

SHS# 13444

SHERIFF'S SALE COST SHEET

MEAS VS. Route - Place NO. 167-06 ED NO. 573-06 JD DATE/TIME OF SALE Stayed

DOCKET/RETURN \$15.00
 SERVICE PER DEF. \$150.00
 LEVY (PER PARCEL \$15.00
 MAILING COSTS \$27.50
 ADVERTISING SALE BILLS & COPIES \$17.50
 ADVERTISING SALE (NEWSPAPER) \$15.00
 MILEAGE \$6.00
 POSTING HANDBILL \$15.00
 CRYING/ADJOURN SALE \$10.00
 SHERIFF'S DEED \$25.00
 TRANSFER TAX FORM \$25.00
 DISTRIBUTION FORM \$25.00
 COPIES \$5.00
 NOTARY \$10.00
 TOTAL ***** \$286.00

WEB POSTING \$150.00
 PRESS ENTERPRISE INC. \$244.00
 SOLICITOR'S SERVICES \$75.00
 TOTAL ***** \$994.00

PROTHONOTARY (NOTARY) \$10.00
 RECORDER OF DEEDS
 TOTAL ***** \$ -

REAL ESTATE TAXES:
 BORO, TWP & COUNTY 20 \$
 SCHOOL DIST. 20 \$
 DELINQUENT 20 \$5.00
 TOTAL ***** \$5.00

MUNICIPAL FEES DUE:
 SEWER 20 \$
 WATER 20 \$
 TOTAL ***** \$ -

SURCHARGE FEE (DSTE) \$110.00
 MISC. *Penalty* \$1338.17
 TOTAL ***** \$1338.17

TOTAL COSTS (OPENING BID) \$2733.17

Due # 1383.17

1350

Dep.

Not Paid

ENTITY

FAP

VENDOR

Sheriff of Columbia County [SCOTU]

CHECK DATE CHECK NO.
10/12/2006 543108

DOC NO	APPLY TO	VENDOR	CREDIT NO	INVOICE NO	DOC AMOUNT	DISCOUNT	PAYMENT AMOUNT
543108	678828	10/11/2006	134444	1,383.17	0.00	1,383.17	
DESIRES D. ROY/TO-PLACE 0016749913 [SETTLEMENT]							

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

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

CHECK NO
543108

3-180/360

COMMERCE BANK
PHILADELPHIA, PA 19148

DATE	AMOUNT
10/12/2006	1,383.17

Pay ONE THOUSAND THREE HUNDRED EIGHTY THREE AND 17/100 DOLLARS

To The
Order
Of

Sheriff of Columbia County
35 W Main Street
Bloomsburg, PA 17815

Thomas S. Hallinan

543108 1036001808:36 150866 6

SHERIFF'S SALE COST SHEET

MEKS vs. Barth - Pierce
 NO. 167-06 ED NO. 573-06 JD DATE/TIME OF SALE 5/11/07

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>150.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>27.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>6.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>5.00</u>
NOTARY	\$ <u>10.00</u>
TOTAL ***** \$ <u>786.00</u>	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>5-14.00</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>994.00</u>	

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

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

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

SURCHARGE FEE (DSTE)	\$ <u>110.00</u>
MISC. <u>Penalty</u>	\$ <u>1338.17</u>
TOTAL ***** \$ <u>1358.17</u>	

TOTAL COSTS (OPENING BID)	\$ <u>2733.17</u>
	<u>1350</u>

Due \$ 1383.17

Dep.

**Phelan Hallinan and Schmieg, L.L.P.
One Penn Center at Suburban Station
1817 John F. Kennedy
Suite 1400
Philadelphia, PA 19103-1814
215-583-7000
Main Fax 215-583-5534**

Peter J. Tremper
Legal Assistant, Ext. 1481

Representing Lenders in
Pennsylvania and New Jersey

September 19, 2006

Via Telefax 570-389-5625

Memorandum

To: Office of the Sheriff
COLUMBIA County

Attn: Real Estate Dept.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
vs.
DESIREE D. ROVITO-PIERCE
COLUMBIA- No. 2006-CV-573-MF**

**Premises: 711 LOCUST STREET
BLOOMSBURG, PA 17815**

Dear Sir or Madam:

Please **STAY** the Sheriff's Sale of the above referenced property which is scheduled for **September 20, 2006**.

\$66,908.56 was received in consideration for the Stay.

