

SHERIFF'S SALE COST SHEET

NO. 36-05 ED NO. 181-05 VS. Shannon's JD DATE/TIME OF SALE Stayed

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>165.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>27.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>16.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$25.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>5.50</u>
NOTARY	\$ <u>8.00</u>
TOTAL ***** \$ <u>309.50</u>	

WEB POSTING	285	\$150.00
PRESS ENTERPRISE INC.		\$ _____
SOLICITOR'S SERVICES		\$75.00
TOTAL ***** \$ <u>150.00</u>		

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

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20		\$ _____
SCHOOL DIST. 20		\$ _____
DELINQUENT 20 76		\$ <u>5.00</u>
TOTAL ***** \$ <u>5.00</u>		

MUNICIPAL FEES DUE:		
SEWER 20		\$ _____
WATER 20		\$ _____
TOTAL ***** \$ <u>-0-</u>		

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

TOTAL COSTS (OPENING BID) \$ 584.50

1356.00 Dep.
765.50

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

Katherine Trautz
Sale Department, Ext. 1493

Representing Lenders in
Pennsylvania and New Jersey

April 28, 2005

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

**Re: PHH MORTGAGE CORPORATION, F/K/A CENDANT MORTGAGE
CORPORATION
v. DONNA C. SHEMONIS
No. 2005-CV-181**

Dear Sir or Madam:

Please stay the Sheriff's Sale of the above referenced property, which is scheduled for 6/8/05.

No funds were received in consideration for the stay.

Very truly yours,

Katherine Trautz
/kjm

36

VIA TELECOPY 570-389-5625

Cc: DONNA C. SHEMONIS
2105 HEIGHTS ROAD
BERWICK, PA 18603

36

Federman and Phelan is now
PHELAN HALLINAN & SCHMIEG
Suite 1400
16 17 JFK Boulevard
Philadelphia, PA 19103-1814
215-563-7000

Office of the Sheriff
COLUMBIA County Courthouse

Re: PHH MORTGAGE CORPORATION, F/K/A CENDANT MORTGAGE CORPORATION
v. DONNA C. SHEMONIS
No. 2005-CV-181
Premises: 2105 HEIGHTS ROAD, BERWICK, PA 18603

Dear Sir/madam,

Please find attached a copy of the original Affidavit(s), which has been sent for filing with the COLUMBIA Prothonotary's Office as of the date of this letter.

Yours truly,

Nicole Kuchman

Nicole Kuchman
for Federman and Phelan, LLP

*****PROPERTY IS LISTED FOR THE SHERIFF'S SALE.*****

AFFIDAVIT OF SERVICE

Plaintiff: PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION

COLUMBIA County
No 2005-CV-181

WJT

Defendant(s): DONNA C. SHEMONIS

Our File #111605
Type of Action
- Notice of Sheriff's Sale

Address: 2105 HEIGHTS ROAD
BERWICK, PA 18603

Sale Date: 6/8/05

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

SERVED

Served and made known to DONNA C. SHEMONIS Defendant, on the 11TH day of APRIL, 2005, at 2:45 o'clock P.m., at 2105 HEIGHTS ROAD, BERWICK Commonwealth of PA - 18603, in the manner described below:

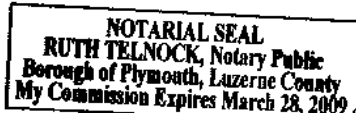
☒ Defendant personally served.
☐ Adult family member with whom Defendant(s) reside(s). Relationship is _____
☐ Adult in charge of Defendant(s)'s residence who refused to give name or relationship.
☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).
☐ Agent or person in charge of Defendant(s)'s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

Description: Age 40 Height 5'-2" Weight 125 Race W Sex F Other BRN. HAIR

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

Sworn to and subscribed
before me this 11 day
of APRIL, 2005.

Notary: Ruth Telnock



By:

George Telnock

NOT SERVED

On the _____ day of _____, 200____, at _____ o'clock ____m., Defendant **NOT FOUND** because:

____ Moved ____ Unknown ____ No Answer ____ Vacant

Other: 1ST ATTEMPT 2ND ATTEMPT 3RD ATTEMPT

Sworn to and subscribed
before me this _____ day
of _____, 200__.

