the chapter of title 11 specified in this petition. A certified copy of the order granting recognition of the foreign main proceeding is attached.

X

Signature of Foreign RepresentativePrinted Name of Foreign RepresentativeDate**Signature of Non-Attorney Bankruptcy Petition Preparer**

I declare under penalty of perjury that: (1) I am a bankruptcy petition preparer as defined in 11 U.S.C. § 110; (2) I prepared this document for compensation and have provided the debtor with a copy of this document and the notices and information required under 11 U.S.C. §§ 110(b), 110(h), and 342(b); and, (3) if rules or guidelines have been promulgated pursuant to 11 U.S.C. § 110(b) setting a maximum fee for services chargeable by bankruptcy petition preparers, I have given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required in that section. Official Form 19B is attached.

Printed Name and title, if any, of Bankruptcy Petition Preparer

Social Security number (If the bankruptcy petition preparer is not an individual, state the Social Security number of the officer, principal, responsible person or partner of the bankruptcy petition preparer. (Required by 11 U.S.C. § 110.)

Address

X

Date

Signature of Bankruptcy Petition Preparer or officer, principal, responsible person, or partner whose social security number is provided above.

Names and Social Security numbers of all other individuals who prepared or assisted in preparing this document unless the bankruptcy petition preparer is not an individual:

If more than one person prepared this document, attach additional sheets conforming to the appropriate official form for each person.

A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both 11 U.S.C. §110; 18 U.S.C. §156.

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

MEERS VS Black + Henry Martin

NO. 147-05 ED NO. 1151-05 JD

DATE/TIME OF SALE: 3-15-06 1030

BID PRICE (INCLUDES COST) \$ _____

POUNDAGE – 2% OF BID \$ _____

TRANSFER TAX – 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ _____

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____

TOTAL DUE: \$ _____

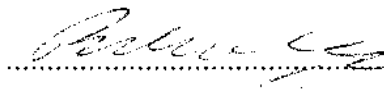
LESS DEPOSIT: \$ _____

DOWN PAYMENT: \$ _____


TOTAL DUE IN 8 DAYS \$ _____

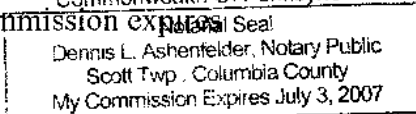
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Brandon R. Eyerly, Publisher, 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 February 22; March 1, 8, 2006 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 10th day of MARCH 2006



(Notary Public)
Commonwealth of Pennsylvania
My commission expires July 3, 2007

Dennis L. Ashenfelter, Notary Public
Scott Twp., Columbia County
My Commission Expires July 3, 2007
Member Pennsylvania Association Of Notaries

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

.....

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P.O. BOX 380
BLOOMSBURG, PA 17815
FAX: (570) 389-5625

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, COMMONWEALTH
OF PENNSYLVANIA.

MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC.

VS.

MARK & DONNA MATTERN


WRIT OF EXECUTION #147 OF 2005 ED

POSTING OF PROPERTY

FEBRUARY 8, 2006 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF MARK & DONNA MATTERN AT 1200 FIFTH AVE. BERWICK
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA
COUNTY DEPUTY SHERIFF PAUL D'ANGELO.


SO ANSWERS:


DEPUTY SHERIFF


TIMOTHY T. CHAMBERLAIN
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 8TH DAY OF FEBRUARY 2006


COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Wendy Westover, Notary Public
Bloomsburg, Columbia Co., PA
My Commission Expires November 07, 2009

Purcell, Krug & Haller

1719 NORTH FRONT STREET
HARRISBURG, PENNSYLVANIA 17102-2392
TELEPHONE (717) 234-4178
FAX (717) 234-1206

147
HOWARD B. KRUG
LEON P. HALLER
JOHN W. PURCELL JR.
JILL M. WINKA
BRIAN J. TYLER
NICHOLE M. STALEY O'GORMAN

HERSHEY
(717) 533-3836
JOSEPH NISSLEY (1910-1982)
JOHN W. PURCELL
VALERIE A. GUNNOF
COUNSEL

February 10, 2006

COLUMBIA County Prothonotary
P.O. Box 380
Bloomsburg, PA 17815

Re: Voluntary Substitution of Plaintiff
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. C/O
Homecomings Financial Network, Inc. vs. MATTERN MATTERN
Docket NO 2005 CV 1151

Dear Sir/Madam:

Enclosed please find a Voluntary Substitution of Plaintiff to be filed as well as two copies to be time-stamped. Please return one copy in the self-addressed stamped envelope provided and forward the other copy to the Sheriff. Should you have any questions, please feel free to contact our office.