Very truly yours,

Peter J. Tremper

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 August 30 and September 6, 13, 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 18th day of September, 2006

(Notary Public)

My commission expires Commonwealth Of Pennsylvania

Notarial Seal
Dennis L. Ashenfelder, 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.

SHERIFF'S SALE COST SHEET

11ERS vs. Desiree Kanto Pierce
 NO. 107-06 ED NO. 573-06 JD DATE/TIME OF SALE Sept. 20 1030

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>150.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>27.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>6.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>5.00</u>
NOTARY	\$ <u>16.00</u>
TOTAL *****	\$ <u>371.00</u>

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>844.00</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL *****	\$ <u>1069.00</u>

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

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20	\$ <u>12</u>	
SCHOOL DIST. 20	\$ <u>14</u>	
DELINQUENT 20	\$ <u>5.00</u>	
TOTAL *****	\$ <u>5.00</u>	

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

SURCHARGE FEE (DSTE)	\$ <u>116.00</u>
MISC. _____	\$ _____
_____	\$ _____
TOTAL *****	\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 1666.50

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

MEIS VS Debrae Raulo Pierce

NO. 107-06 ED NO. 573-06 JD

DATE/TIME OF SALE: Sept. 20 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 \$ _____

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

September 5, 2006

Office of the Sheriff
COLUMBIA County Courthouse

RE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
V. DESIREE D. ROVITO-PIERCE
COLUMBIA COUNTY, NO. 2006-CV-573-MF

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

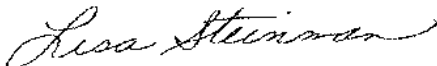
Enclosed please find the following:

XX Affidavit of service pursuant to rule 3129 with attachments.

Please find attached a copy of the original Affidavit of service pursuant to rule 3129, which has been sent for filing with the COLUMBIA County Prothonotary's Office as of the date of this letter.

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

Yours truly,



LISA STEINMAN
For PHELAN HALLINAN & SCHMIEG, LLP

*****PROPERTY IS LISTED FOR THE 9/20/06 SHERIFF'S SALE.*****

PS Form 3811, February 2004
Domestic Return Receipt

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

Article Number
(Transfer from service label)

Form 3811, February 2004

Domestic Return Receipt

7005 1160 0000 0372 8385

102595-02-M-1540

Article Addressed to:

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

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

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

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

SENDER: COMPLETE THIS SECTION

PS Form 3811, February 2004
(Transfer from service label)

DEPARTMENT OF REVENUE-ATTN: SHERIFF SALE
CLEARANCE SUPPORT SECTION
DEPARTMENT 281230
HARRISBURG, PA 17128-1230

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

SENDER: COMPLETE THIS SECTION

PS Form 3811, February 2004
(Transfer from service label)

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

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

SENDER: COMPLETE THIS SECTION

Commonwealth of PA
PO Box 2675
Harrisburg, PA 17105

1. Article Addressed to:
or on the front if space permits.
■ 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.

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

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

Domestic Return Receipt

PS Form 3811, February 2004

(Transfer from service label)

7005 1160 0000 0372 8392

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

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

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PS Form 3811, February 2004
(Transfer from service label)

DEPARTMENT OF REVENUE-ATTN: SHERIFF SALE
CLEARANCE SUPPORT SECTION
DEPARTMENT 281230
HARRISBURG, PA 17128-1230

1. Article Addressed to:
or on the front if space permits.
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■ Print your name and address on the reverse item 4 if Restricted Delivery is desired.
■ Complete items 1, 2, and 3. Also complete

SENDER: COMPLETE THIS SECTION

PS Form 3811, February 2004
(Transfer from service label)

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

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

SENDER: COMPLETE THIS SECTION

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

RE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

) CIVIL ACTION

vs.

DESIREE D. ROVITO-PIERCE

) CIVIL DIVISION
) NO. 2006-CV-573-MF

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

COMMONWEALTH OF PENNSYLVANIA)
COUNTY OF COLUMBIA)

SS:

I, DANIEL G. SCHMIEG, ESQUIRE attorney for **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** hereby verify that true and correct copies of the Notice of Sheriff's sale were served by certificate of mailing to the recorded lienholders, and any known interested party see Exhibit "A" attached hereto.