Notary:

By:

Attorney for Plaintiff

Daniel G. Schmieg, Esquire - I.D. No. 62205
One Penn Center at Suburban Station-Suite 1400
Philadelphia, PA 19103
(215) 563-7000

Address
Date of Delivery
APR 01 2004

B. Received by (Printed Name)
APR 01 2004

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

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

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) **7003 0500 0001 9056 0835**

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-15

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

2. Article Number
 (Transfer from service label) **7003 0500 0001 9056 0835**

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-15

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) **7003 0500 0001 9056 0842**

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-15

1. Article Addressed to:
 Beneficial Consumer Dis. Co.
 38 South Main St.
 Shenandoah, PA 17976

2. Article Number
 (Transfer from service label) **7003 0500 0001 9056 0804**

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:

OFFICE OF FAIR,
DEPARTMENT OF PUBLIC WELFARE
PO BOX 8016
HARRISBURG, PA 17105

COMPLETE THIS SECTION ON DELIVERY

- A. Signature  ☐ Agent ☒ Address
- B. Received by (Printed Name) APR 01 2005 ☐ Date of Delivery
- C. Is delivery address different from item 1? ☐ Yes ☐ No
- D. If YES, enter delivery address below:

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

2. Article Number

(Transfer from service label)

7003 0500 0001 9056 0828

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-15

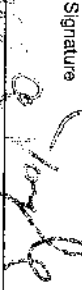
SENDER: COMPLETE THIS SECTION

- 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:

Commonwealth of PA
PO Box 2675
Harrisburg, PA 17105

COMPLETE THIS SECTION ON DELIVERY

- A. Signature  ☐ Agent ☒ Address
- B. Received by (Printed Name) APR 01 2005 ☐ Date of Delivery
- C. Is delivery address different from item 1? ☐ Yes ☐ No
- D. If YES, enter delivery address below:

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

2. Article Number

(Transfer from service label)

7003 0500 0001 9056 0798

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-15



April 5, 2005

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

**PHH MORTGAGE CORPORATION, F/K/A CENDANT MORTGAGE
CORPORATION**

VS

DONNA C. SHEMONIS

DOCKET # 36ED2005

JD # 181JD2005

Dear Timothy:

The outstanding balance on sewer account #108961 for the property located at 2105 Heights Road, Berwick Pa through June 2005 is \$550.31. The amount owed for the sewer account through June 2005 is \$434.31, plus \$116.00 to satisfy a lien.

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

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

PHH MORTGAGE CORPORATION, F/K/A
CENDANT MORTGAGE CORPORATION
VS

Docket # 36ED2005

WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

DONNA C. SHEMONIS

AFFIDAVIT OF SERVICE

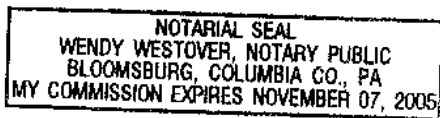
NOW, THIS THURSDAY, MARCH 31, 2005, AT 3:15 PM, SERVED THE WITHIN WRIT OF
EXECUTION - MORTGAGE FORECLOSURE UPON DONNA SHEMONIS AT 2105
HEIGHTS ROAD, BERWICK BY HANDING TO DONNA SHEMONIS, , A TRUE AND ATTESTED
COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS FRIDAY, APRIL 01, 2005



NOTARY PUBLIC





X

TIMOTHY T. CHAMBERLAIN
SHERIFF

X 

P. D'ANGELO
DEPUTY SHERIFF

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 3/30/2005

SERVICE# 1 - OF - 12 SERVICES
DOCKET # 36ED2005

PLAINTIFF PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION

DEFENDANT DONNA C. SHEMONIS
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED	PAPERS TO SERVED
DONNA SHEMONIS	WRIT OF EXECUTION - MORTGAGE
2105 HEIGHTS ROAD	FORECLOSURE
BERWICK	

SERVED UPON Donna Shemonis

RELATIONSHIP _____ IDENTIFICATION _____

DATE 03.31.05 TIME 1515 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 T. Chamberlain DATE 03.31.05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 3/30/2005