Very Truly Yours,



Leon P. Haller, Esquire
LPH:bav

2006 FEB 17 A 11:24
FILED
CLERK OF COURT
JUDICIAL DISTRICT OF JEFFERSON COUNTY
HARRISBURG, PA

MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC. C/O
Homecomings Financial Network, Inc.,
Plaintiff

Vs.

MARK A. MATTERN DONNA M.
MATTERN,
Defendant

: IN THE COURT OF COMMON PLEAS
: COLUMBIA COUNTY,
: PENNSYLVANIA
:
:
: No.2005-CV-1151
:
:
: CIVIL ACTION – LAW -
: IN MORTGAGE FORECLOSURE

VOLUNTARY SUBSTITUTION OF JPMORGAN CHASE BANK AS TRUSTEE
PURSUANT TO RULE 2352 (a)

1. JPMORGAN CHASE BANK AS TRUSTEE, will be the last assignee of record and wishes to substitute itself for Plaintiff.
2. Material facts in which the right of succession and substitution is based are as follows:
 - (a) MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. assigned all of its right, title and interest to JPMORGAN CHASE BANK AS TRUSTEE and the Assignment will be sent for recording.
3. JPMORGAN CHASE BANK AS TRUSTEE does voluntarily substitute itself as Plaintiff herein.

BY: 

Leon P. Haller, Esquire
Purcell, Krug and Haller
1719 North Front Street
Harrisburg, PA 17102
ID#15700
Attorney for Plaintiff

Date: February 10, 2006

MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homecomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1151

IN MORTGAGE FORECLOSURE

RETURN OF SERVICE

I hereby certify that I have deposited in the U.S. Mails at Harrisburg, Pennsylvania on 11/22/2005, a true and correct copy of the Notice of Sale of Real Estate pursuant to PA R.C.P. 3129.1 to the Defendants herein and all lienholders of record by regular first class mail (Certificate of Mailing form in compliance with U.S. Postal Form 3817 is attached hereto as evidence), and also to the Defendants by Certified Mail, which mailing receipts are attached. Service addresses are as follows:

MARK A. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

DONNA M. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603


DOMESTIC RELATIONS
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

TENANT/OCCUPANT
1200 FIFTH AVENUE
BERWICK, PA 18603

Robert G. Davenport *
Box 814
Berwick, PA 18603

Pennsylvania Power & Light Company c/o
Frank C. Baker, Esquire
6009 New Berwick Highway
Bloomsburg, PA 17815

By


PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

LAW OFFICES

Purcell, Krug & Haller

1719 NORTH FRONT STREET
HARRISBURG, PENNSYLVANIA 17102-2392
TELEPHONE (717) 234-4178
FAX (717) 234-1206

HOWARD B. KRUG
LEON P. HALLER
JOHN W. PURCELL JR.
JILL M. WINKA
BRIAN J. TYLER
NICHOLE M. STALEY O'GORMAN

HERSHEY
(717) 533-3836
JOSEPH NISSLEY (1910-1982)
JOHN W. PURCELL
VALERIE A. GUNNOF
COUNSEL

MARK A. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

DONNA M. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

DOMESTIC RELATIONS
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

TENANT/OCCUPANT
1200 FIFTH AVENUE
BERWICK, PA 18603

Robert G. Davenport
Box 814
Berwick, PA 18603

Pennsylvania Power & Light Company c/o
Frank C. Baker, Esquire
6009 New Berwick Highway
Bloomsburg, PA 17815

NOTICE IS HEREBY GIVEN to the Defendants in the within action and those parties who hold one or more mortgages, judgments or tax liens against the real estate which is the subject of the Notice of Sale pursuant to Pennsylvania Rule of Civil Procedure 3129.1 attached hereto.

YOU ARE HEREBY NOTIFIED that by virtue of a Writ of Execution issued out of the Court of Common Pleas of the within county on the judgment of the Plaintiff named herein the said real estate will be exposed to public sale as set forth on the attached Notice of Sale.

YOU ARE FURTHER NOTIFIED that the lien you hold against the said real estate will be divested by the sale and that you have an opportunity to protect your interest, if any, by being notified of said Sheriff's Sale.

By: 

Leon P. Haller PA I.D.15700
Attorney for Plaintiff

MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homcomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1151

IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TAKE NOTICE:

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE: **WEDNESDAY, MARCH 15, 2006**

TIME: **10:30 O'CLOCK A.M., PREVAILING LOCAL TIME**

LOCATION: Columbia County Courthouse
35 West Main Street
Bloomsburg, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

**1200 FIFTH AVENUE
BERWICK, PA 18603**

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 2005-CV-1151

JUDGMENT AMOUNT \$80,428.37

THE NAMES OF THE OWNERS OR REPUTED OWNERS of this property is:

MARK A. MATTERN and DONNA M. MATTERN

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff **(for example, to banks that hold mortgages and municipalities that are owed taxes)** will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU.