DATE: September 5, 2006

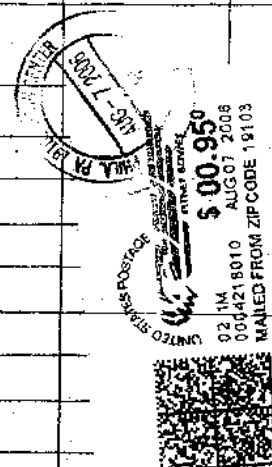

DANIEL G. SCHMIEG, ESQUIRE
Attorney for Plaintiff

Name and
Address
of Sender



PHILAN HALLINAN & SCHMIEG, LLP
One Penn Center at Suburban Station, Suite 1400
Philadelphia, PA 19103

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1		TENANT/OCCUPANT 711 LOCUST STREET BLOOMSBURG, PA 17815		
2		DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815		
3		COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105		
4				
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				
15		Re: DESIREE D. ROVITO-PIERCE TEAM 3 PHS#134444		
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	
			The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual R900, S913 and S921 for limitations of coverage.	



Phelan Hallinan & Schmieg, LLP

1617 JFK Boulevard, Suite 1400

Philadelphia, PA 19103-1814

215-320-0007

Fax: 215-563-7009

Kevin.Olinger@fedphe.com

Kevin Olinger
Legal Assistant, Ext. 1365

Representing Lenders in
Pennsylvania and New Jersey

August 24, 2006

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

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

vs.

DESIREE D. ROVITO-PIERCE

COLUMBIA- No. 2006-CV-573-MF

Action in Mortgage Foreclosure

Premises: 711 LOCUST STREET

BLOOMSBURG, PA 17815

Dear Sir/Madame:

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

If you have any questions regarding this matter, please do not hesitate to contact this office. Thank you for your cooperation.

Sincerely,



Kevin Olinger
Enclosure

AFFIDAVIT OF SERVICE

Plaintiff: MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC.

nmk
COLUMBIA County
No 2006-CV-573-MF

Defendant(s): DESIREE D. ROVITO-PIERCE

Our File#134444
Type of Action
- Notice of Sheriff's Sale

Address: 711 LOCUST STREET
BLOOMSBURG, PA 17815

Sale Date: 9/20/06

PLEASE ATTEMPT SERVICE AT LEAST 3 TIMES

SERVED

Served and made known to Desiree D. Rovito Pierce Defendant, on the 14 day of August,
2006 at 12:35 o'clock P.m., at 711 Locust St., 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 35-45 Height 5'5" Weight 135 Race W Sex F Other _____

I, David Roberts, 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 14th day
of August, 2006
Notary: Patricia E. Harris

By: Daniel Roberts

NOT SERVED

On the State of New Jersey, 2006, at _____ o'clock _____ m., Defendant **NOT FOUND** because:
PATRICIA E. HARRIS
Commission Expires June 16, 2008
☐ Moved ☐ Unknown ☐ No Answer ☐ Vacant

Other: 1ST ATTEMPT 2ND ATTEMPT 3RD ATTEMPT

Sworn to and subscribed
before me this _____ day
of _____, 2006.

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

8

5

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 REGISTRATIONS
SYSTEMS, INC.

VS.

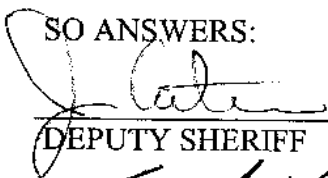
DESIREE ROVITO-PIERCE

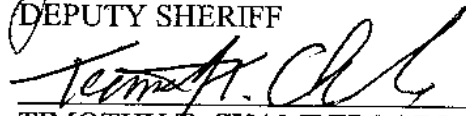
WRIT OF EXECUTION #107 OF 2006 ED

POSTING OF PROPERTY

August 15, 2006 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF DESIREE ROVITO-PIERCE AT 711 LOCUST STREET BLOOMSBURG
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY
CHIEF DEPUTY SHERIFF JAMES ARTER.

SO ANSWERS:


DEPUTY SHERIFF


TIMOTHY T. CHAMBERLAIN
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 21ST DAY OF AUGUST 2006



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

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

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. Docket # 107ED2006

VS

MORTGAGE FORECLOSURE

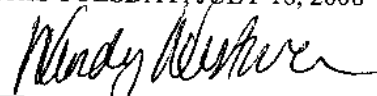
DESIREE D. ROVITO-PIERCE

AFFIDAVIT OF SERVICE

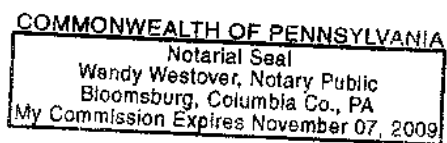
NOW, THIS FRIDAY, JULY 14, 2006, AT 10:50 AM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON DESIREE D. ROVITO-PIERCE AT 711 LOCUST STREET, BLOOMSBURG BY HANDING TO DESIREE ROVITO-PIERCE, , A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS TUESDAY, JULY 18, 2006