SERVICE# 4 - OF - 12 SERVICES
DOCKET # 36ED2005

PLAINTIFF PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION

DEFENDANT DONNA C. SHEMONIS
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED	PAPERS TO SERVED
CONNIE GINGHER-TAX COLLECTOR	WRIT OF EXECUTION - MORTGAGE
1615 LINCOLN AVE.	FORECLOSURE
BERWICK	

SERVED UPON CONNIE GINGHER

RELATIONSHIP _____ IDENTIFICATION _____

DATE 03.31.05 TIME 1505 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

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

DEPUTY

[Signature]

DATE

03.31.05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 3/30/2005

SERVICE# 5 - OF - 12 SERVICES
DOCKET # 36ED2005

PLAINTIFF PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION

DEFENDANT DONNA C. SHEMONIS
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 KERRY GREER

RELATIONSHIP Clerk IDENTIFICATION _____

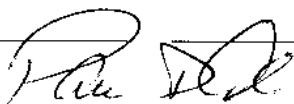
DATE 03.31.05 TIME 1450 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

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

DEPUTY  DATE 03.31.05

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

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

SHEMONIS DONNA C
 2105 HEIGHTS ROAD
 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		BILL NO.	
		03/01/2005		5824	
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	AX AMOUNT DUE	INCL PENALTY
GENERAL	32,140	5.646	177.83	181.46	199.61
SINKING		1.345	42.37	43.23	47.55
LIGHT		.75	23.63	24.11	25.32
FIRE		1.75	55.12	56.25	59.06
BORO RE		6.6	207.88	212.12	222.73
The discount & penalty have been calculated for your convenience					
PAY THIS AMOUNT			506.83	517.17	554.27
			April 30	June 30	June 30
			If paid on or before	If paid on or before	If paid after
CITY			TWP		
Discount 2 %			2 %		
Penalty 10 %			5 %		
PARCEL: 04B-01 -039-00,000					
2105 HTS RD					
.2479 Acres			Land 4,320		
			Buildings 27,820		
Total Assessment			32,140		

This tax returned to
 courthouse on:
 January 1, 2006

FILE COPY

36

REAL ESTATE TAX CERTIFICATION

By: Timothy T. Chamberlain, Per: dm.
Sheriff

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 3/30/2005

SERVICE# 6 - OF - 12 SERVICES
DOCKET # 36ED2005

PLAINTIFF PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION

DEFENDANT DONNA C. SHEMONIS
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

SERVED UPON Leslie L. Smith

RELATIONSHIP _____ IDENTIFICATION _____

DATE 3-31-05 TIME 10:25 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. C. Smith DATE 3-31-05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 3/30/2005

SERVICE# 9 - OF - 12 SERVICES
DOCKET # 36ED2005

PLAINTIFF

PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION

DEFENDANT
ATTORNEY FIRM

DONNA C. SHEMONIS
PHELAN HALLINAN AND SCHMIEG

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

PAPERS TO SERVED
WRIT OF EXECUTION - MORTGAGE
FORECLOSURE

SERVED UPON DEB ALPER

RELATIONSHIP _____ IDENTIFICATION _____

DATE 3-31-5 TIME 10:10 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

[Signature]

DATE 3-31-5

REAL ESTATE OUTLINE

ED # 36-05

DATE RECEIVED 3-30-01
DOCKET AND INDEX 3-31-01
SET FILE FOLDER UP 3-31-01

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# 417415

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

SALE DATE June 8, 05 TIME 1030
POSTING DATE May 4, 05
ADV. DATES FOR NEWSPAPER
1ST WEEK May 18
2ND WEEK 25
3RD WEEK June 1, 05

SHERIFF'S SALE

WEDNESDAY JUNE 8, 2005 AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 36 OF 2005 ED AND CIVIL WRIT NO. 181 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 piece or parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the Westerly side of Woodin Road at the corner of Lot No. 34; thence along Woodin Road in a Northerly direction 135 feet to the corner of Lot No. 38; thence along said lot in a Westerly direction 120 feet to a 15 foot alley; thence along said alley in a Southerly direction 135 feet to Lot No. 34; thence along the same in an Easterly direction 120 feet to the place of beginning.