IT MAY CAUSE YOUR PROPERTY TO BE HELD, TO BE SOLD OR TAKEN TO PAY THE JUDGMENT

You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, **YOU MUST ACT PROMPTLY.**

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE:

Susquehanna Legal Services
168 East 5th Street
Bloomsburg, PA 17815
(570) 784-8760

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file a petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. This petition **MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**

3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation of the petition to the Court.

PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate in the Borough of Berwick, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING on the south side of Fifth Avenue at the northeaast corner of Lot No. 1607; thence easterly along Fifth Avenue forty five (45) feet to Warren Street; thence southerly along said street one hundred sixty (160) feet to a fifteen (15) foot alley; thence westerly along said alley forty five (45) feet to the southeasterly corner of Lot No. 1607; thence northerly along said lot one hundred sixty (160) feet to Fifth Avenue, the place of BEGINNING.

BEING Lot No. 1606 of the Berwick Land and Improvement Company's Addition to Berwick.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS 1200 FIFTH AVENUE, BERWICK, PENNSYLVANIA 18603.

BEING THE SAME PREMISESE WHICH Richard Ohl and Gary L. Ohl, by deed dated 11/11/03 and recorded 11/19/03 in Instrument No. 200314982, granted and conveyed unto Mark A. Mattern and Donna M. Mattern.

7160 3901 9849 0762 4105

TO: MARK A. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

SENDER: NOS 03/15/06

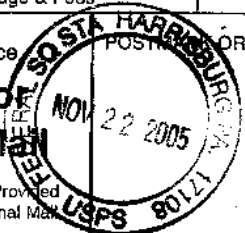
REFERENCE: HC VS. MATTERN

PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	6
	Certified Fee	2.30
	Return Receipt Fee	1.75
	Restricted Delivery	3.50
	Total Postage & Fees	8.15

US Postal Service
**Receipt for
Certified Mail**

No Insurance Coverage Provided
Do Not Use for International Mail



7160 3901 9849 0762 4099

TO: DONNA M. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

SENDER: NOS 03/15/06

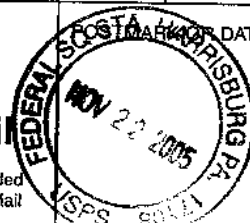
REFERENCE: HC VS. MATTERN

PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	6
	Certified Fee	2.30
	Return Receipt Fee	1.75
	Restricted Delivery	3.50
	Total Postage & Fees	8.15

US Postal Service
**Receipt for
Certified Mail**

No Insurance Coverage Provided
Do Not Use for International Mail



HOMEcomings FINANCIAL NETWORK, INC. v. MARK A. MATTERN DONNA M. MATTERN
Columbia County Sale

3-15-06

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

MARK A. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

DONNA M. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

DOMESTIC RELATIONS
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

Postmark:



UNITED STATES POSTAGE
\$ 00.90⁰⁰
0004053871 NOV 22 2005
MAILED FROM ZIP CODE 17102

HOMEcomings FINANCIAL NETWORK, INC. v. MARK A. MATTERN DONNA M. MATTERN
Columbia County Sale

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

TENANT/OCCUPANT
1200 FIFTH AVENUE
BERWICK, PA 18603

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

Robert G. Davenport
Box 814
Berwick, PA 18603

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

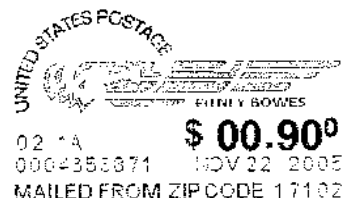
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

Pennsylvania Power & Light Company c/o
Frank C. Baker, Esquire
6009 New Berwick Highway
Bloomsburg, PA 17815

Postmark:



TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P.O. BOX 388
BLOOMSBURG, PA 17815
FAX: (570) 389-5625

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

MORTGAGE ELECTRONIC REGISTRATION Docket # 147ED2005
SYSTEMS, INC., C/O HOMECOMINGS
FINANCIAL NETWORK, INC.