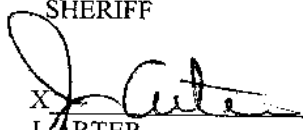
NOTARY PUBLIC





X

TIMOTHY T. CHAMBERLAIN
SHERIFF



J. CARTER
DEPUTY SHERIFF

TOWN OF BLOOMSBURG

MAKE CHECKS PAYABLE TO:

MARY F. WARD

301 East Second Street

Bloomsburg, PA 17815

FOR BLOOMSBURG SCHOOL DISTRICT

DATE 07/01/06

BILL# 002228

DESCRIPTION	ASSESSMENT	RATE	LESS DISC	AMOUNT FACE	INC PENALTY
REAL ESTATE	17295	35.100	594.91	607.05	667.76
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	594.91	607.05
			AUG 31 IF PAID ON OR BEFORE	OCT 31 IF PAID ON OR BEFORE	OCT 31 IF PAID AFTER

HOURS JUL & AUG TH 9AM-4:30PM
FRI 9AM-2PM AFTER AUG 31
FRI 9AM-4:30PM OR BY APPT
PHONE 570-784-1581

M
A
I
L

T
O

PIERCE DESIREE D ROVITO
711 LOCUST ST
BLOOMSBURG PA 17815

SCHOOL PENALTY AT 10%

PROPERTY DESCRIPTION	ACCT.
PARCEL 05E12 10300000	12981
711 LOCUST ST	3500.00
20011-2884	13795.00
0.12 ACRES	

THIS TAX RETURNED
TO COURT HOUSE
JANUARY 1, 2007

Copy 1

NAME AND ADDRESS CORRECTION REQUESTED

County & Town Paid June 30, 2006

9/20

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) 704-6300

Thursday, July 13, 2006

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

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
VS
DESIREE D. ROVITO-PIERCE**

DOCKET # 107ED2006

JD # 573JD2006

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office **IMMEDIATELY**.

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

Respectfully,

Timothy T. Chamberlain

Timothy T. Chamberlain
Sheriff of Columbia County

You may need an attorney to assert your rights. The sooner you contact one, the better chance you will have of stopping the Sale. (See the Notice below on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE
OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES 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 (215) 563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A Schedule of Distribution of the money bid for real estate will be filed by the Sheriff on _____. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reason why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
7. You may also have other rights and defenses or ways of getting your 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 EAST 5TH STREET
BLOOMSBURG, PA 17815
(570) 784-8760**

DESCRIPTION

ALL THAT CERTAIN piece, parcel and lot of ground situate in the Eastern side of Locust Street, in the Town of Bloomsburg, in the County of Columbia and State of Pennsylvania, in the new addition of the Bloomsburg Land Improvement Company to said Town of Bloomsburg and known and designated as Lot Number Two (2) in Block Number Twenty-Nine (29) in the plot or draft of said addition compiled by Samuel Neyhard and James C. Brown in 1891, and bounded as follows:

BEGINNING at a corner on the East side of Locust Street on boundary line of lot now or formerly of James Pollock, and thence along said Pollock lot in an Easterly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to an alley; and thence along said alley in a northerly direction Forty (40) feet to line of lot now or formerly of Ralph Gray, and thence along said Gray lot in a Westerly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to the East side of said Locust Street, and thence along the East side of said Locust Street in a southerly direction Forty (40) feet to the place of beginning.

CONTAINING 5160 square feet, and whereon is erected a frame dwelling house and outbuildings.

BEING the same premises which John A. Thomaides and Julie Thomaides, husband and wife, by Deed dated June 24, 1993, and recorded in Columbia County Record Book 538, Page 719, granted and conveyed unto Waymon F. Reese and Helen M. Reese, husband and wife, Grantors herein.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Desiree D. Rovito-Pierce, by Deed from Waymon F. Reese and Helen M. Reese, husband and wife, dated 12-14-01, recorded 12-17-01, in Deed Mortgage Inst# 200112884.

PRIOR DEED INFORMATION

TITLE TO SAID PREMISES IS VESTED IN Waymon F. Reese and Helen M. Reese, husband and wife, by Deed from John A. Thomaides and Julie Thomaides, husband and wife, dated 6-24-93, recorded 6-24-93, in Deed Book 538, page 719.