BEING Lots Nos. 35, 36 and 37 in the Park Real Estate Addition.

EXCEPTING however, Lot No. 37 which was sold by Ruby B. Work, widow, to Paul Fahringer and Helen Fahringer, his wife, by Deed dated June 30, 1989 and recorded July 6, 1989 in Record Book 431 Page 1079. Said lot being 45' x 120'.

Tax Parcel #04B-01-039

PREMISES BEING: 2105 HEIGHTS ROAD, BERWICK, PA 18603

TITLE TO SAID PREMISES IS VESTED IN Donna C. Shemonis by Deed from Mary K. Buck and Robert Carl Buck, wife and husband, dated 10/12/1999 and recorded 10/15/1999 in Instrument #199909493.

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

SHERIFF'S SALE

WEDNESDAY JUNE 8, 2005 AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 36 OF 2005 ED AND CIVIL WRIT NO. 181 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:

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EXCEPTING however, Lot No. 37 which was sold by Ruby B. Work, widow, to Paul Fahringer and Helen Fahringer, his wife, by Deed dated June 30, 1989 and recorded July 6, 1989 in Record Book 431 Page 1079. Said lot being 45' x 120'.

Tax Parcel #04B-01-039

PREMISES BEING: 2105 HEIGHTS ROAD, BERWICK, PA 18603

TITLE TO SAID PREMISES IS VESTED IN Donna C. Shemonis by Deed from Mary K. Buck and Robert Carl Buck, wife and husband, dated 10/12/1999 and recorded 10/15/1999 in Instrument #199909493.

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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

SHERIFF'S SALE

WEDNESDAY JUNE 8, 2005 AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 36 OF 2005 ED AND CIVIL WRIT NO. 181 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 piece or parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the Westerly side of Woodin Road at the corner of Lot No. 34; thence along Woodin Road in a Northerly direction 135 feet to the corner of Lot No. 38; thence along said lot in a Westerly direction 120 feet to a 15 foot alley; thence along said alley in a Southerly direction 135 feet to Lot No. 34; thence along the same in an Easterly direction 120 feet to the place of beginning.

BEING Lots Nos. 35, 36 and 37 in the Park Real Estate Addition.

EXCEPTING however, Lot No. 37 which was sold by Ruby B. Work, widow, to Paul Fahringer and Helen Fahringer, his wife, by Deed dated June 30, 1989 and recorded July 6, 1989 in Record Book 431 Page 1079. Said lot being 45' x 120'.

Tax Parcel #04B-01-039

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

**PHH MORTGAGE CORPORATION,
F/K/A CENDANT MORTGAGE
CORPORATION**

Plaintiff

VS.

DONNA C. SIEMONIS

Defendant(s)

**: COURT OF COMMON PLEAS
: COLUMBIA COUNTY, PA
:
: NO: 2005-CV-181**

**:
: *2005 ED-36*
: WRIT OF EXECUTION
: (MORTGAGE FORECLOSURE)
:**

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA

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

Premises: 2105 HEIGHTS ROAD
BERWICK, PA 18603

(see attached legal description)

Amount Due \$90,171.37

Interest from 3/30/05 \$ _____
to sale date
(per dicm-\$14.82)

Total \$ _____ Plus Costs as endorsed.

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

Dated: *03-30-05*
(Seal)

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

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VS.

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

PHH MORTGAGE CORPORATION,
F/K/A CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

DONNA C. SHEMONIS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2005-CV-181

: *2005-ED-36*

AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No. 1)

PHH MORTGAGE CORPORATION, F/K/A CENDANT MORTGAGE CORPORATION,

Plaintiff in the above action, by its attorney, DANIEL G. SCHMIEG, ESQ., sets forth as of the date the Praecept for the Writ of Execution was filed the following information concerning the real property located at **2105 HEIGHTS ROAD, 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)

DONNA C. SHEMONIS

2105 HEIGHTS ROAD
BERWICK, PA 18603

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: 3/29/05

Phelan Hallinan & Schmieg, L.L.P.
By: DANIEL G. SCHMIEG
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Plaintiff

vs.