VS

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

MARK A. MATTERN
DONNA M. MATTERN

AFFIDAVIT OF SERVICE

NOW, THIS FRIDAY, NOVEMBER 18, 2005, AT 8:38 AM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON DONNA MATTERN AT 1200 FIFTH
AVE., BERWICK BY HANDING TO MARK MATTERN, HUSBAND, A TRUE AND ATTESTED
COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS FRIDAY, NOVEMBER 18, 2005


NOTARY PUBLIC

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Wendy Westover, Notary Public
Bloomsburg, Columbia Co., PA
My Commission Expires November 07, 2009



X
TIMOTHY T. CHAMBERLAIN
SHERIFF

X 
P. D'ANGELO
DEPUTY SHERIFF

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) 784-6308

MORTGAGE ELECTRONIC REGISTRATION Docket # 147ED2005
SYSTEMS, INC., C/O HOMECOMINGS
FINANCIAL NETWORK, INC.

VS

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

MARK A. MATTERN
DONNA M. MATTERN

AFFIDAVIT OF SERVICE

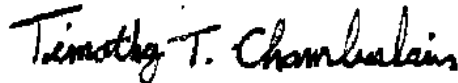
NOW, THIS FRIDAY, NOVEMBER 18, 2005, AT 8:38 AM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON MARK MATTERN AT 1200 FIFTH
AVE., BERWICK BY HANDING TO MARK MATTERN, , A TRUE AND ATTESTED COPY OF
THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS FRIDAY, NOVEMBER 18, 2005


NOTARY PUBLIC

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Wendy Westover, Notary Public
Bloomsburg, Columbia Co., PA
My Commission Expires November 07, 2009



X
TIMOTHY T. CHAMBERLAIN
SHERIFF

X 
P. D'ANGELO
DEPUTY SHERIFF

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 11/16/2005

SERVICE# 3 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

407 PINE

PERSON/CORP TO SERVED	PAPERS TO SERVED
ROBERT DAVENPORT	WRIT OF EXECUTION - MORTGAGE
PO BOX 814	FORECLOSURE
BERWICK	

SERVED UPON MARY RADU

RELATIONSHIP FRIEND IDENTIFICATION _____

DATE 11.21.05 TIME 1240 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) 407 PINE ST.
BERWICK

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

[Signature]

DATE 11.21.05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 11/16/2005

SERVICE# 7 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

PERSON/CORP TO SERVED

DOMESTIC RELATIONS

15 PERRY AVE.

BLOOMSBURG

PAPERS TO SERVED

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON Leslie LeVan - Cust Srs

RELATIONSHIP _____ IDENTIFICATION _____

DATE 11-21-05 TIME 0910 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

11.21.05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 11/16/2005

SERVICE# 10 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

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

SERVED UPON Debbie Miller

RELATIONSHIP Clerk IDENTIFICATION _____

DATE 11.21.05 TIME 0815 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

Purcell

DATE

11.21.05

Tax Notice 2005 County & Municipality

BERWICK BORO
MAKE CHECKS PAYABLE TO:

Connie C Gingham
 1615 Lincoln Avenue
 Berwick PA 18603

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

FOR: COLUMBIA COUNTY

DATE
 03/01/2005

BILL NO.
 4866

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	AX AMOUNT DUE	INCL PENALTY
GENERAL SINKING	18,717	5.646	103.57	105.68	116.25
LIGHT		1.345	24.67	25.17	27.69
FIRE		.75	13.76	14.04	14.74
BORO RE		1.75	32.09	32.75	34.39
		6.6	121.06	123.53	129.71

The discount & penalty have been calculated for your convenience

PAY THIS AMOUNT

295.15
 April 30
 If paid on or before

301.17
 June 30
 If paid on or before

322.78
 June 30
 If paid after

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

MATERN MARK A & DONNA M
 1200 FIFTH AVE
 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

CNTY	TWP
Discount 2 %	2 %
Penalty 10 %	5 %
PARCEL: 04D-07 -116-00,000	
1200 FIFTH AVE	
.1653 Acres	Land
Buildings	2,880
Total Assessment	15,837
	18,717

This tax returned to courthouse on:
 January 1, 2006

FILE COPY

TAX NOTICE 2005 SCHOOL REAL ESTATE

BERWICK BOROUGH

MAKE CHECKS PAYABLE TO:

CONNIE C. GINGERHER
 1615 LINCOLN AVENUE
 BERWICK, PA 18603

F 3S MON, TUES, THURS, FRI 9:30am
 -4pm DURING DISCT. ALL OTHER
 TIMES MON, TUES, THURS 9:30-4
PHONE 570-752-7442

FOR BERWICK AREA SCHOOL DISTRICT				DATE 08/01/2005		BILL# 002616	
DESCRIPTION	ASSESSMENT	RATE	LESS DISC	AMOUNT PAID	INC PENALTY		
REAL ESTATE	18717	44.750	820.84	837.59	921.35		
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	820.84	837.59	921.35
				Sept 30 IF PAID ON OR BEFORE	Nov 30 IF PAID ON OR BEFORE	Dec 1-15 IF PAID AFTER	