Tax Parcel No: 05e-12-103-00,-000

Premises being: 711 LOCUST STREET, BLOOMSBURG, PA 17815

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 7/12/2006

SERVICE# 1 - OF - 11 SERVICES
DOCKET # 107ED2006

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

DEFENDANT DESIREE D. ROVITO-PIERCE
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED	PAPERS TO SERVED
DESIREE D. ROVITO-PIERCE	MORTGAGE FORECLOSURE
711 LOCUST STREET	
BLOOMSBURG	

SERVED UPON DESIREE

RELATIONSHIP DEF IDENTIFICATION _____

DATE 7-14-06 TIME 1535 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

7-14-06 1050 ARTICR CARD

DEPUTY

J. C. A.

DATE 7-14-06

**MUNICIPAL AUTHORITY
of the
TOWN OF BLOOMSBURG**

Chairman
Thomas Evans
Vice Chairman
George Turner
Treasurer
Michael Upton
Secretary-Assst. Treasurer
Carol L. Mas
Solicitor
Gary E. Norton, Esq.

Board of Directors

Michael Upton
Thomas Evans
George Turner

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

July 14, 2006

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

RE: Desiree D. Rovito-Pierce
711 Locust Street
Bloomsburg, Pa. 17815

Docket # 107ED2006 JD# 573JD2006

Dear Sheriff Chamberlain:

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

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

Sincerely,


Jeanette Cashner
Office Manager

CK ON 7/14/06 TO SEND
INFO MONEY

COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 7/12/2006

SERVICE# 3 - OF - 11 SERVICES
DOCKET # 107ED2006

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC.

DEFENDANT DESIREE D. ROVITO-PIERCE
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED
MARY WARD-TAX COLLECTOR
2ND ST
BLOOMSBURG

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON MARY

RELATIONSHIP Tax Collector IDENTIFICATION _____

DATE 7-14-06 TIME 11:15 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

J. Galt

DATE 7-14-06

COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 7/12/2006

SERVICE# 4 - OF - 11 SERVICES
DOCKET # 107ED2006

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC.

DEFENDANT DESIREE D. ROVITO-PIERCE
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON JENNETT CASHNER

RELATIONSHIP OFFICE MANAGER IDENTIFICATION _____

DATE 7-14-6 TIME 1120 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. A. [Signature]

DATE 7-14-6

COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 7/12/2006

SERVICE# 5 - OF - 11 SERVICES
DOCKET # 107ED2006

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC.

DEFENDANT DESIREE D. ROVITO-PIERCE
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Leslie LEVAN

RELATIONSHIP Cust Service IDENTIFICATION _____

DATE 7-14-6 TIME 1135 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS

DATE

TIME

OFFICER

REMARKS

DEPUTY

DATE 7-14-6

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 7/12/2006

SERVICE# 8 - OF - 11 SERVICES
DOCKET # 107ED2006

PLAINTIFF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC.

DEFENDANT DESIREE D. ROVITO-PIERCE
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Deb Miller

RELATIONSHIP Clerk IDENTIFICATION _____

DATE 7-14-6 TIME 0900 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. Guter

DATE 7-14-6

COUNTY OF COLUMBIA
REAL ESTATE TAX CERTIFICATION

Date: 07/14/2006

Fee: \$5.00

Cert. NO: 2242

PIERCE DESIREE D ROVITO
711 LOCUST ST
BLOOMSBURG PA 17815

District: TOWN OF BLOOMSBURG
Deed: 20011 -2884
Location: 711 LOCUST ST LOT #
Parcel Id: 05E-12 -103-00,000

Assessment: 17,295
Balances as of 07/14/2006

YEAR	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
------	----------	------------	---------	----------	------	---------

NO TAX CLAIM TAXES DUE

By:

Timothy T. Chamberlain
Sheriff

Per:

dm

REAL ESTATE OUTLINE

ED # 187-06

DATE RECEIVED 7-18-06
DOCKET AND INDEX 7-18-06

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# 516638
****IF ANY OF ABOVE IS MISSING DO NOT PROCEED****

SALE DATE Sept 20, 06 TIME 1030
POSTING DATE Aug 16
ADV. DATES FOR NEWSPAPER
1ST WEEK Aug 20
2ND WEEK Sept 6
3RD WEEK 13, 06