DONNA C. SHEMONIS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2005-CV-181
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:
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AFFIDAVIT PURSUANT TO RULE 3129.1

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LAST KNOWN ADDRESS

DONNA C. SHEMONIS

2105 HEIGHTS ROAD
BERWICK, PA 18603

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

NAME

LAST KNOWN ADDRESS

SAME AS ABOVE

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

NAME

LAST KNOWN ADDRESS

NONE

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

NAME

LAST KNOWN ADDRESS

**BENEFICIAL CONSUMER DISCOUNT CO. 38 SOUTH MAIN STREET
D/B/A BENEFICIAL MORTGAGE CO. OF PA SHENANDOAH, PA 17976**

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:

**BERWICK JOINT SEWER AUTHORITY 74740 COLUMBIA STREET
BERWICK, PA 18603**

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

**2105 HEIGHTS ROAD
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.


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Attorney for Plaintiff

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: 2005-ED-36

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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: 3/29/05

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

PHH MORTGAGE CORPORATION,
F/K/A CENDANT MORTGAGE
CORPORATION

Plaintiff

vs.

DONNA C. SHEMONIS

Defendant(s)

: COLUMBIA County
:
: Court of Common Pleas
:
: CIVIL DIVISION
:
: NO. 2005-CV-181
:
:
:

AFFIDAVIT PURSUANT TO RULE 3129.1

PHH MORTGAGE CORPORATION, F/K/A CENDANT MORTGAGE CORPORATION,
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 **2105 HEIGHTS ROAD, BERWICK, PA 18603.**

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

NAME

LAST KNOWN ADDRESS

DONNA C. SHEMONIS

2105 HEIGHTS ROAD
BERWICK, PA 18603

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

NAME

LAST KNOWN ADDRESS

SAME AS ABOVE

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

NAME

LAST KNOWN ADDRESS

NONE

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

NAME

LAST KNOWN ADDRESS

**BENEFICIAL CONSUMER DISCOUNT CO. 38 SOUTH MAIN STREET
D/B/A BENEFICIAL MORTGAGE CO. OF PA SHENANDOAH, PA 17976**

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:

**BERWICK JOINT SEWER AUTHORITY 74740 COLUMBIA STREET
BERWICK, PA 18603**

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

**2105 HEIGHTS ROAD
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: **3/29/05**

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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ATTORNEY FOR PLAINTIFF

PHH MORTGAGE CORPORATION,
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Plaintiff

vs.

DONNA C. SHEMONIS

Defendant(s)

: COLUMBIA County

:

: Court of Common Pleas

:

: CIVIL DIVISION

:

: NO. 2005-CV-181

:

:

:

:

****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

3/29/05

TO: DONNA C. SHEMONIS
2105 HEIGHTS ROAD
BERWICK, PA 18603

Your house (real estate) at **2105 HEIGHTS ROAD, 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 **\$90,171.37** obtained by **PHH MORTGAGE CORPORATION, F/K/A CENDANT MORTGAGE CORPORATION** (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

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

BEGINNING at a point on the Westerly side of Woodin Road at the corner of Lot No. 34; thence along Woodin Road in a Northerly direction 135 feet to the corner of Lot No. 38; thence along said lot in a Westerly direction 120 feet to a 15 foot alley; thence along said alley in a Southerly direction 135 feet to Lot No. 34; thence along the same in an Easterly direction 120 feet to the place of beginning.

BEING Lots Nos. 35, 36 and 37 in the Park Real Estate Addition.

EXCEPTING, however, Lot No. 37 which was sold by Ruby B. Work, widow, to Paul Fahringer and Helen Fahringer, his wife, by Deed dated June 30, 1989 and recorded July 6, 1989 in Record Book 431 Page 1079. Said lot being 45' x 120'.

Tax Parcel #04B-01-039

PREMISES BEING: 2105 HEIGHTS ROAD, BERWICK, PA 18603

TITLE TO SAID PREMISES IS VESTED IN Donna C. Shemonis by Deed from Mary K. Buck and Robert Carl Buck, wife and husband, dated 10/12/1999 and recorded 10/15/1999 in Instrument #199909493.