NO REFUNDS UNDER \$5.00

A MATERN MARK A & DONNA M
I 1200 FIFTH AVE
L BERWICK PA 18603
T
O

PROPERTY DESCRIPTION		ACCT.
PARCEL 04D07 11600000		22116
1200 FIFTH AVE	2880.00	SCHOOL PENALTY 10%
20031-4982	15837.00	TAX RETURNED TO
0.17 ACRES		COURTHOUSE DEC 15

Original

MAKE SEPARATE CHECKS FOR SCHOOL PAYMENT

COUNTY OF COLUMBIA
REAL ESTATE TAX LIEN CERTIFICATE

DATE: 21-NOV-05

FEE: \$5.00

CERT. NO: 1456

MATTER: MARK A & DONNA M
1200 FIFTH AVE
BERWICK PA 18603

DISTRICT: BERWICK BORO
DEED
LOCATION: 1200 5TH AVE L 1606
PARCEL: 04D-07 -116-00,000

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

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: March , 2006

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

REQUESTED BY:

Timothy T. Chamberlain, Sheriff
clm

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 11/16/2005

SERVICE# 1 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

PERSON/CORP TO SERVED	PAPERS TO SERVED
MARK MATTERN	WRIT OF EXECUTION - MORTGAGE
1200 FIFTH AVE.	FORECLOSURE
BERWICK	

SERVED UPON MARK MATTERN

RELATIONSHIP _____ IDENTIFICATION _____

DATE 11.18.05 TIME 0835 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS

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

DEPUTY Paul DGL DATE 11.18.05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 11/16/2005

SERVICE# 2 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

PERSON/CORP TO SERVED	PAPERS TO SERVED
DONNA MATTERN	WRIT OF EXECUTION - MORTGAGE
1200 FIFTH AVE.	FORECLOSURE
BERWICK	

SERVED UPON MARK MATTERN

RELATIONSHIP HUSBAND IDENTIFICATION _____

DATE 11/18/05 TIME 0835 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

For DCL

DATE

11-18-05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 11/16/2005

SERVICE# 4 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

PERSON/CORP TO SERVED	PAPERS TO SERVED
P.P. & L. C/O ATTY. FRANK BAKER	WRIT OF EXECUTION - MORTGAGE
6009 NEW BERWICK HWY	FORECLOSURE
BLOOMSBURG	

SERVED UPON DAWN MCCABE

RELATIONSHIP SECRETARY IDENTIFICATION _____

DATE 11-18-05 TIME 0920 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

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

DEPUTY

Paul D. M.

DATE

11-18-05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 11/16/2005

SERVICE# 5 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

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

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON POSTED

RELATIONSHIP _____ IDENTIFICATION _____

DATE 11.18.05 TIME 0845 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

Rev. DCH

DATE 11.18.05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 11/16/2005

SERVICE# 6 - OF - 13 SERVICES
DOCKET # 147ED2005

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., C/O HOMECOMINGS FINANCIAL NETWORK, INC.

DEFENDANT MARK A. MATTERN
DONNA M. MATTERN

ATTORNEY FIRM Purcell, Krug & Haller

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

SERVED UPON KRISTY ROMIG

RELATIONSHIP CLIENT IDENTIFICATION _____

DATE 11-18-05 TIME 0825 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

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

DEPUTY

P. Chamberlain

DATE

11-18-05



November 18, 2005

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

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., C/O
HOMECOMINGS FINANCIAL NETWORK, INC.**

VS

**MARK A. MATTERN
DONNA M. MATTERN**

DOCKET # 147ED2005

JD # 1151JD2005

Dear Timothy:

The balance on sewer account #135933 for the property located at 1200 Fifth Avenue, Berwick through March 2006 is \$233.53.

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

Sincerely,

Kristy Romig
Authority Clerk

1108 Freas Avenue • Berwick, Pennsylvania 18603

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

REAL ESTATE OUTLINE

ED # 147-05

DATE RECEIVED 11-16-05
DOCKET AND INDEX 11-17-05
SET FILE FOLDER UP 11-17-05

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>✓</u>	
COPY OF DESCRIPTION	<u>✓</u>	
WHEREABOUTS OF LKA	<u>✓</u>	
NON-MILITARY AFFIDAVIT	<u>✓</u>	
NOTICES OF SHERIFF SALE	<u>✓</u>	
WATCHMAN RELEASE FORM	<u>✓</u>	
AFFIDAVIT OF LIENS LIST	<u>✓</u>	
CHECK FOR \$1,350.00 OR _____	<u>✓</u>	CK# <u>113978</u>