SHERIFF'S SALE

WEDNESDAY SEPTEMBER 20, 2006 AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 107 OF 2006 ED AND CIVIL WRIT NO. 573 OF 2006 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece, parcel and lot of ground situate in the Eastern side of Locust Street, in the Town of Bloomsburg, in the County of Columbia and State of Pennsylvania, in the new addition of the Bloomsburg Land Improvement Company to said Town of Bloomsburg and known and designated as Lot Number Two (2) in Block Number Twenty-Nine (29) in the plot or draft of said addition compiled by Samuel Neyhard and James C. Brown in 1891, and bounded as follows:

BEGINNING at a corner on the East side of Locust Street on boundary line of lot now or formerly of James Pollock, and thence along said Pollock lot in an Easterly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to an alley; and thence along said alley in a northerly direction Forty (40) feet to line of lot now or formerly of Ralph Gray, and thence along said Gray lot in a Westerly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to the East side of said Locust Street, and thence along the East side of said Locust Street in a southerly direction Forty (40) feet to the place of beginning.

CONTAINING 5160 square feet, and whereon is erected a frame dwelling house and outbuildings.

BEING the same premises which John A. Thomaides and Julie Thomaides, husband and wife, by Deed dated June 24, 1993, and recorded in Columbia County Record Book 538, Page 719, granted and conveyed unto Waymon F. Reese and Helen M. Reese, husband and wife, Grantors herein.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Desiree D. Rovito-Pierce, by Deed from Waymon F. Reese and Helen M. Reese, husband and wife, dated 12-14-01, recorded 12-17-01, in Deed Mortgage Inst# 200112884.

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Premises being: 711 LOCUST STREET, BLOOMSBURG, PA 17815

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

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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
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SHERIFF'S SALE

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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

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

MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC.

vs.

DESHREE D. ROVITO-PIERCE

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 2006-CV-573-MF Term 2005

2006-ED-107

WRIT OF EXECUTION
(Mortgage Foreclosure)

Commonwealth of Pennsylvania:

County of

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 property
(specifically described property below):

PREMISES: 711 LOCUST STREET, BLOOMSBURG, PA 17815
(See Legal Description attached)

Amount Due

Additional Fees and Costs

Interest from 6/20/06 to Sale
at \$10.29per diem

\$62,600.34

\$1,885.00

\$ and costs.

Dated

7/11/2006
(SEAL)

PHS#134444

Tami B. Kline/EAB
(Clerk) Office of the Prothy Support, Common Pleas Court
of Columbia County, Penna.

DESCRIPTION

ALL THAT CERTAIN piece, parcel and lot of ground situate in the Eastern side of Locust Street, in the Town of Bloomsburg, in the County of Columbia and State of Pennsylvania, in the new addition of the Bloomsburg Land Improvement Company to said Town of Bloomsburg and known and designated as Lot Number Two (2) in Block Number Twenty-Nine (29) in the plot or draft of said addition compiled by Samuel Neyhard and James C. Brown in 1891, and bounded as follows:

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RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Desirce D. Rovito-Pierce, by Deed from Waymon F. Reese and Helen M. Reese, husband and wife, dated 12-14-01, recorded 12-17-01, in Deed Mortgage Inst# 200112884.

PRIOR DEED INFORMATION

TITLE TO SAID PREMISES IS VESTED IN Waymon F. Reese and Helen M. Reese, husband and wife, by Deed from John A. Thomaides and Julie Thomaides, husband and wife, dated 6-24-93, recorded 6-24-93, in Deed Book 538, page 719.

Tax Parcel No: 05e-12-103-00,-000
Premises being: 711 LOCUST STREET, BLOOMSBURG, PA 17815

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

MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC.

VS.

DESIREE D. ROVITO-PIERCE

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 2006-CV-573-MF Term 2005

2006 ED-107

WRIT OF EXECUTION
(Mortgage Foreclosure)

Commonwealth of Pennsylvania:

County of

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 property
(specifically described property below):

PREMISES: 711 LOCUST STREET, BLOOMSBURG, PA 17815
(See Legal Description attached)

Amount Due

Additional Fees and Costs

Interest from 6/20/06 to Sale
at \$10.29per diem

\$62,600.34

\$1,885.00

\$ and costs.

Dated

7/11/2006
(SEAL)

PHS#134444

Fanni B. Kline
(Clerk) Office of the Prothy Support, Common Pleas Court
of Columbia County, Penna.