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

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AFFIDAVIT OF SERVICE

WJT

**Plaintiff: PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION**

**COLUMBIA County
No 2005-CV-181**

Defendant(s): DONNA C. SHEMONIS

**Our File #111605
Type of Action
- Notice of Sheriff's Sale**

**Address: 2105 HEIGHTS ROAD
BERWICK, PA 18603**

Sale Date:

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

SERVED

Served and made known to _____, Defendant, on the _____ day of
_____, 200____, at _____, o'clock ____m., at _____, Commonwealth of _____, in the
manner described below:

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

Description: Age _____ Height _____ Weight _____ Race _____ Sex _____ Other _____

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

Sworn to and subscribed
before me this _____ day
of _____, 200____.

Notary:

By:

NOT SERVED

On the _____ day of _____, 200____, at _____ o'clock ____m., Defendant **NOT FOUND** because:

_____ Moved _____ Unknown _____ No Answer _____ Vacant

Other: 1ST ATTEMPT 2ND ATTEMPT 3RD ATTEMPT

Sworn to and subscribed
before me this _____ day
of _____, 200____.

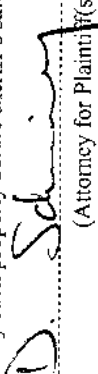
Notary:

By:

Attorney for Plaintiff

**Daniel G. Schmieg, Esquire - I.D. No. 62205
One Penn Center at Suburban Station-Suite 1400
Philadelphia, PA 19103
(215) 563-7000**

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, 1 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)

....., 20

HARRY A. ROADARMEL

Sheriff

COLUMBIA County, Pa.

Sir: — There will be placed in
your hands

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

follows: PHH MORTGAGE CORPORATION, F/K/A CENDANT
MORTGAGE CORPORATION vs DONNA C. SHEMONIS and

The defendant will be found at 2105 HEIGHTS ROAD,
BERWICK, PA 18603

.....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.....

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

SHERIFF'S RETURN OF SERVICE-COLUMBIA COUNTY

PLAINTIFF

**PHH MORTGAGE CORPORATION, F/K/A
CENDANT MORTGAGE CORPORATION**

DEFENDANT

DONNA C. SHEMONIS

COURT NO.: 2005-CV-181

SERVE AT:

**2105 HEIGHTS ROAD
BERWICK, PA 18603**

a)TYPE OF ACTION

XX Notice of Sheriff's Sale

SALE DATE: _____

PLEASE POST THE HANDBILL

SERVED

Served and made known to _____, Defendant, on the ____ day of _____, 200__, at __, o'clock ____ M., at _____, Commonwealth of Pennsylvania, in the manner described below:

___ Defendant personally served.

___ Adult family member with whom Defendant(s) reside(s).

Relationship is _____.

___ Adult in charge of Defendant's residence who refused to give name or relationship.

___ Manager/Clerk of place of lodging in which Defendant(s) reside(s).

___ Agent or person in charge of Defendant's office or usual place of business.

___ _____ an officer of said Defendant's company.

___ Other: _____.

Description: Age _____ Height _____ Weight _____ Race _____ Sex _____ Other _____

SHERIFF

By: _____ Deputy Sheriff

On the ____ day of _____, 200__, at ____ o'clock ____ M., Defendant NOT FOUND because:

___ Moved ___ Unknown ___ No Answer ___ Vacant

Other: _____

SHERIFF

By: _____ Deputy Sheriff

I.DEPUTIZED SERVICE

Now, this ____ day of _____, 200__, I, Sheriff of CLINTON County, Pennsylvania, do hereby deputize the Sheriff of ____ County to serve this Notice of Sheriff's Sale and make return thereof and according to law.

SHERIFF

By: _____ Deputy Sheriff

ATTORNEY FOR PLAINTIFF

DANIEL G. SCHMIEG, ESQUIRE

I.D.#62205

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

(215)563-7000

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

COMMERCE BANK
PHILADELPHIA, PA 19148

3-180360

CHECK NO
417415

03/29/2005

DATE	AMOUNT
03/29/2005	*****1,350.00

Void after 90 days

Pay (NINE THOUSAND) THREE HUNDRED FIFTY AND 00/100 DOLLARS

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

Thomas S. Hallinan

"417415" :036001808:36 150855 6"