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

SALE DATE	<u>Mar 15, 06</u>	TIME <u>1030</u>
POSTING DATE	<u>Feb. 8, 06</u>	
ADV. DATES FOR NEWSPAPER	1 ST WEEK <u>Feb. 22</u>	
	2 ND WEEK <u>Mar 1</u>	
	3 RD WEEK <u>8, 06</u>	

SHERIFF'S SALE

WEDNESDAY MARCH 15, 2006 AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 147 OF 2005 ED AND CIVIL WRIT NO. 1151 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 in the Borough of Berwick, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING on the south side of Fifth Avenue at the northeast corner of Lot No. 1607; thence easterly along Fifth Avenue forty five (45) feet to Warren Street; thence southerly along said street one hundred sixty (160) feet to a fifteen (15) foot alley; thence westerly along said alley forty five (45) feet to the southeasterly corner of Lot No. 1607; thence northerly along said lot one hundred sixty (160) feet to Fifth Avenue, the place of BEGINNING.

BEING Lot No. 1606 of the Berwick Land and Improvement Company's Addition to Berwick.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS 1200 FIFTH AVENUE, BERWICK, PENNSYLVANIA 18603.

BEING THE SAME PREMISES WHICH Richard Ohl and Gary L. Ohl, by deed dated 11/11/03 and recorded 11/19/03 in Instrument No. 200314982, granted and conveyed unto Mark A. Mattern and Donna M. Mattern.

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
Leon Haller
1719 North Front Street
Harrisburg, PA 17102

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

SHERIFF'S SALE

WEDNESDAY MARCH 15, 2006 AT 10:30 AM

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Plaintiff's Attorney
Leon Haller
1719 North Front Street
Harrisburg, PA 17102

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

MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homecomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1151

IN MORTGAGE FORECLOSURE

Writ 2005 ED 147

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

COMMONWEALTH OF PENNSYLVANIA :

COUNTY OF COLUMBIA :

TO THE SHERIFF OF THE WITHIN COUNTY

To satisfy the judgment, interest and costs in the above matter, you are directed to levy upon and sell the following real estate identified as: **1200 FIFTH AVENUE BERWICK, PA 18603** as follows:

Amount due pursuant to Judgment	\$80,428.37
Interest	\$801.00
Per diem of \$17.80 to 12/1/05	
Late Charges	\$58.24
(\$29.12 per month to 12/05)	
Escrow Deficit	\$3,085.50

TOTAL WRIT \$84,373.11

PLUS COSTS:

Dated: 11-18-2005

Terri B. Kline
PROTHONOTARY

By *Elizabeth A. Burman*
DEPUTY

(SEAL)

Proth. & Clk. Of Soc. Courts
My Com. Ex. 1st Mon. Jan 2006

Complaint \$90.50 paid
Writ \$23.00 paid
Judgment \$14.00 paid
Satisfy \$7.00

TO THE SHERIFF OF COLUMBIA COUNTY:

REQUEST FOR SERVICE

DATE: November 7, 2005

FROM:

Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

CASE CAPTION:

***MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. C/O Homecomings Financial
Network, Inc.***

VS.

***MARK A. MATTERN
DONNA M. MATTERN***

PAPER: WRIT OF EXECUTION IN MORTGAGE FORECLOSURE

No. 2005-CV-1151

SERVICE TO BE MADE ON DEFENDANT: MARK A. MATTERN

ADDRESS FOR "PERSONAL SERVICE":

1200 FIFTH AVENUE BERWICK, PA 18603

Requested by
Leon P. Haller, Esquire
Attorney for Plaintiff

TO THE SHERIFF OF COLUMBIA COUNTY:

REQUEST FOR SERVICE

DATE: November 7, 2005

FROM:

Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

CASE CAPTION:

***MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. C/O Homecomings Financial
Network, Inc.***

VS.

***MARK A. MATTERN
DONNA M. MATTERN***

PAPER: WRIT OF EXECUTION IN MORTGAGE FORECLOSURE

No. 2005-CV-1151

SERVICE TO BE MADE ON DEFENDANT: DONNA M. MATTERN

ADDRESS FOR "PERSONAL SERVICE":

1200 FIFTH AVENUE BERWICK, PA 18603

Requested by
Leon P. Haller, Esquire

MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homecomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1151

IN MORTGAGE FORECLOSURE

NON-MILITARY AFFIDAVIT

COMMONWEALTH OF PENNSYLVANIA :

SS


COUNTY OF DAUPHIN :


Personally appeared before me, a Notary Public in and for said Commonwealth and County,
LEON P. HALLER, ESQUIRE who being duly sworn according to law deposes and states that the
Defendant (s) above named are not in the Military or Naval Service nor are they engaged in any way
which would bring them within the Soldiers and Sailors Relief Act of 1940, as amended.