DESCRIPTION

ALL THAT CERTAIN piece, parcel and lot of ground situate in the Eastern side of Locust Street, in the Town of Bloomsburg, in the County of Columbia and State of Pennsylvania, in the new addition of the Bloomsburg Land Improvement Company to said Town of Bloomsburg and known and designated as Lot Number Two (2) in Block Number Twenty-Nine (29) in the plot or draft of said addition compiled by Samuel Neyhard and James C. Brown in 1891, and bounded as follows:

BEGINNING at a corner on the East side of Locust Street on boundary line of lot now or formerly of James Pollock, and thence along said Pollock lot in an Easterly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to an alley; and thence along said alley in a northerly direction Forty (40) feet to line of lot now or formerly of Ralph Gray, and thence along said Gray lot in a Westerly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to the East side of said Locust Street, and thence along the East side of said Locust Street in a southerly direction Forty (40) feet to the place of beginning.

CONTAINING 5160 square feet, and whereon is erected a frame dwelling house and outbuildings.

BEING the same premises which John A. Thomaides and Julie Thomaides, husband and wife, by Deed dated June 24, 1993, and recorded in Columbia County Record Book 538, Page 719, granted and conveyed unto Waymon F. Reese and Helen M. Reese, husband and wife, Grantors herein.

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PRIOR DEED INFORMATION

TITLE TO SAID PREMISES IS VESTED IN Waymon F. Reese and Helen M. Reese, husband and wife, by Deed from John A. Thomaides and Julie Thomaides, husband and wife, dated 6-24-93, recorded 6-24-93, in Deed Book 538, page 719.

Tax Parcel No: 05e-12-103-00,-000
Premises being: 711 LOCUST STREET, BLOOMSBURG, PA 17815

SHERIFF'S RETURN

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

Plaintiff

vs.

DESIREE D. ROVITO-PIERCE

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No. 2006-CV-573-MF CD Term, 2000

WRIT

ISSUED

NOW, _____ 2001, I, _____ High Sheriff of Columbia County, Pennsylvania,
do hereby deputize the Sheriff of _____ County, Pennsylvania, to execute this Writ. This deputation
being made at the request and risk of the Plaintiff.
Defendants alleged address is _____

Sheriff, Columbia County, Pennsylvania

By _____
Deputy Sheriff

AFFIDAVIT OF SERVICE

Now, _____ 200 , at _____ O'Clock _____ m., served the within

_____ upon _____

_____ at _____

_____ by handing to _____

_____ a true and correct copy of the original Notice of Sale and made known to _____
the contents thereof.

Sworn and Subscribed before me

So Answers,

this _____

day of _____ 20 _____

Notary Public

BY: _____
Sheriff

20, _____, See return endorsed hereon by Sheriff of
County, Pennsylvania, and made a part of this

return

So Answers,

Sheriff

Deputy Sheriff

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
	Expiration date

Plaintiff MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.	Court Number 2006-CV-573-MF
Defendant DESIREE D. ROVITO-PIERCE	Type or Writ of Complaint EXECUTION/NOTICE OF SALE
<div style="display: flex; align-items: center;"> <div style="margin-right: 10px;"> SERVE AT </div> <div style="border-left: 1px solid black; padding-left: 10px;"> NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>DESIREE D. ROVITO-PIERCE</u> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>711 LOCUST STREET, BLOOMSBURG, PA 17815</u> </div> </div>	

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.
 NOW, _____, 200__, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

 Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date
---	--	-------------

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

PLAINTIFF	Court Number
-----------	---------------------

RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____ 20__	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%; vertical-align: top;"> SO ANSWERS Signature of Dep. Sheriff </td> <td style="width: 30%; vertical-align: top;"> Date </td> </tr> <tr> <td style="vertical-align: top;"> Signature of Sheriff </td> <td style="vertical-align: top;"> Date </td> </tr> <tr> <td colspan="2" style="vertical-align: top;"> Sheriff of _____ </td> </tr> </table>	SO ANSWERS Signature of Dep. Sheriff	Date	Signature of Sheriff	Date	Sheriff of _____	
SO ANSWERS Signature of Dep. Sheriff	Date						
Signature of Sheriff	Date						
Sheriff of _____							

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN		INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Plaintiff MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.		Expiration date _____
Defendant DESIREE D. ROVITO-PIERCE &		Court Number 2006-CV-573-MF
SERVE AT		Type or Writ of Complaint EXECUTION/NOTICE OF SALE
NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.		
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) 711 LOCUST STREET, BLOOMSBURG, PA 17815		

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

PLEASE POST THE PREMISES WITH THE SHERIFF'S HANDBILL OF SALE.