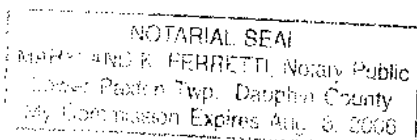
Sworn to and subscribed :

before me this 12 day :

of Nov. 2005 :


Notary Public


LEON P. HALLER, ESQUIRE



MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homecomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1151

IN MORTGAGE FORECLOSURE

NON-MILITARY AFFIDAVIT

COMMONWEALTH OF PENNSYLVANIA :

SS

COUNTY OF DAUPHIN :


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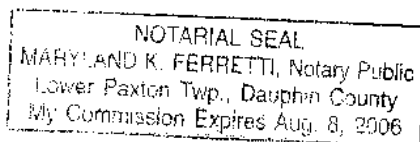
Sworn to and subscribed :

before me this 7 day :

of Nov. 20 05 :


Notary Public


LEON P. HALLER, ESQUIRE



TO THE SHERIFF OF COLUMBIA COUNTY:

There will be placed in your hands for service a Writ of Execution in Mortgage Foreclosure styled as follows:

Plaintiff: **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**
C/O Homecomings Financial Network, Inc.

VS.

Defendant(s): **MARK A. MATTERN and DONNA M. MATTERN**

Filed to No. **2005-CV-1151**

INSTRUCTIONS

This is real estate execution. The property is located at:

1200 FIFTH AVENUE BERWICK, PA 18603

(A more complete legal description accompanies these documents.)

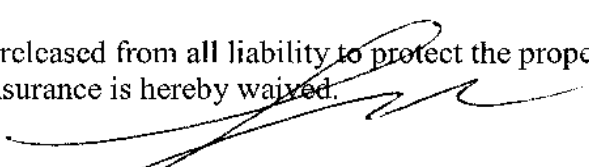
The parties to be served **PERSONALLY** and their addresses are as follows:

MARK A. MATTERN @ 1200 FIFTH AVENUE BERWICK, PA 18603
DONNA M. MATTERN @ 1200 FIFTH AVENUE BERWICK, PA 18603

WAIVER OF WATCHMAN AND INSURANCE

Any Deputy Sheriff levying upon or attaching any property under which 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.

NOW, November 7, 2005 the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Leon P. Haller
Attorney for Plaintiff
PA I.D. #15700

TO THE SHERIFF OF COLUMBIA COUNTY:

There will be placed in your hands for service a Writ of Execution in Mortgage Foreclosure styled as follows:

Plaintiff: **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**
C/O Homecomings Financial Network, Inc.

VS.

Defendant(s): **MARK A. MATTERN and DONNA M. MATTERN**

Filed to No. **2005-CV-1151**

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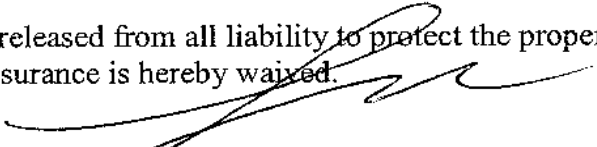
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MARK A. MATTERN @ 1200 FIFTH AVENUE BERWICK, PA 18603
DONNA M. MATTERN @ 1200 FIFTH AVENUE BERWICK, PA 18603

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Any Deputy Sheriff levying upon or attaching any property under which 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.

NOW, November 7, 2005 the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Leon P. Haller
Attorney for Plaintiff
PA I.D. #15700

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate in the Borough of Berwick, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING on the south side of Fifth Avenue at the northeaast corner of Lot No. 1607; thence easterly along Fifth Avenue forty five (45) feet to Warren Street; thence southerly along said street one hundred sixty (160) feet to a fifteen (15) foot alley; thence westerly along said alley forty five (45) feet to the southeasterly corner of Lot No. 1607; thence northerly along said lot one hundred sixty (160) feet to Fifth Avenue, the place of BEGINNING.

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MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homecomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1151

IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TAKE NOTICE:

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE:

TIME:

LOCATION: Columbia County Courthouse
35 West Main Street
Bloomsburg, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

**1200 FIFTH AVENUE
BERWICK, PA 18603**

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 2005-CV-1151

JUDGMENT AMOUNT \$80,428.37

THE NAMES OF THE OWNERS OR REPUTED OWNERS of this property is:

MARK A. MATTERN and DONNA M. MATTERN

A **SCHEDULE OF DISTRIBUTION**, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (**for example, to banks that hold mortgages and municipalities that are owed taxes**) will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU.

IT MAY CAUSE YOUR PROPERTY TO BE HELD, TO BE SOLD OR TAKEN TO PAY THE JUDGMENT

You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, **YOU MUST ACT PROMPTLY.**

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE:

Susquehanna Legal Services
168 East 5th Street
Bloomsburg, PA 17815
(570) 784-8760

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file a petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. **This petition MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**

3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation of the petition to the Court.

PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

ALL THAT CERTAIN lot, piece or parcel of land lying and being situate in the Borough of Berwick, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING on the south side of Fifth Avenue at the northeaast corner of Lot No. 1607; thence easterly along Fifth Avenue forty five (45) feet to Warren Street; thence southerly along said street one hundred sixty (160) feet to a fifteen (15) foot alley; thence westerly along said alley forty five (45) feet to the southeasterly corner of Lot No. 1607; thence northerly along said lot one hundred sixty (160) feet to Fifth Avenue, the place of BEGINNING.

BEING Lot No. 1606 of the Berwick Land and Improvement Company's Addition to Berwick.

HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS 1200 FIFTH AVENUE, BERWICK, PENNSYLVANIA 18603.

BEING THE SAME PREMISESE WHICH Richard Ohl and Gary L. Ohl, by deed dated 11/11/03 and recorded 11/19/03 in Instrument No. 200314982, granted and conveyed unto Mark A. Mattern and Donna M. Mattern.

MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homecomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1151

IN MORTGAGE FORECLOSURE

AFFIDAVIT PURSUANT TO RULE 3129.1

The Plaintiff in the above action, by its attorneys, Purcell, Krug & Haller, sets forth as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at **1200 FIFTH AVENUE BERWICK, PA 18603**:

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

MARK A. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

DONNA M. MATTERN
1200 FIFTH AVENUE
BERWICK, PA 18603

2. Name and address of Defendant(s) in the Judgment, if different from that listed. in (1) above: **SAME**

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

Robert G. Davenport
Box 814
Berwick, PA 18603

Pennsylvania Power & Light Company c/o
Frank C. Baker, Esquire
6009 New Berwick Highway
Bloomsburg, PA 17815

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

PLAINTIFF HEREIN (AND ANY OTHERS AS NOTED BELOW):

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

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: **UNKNOWN**

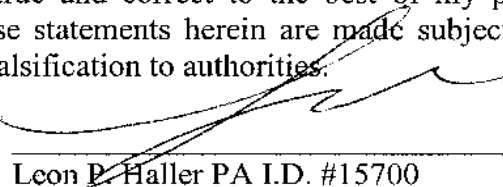
7. Name and address of every other person of whom the Plaintiff has knowledge who has **any interest** in the property which may be affected by the sale:

DOMESTIC RELATIONS
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

TENANT/OCCUPANT
1200 FIFTH AVENUE
BERWICK, PA 18603

(In the preceding information, where addresses could not be reasonably ascertained, the same is indicated.)

I verify that the statements made in this Affidavit are true and correct to the best of my personal knowledge, 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.



Leon P. Haller PA I.D. #15700
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

DATE: November 7, 2005

MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. C/O Homecomings Financial Network,
Inc.,

PLAINTIFF

VS.

MARK A. MATTERN
DONNA M. MATTERN,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

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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: **UNKNOWN**

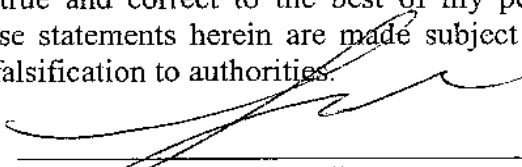
7. Name and address of every other person of whom the Plaintiff has knowledge who has **any interest** in the property which may be affected by the sale:

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Leon P. Haller PA I.D. #15700
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

DATE: November 7, 2005

SHERIFF:

I am submitting documentation necessary to schedule a Sheriffs sale of real estate.

If you require anything further or have any questions as to content or format, please contact the undersigned.

Thank you.

Maryland Ferretti / mferretti@pkh.com
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
PHONE: (717) 234-4178

Inquiries relating to service should be directed to Mindy Horley.

Inquiries relating to the actual sale should be directed to Sharon Dunn.

Purcell, Krug & Haller

1719 North Front Street
Harrisburg, PA 17102

COMMERCIAL BANK

CHECK NO. CHECK DATE

113978 11/08/2005

113978

PAY ONE THOUSAND THREE HUNDRED FIFTY AND 00/100
DOLLARS*****

CHECK AMOUNT
\$*****1,350.00

TO THE
ORDER
OF

SHERIFF OF COLUMBIA COUNTY

⑈113978⑈ ⑆03130184E⑆ 51 320931 2⑈

VOID AFTER 90 DAYS

Security Features Included. Details on back.