NOW, _____, 200__ I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant _____ ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date _____
--	--	---------------

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

PLAINTIFF _____	Court Number _____
--------------------	-----------------------

RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____ 20____	SO ANSWERS Signature of Dep. Sheriff _____	Date _____
	Signature of Sheriff _____	Date _____
	Sheriff of _____	

PHILAN HALLINAN & SCHMIEG, LLP

By: DANIEL G. SCHMIEG

Identification No. 62205

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

MORTGAGE ELECTRONIC REGISTRATION

SYSTEMS, INC.

8201 GREENSBORO DRIVE, STE 350

MCLEAN, VA 22102

Plaintiff,

NO. 2006-CV-573-MF

2006-ED-107

CIVIL DIVISION

COURT OF COMMON PLEAS

COLUMBIA COUNTY

AFFIDAVIT PURSUANT TO RULE 3129

(Affidavit No.1)

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., Plaintiff in the above action, by its attorney, DANIEL G. SCHMIEG, ESQUIRE, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at 711 LOCUST STREET, BLOOMSBURG, PA 17815.

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

NAME

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

DESIREE D. ROVITO-PIERCE

711 LOCUST STREET

BLOOMSBURG, PA 17815

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

NAME

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

Same as above

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 (If address cannot be reasonably ascertained, please so indicate.)

None

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

NAME

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

None

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

NAME

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

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:

NAME

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

None

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

NAME

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

TENANT/OCCUPANT

711 LOCUST STREET
BLOOMSBURG, PA 17815

DOMESTIC RELATIONS
OF COLUMBIA COUNTY

COLUMBIA COUNTY COURTHOUSE
P.O. BOX 380
BLOOMSBURG, PA 17815

COMMONWEALTH OF
PENNSYLVANIA
DEPARTMENT OF
WELFARE

P.O. BOX 2675
HARRISBURG, PA 17105

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

July 7, 2006
Date

DANIEL G. SCHMIDT, ESQUIRE
Attorney for Plaintiff

PHELAN HALLINAN & SCHMIEG, LLP

By: DANIEL G. SCHMIEG

Identification No. 62205

Attorney for Plaintiff

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

**MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC.**

8201 GREENSBORO DRIVE, STE 350

MCLEAN, VA 22102

Plaintiff,

v.

DESIREE D. ROVITO-PIERCE

711 LOCUST STREET

BLOOMSBURG, PA 17815

Defendant(s).

**COLUMBIA COUNTY
COURT OF COMMON PLEAS**

CIVIL DIVISION

NO. 2006-CV-573-MF

2006-ED-107

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

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., Plaintiff in the above action, by its attorney, DANIEL G. SCHMIEG, ESQUIRE, sets forth as of the date the Praccipe for the Writ of Execution was filed, the following information concerning the real property located at **711 LOCUST STREET, BLOOMSBURG, PA 17815.**

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

NAME

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

**DESIREE D. ROVITO-
PIERCE**

**711 LOCUST STREET
BLOOMSBURG, PA 17815**

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

NAME

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

Same as above

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

NAME

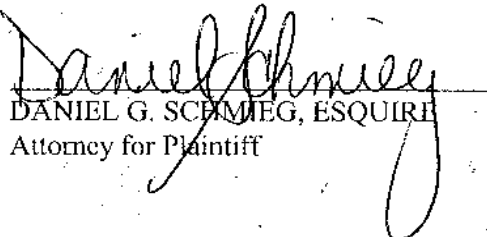
LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)


None

4. Name and address of the last recorded holder of every mortgage of record:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| None | |
5. Name and address of every other person who has any record lien on the property:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| 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:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| None | |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | | |
|---|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| TENANT/OCCUPANT | 711 LOCUST STREET
BLOOMSBURG, PA 17815 |
| DOMESTIC RELATIONS
OF COLUMBIA COUNTY | COLUMBIA COUNTY COURTHOUSE
P.O. BOX 380
BLOOMSBURG, PA 17815 |
| COMMONWEALTH OF
PENNSYLVANIA
DEPARTMENT OF
WELFARE | P.O. BOX 2675
HARRISBURG, PA 17105 |

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

July 7, 2006
Date


DANIEL G. SCHMIEG, ESQUIRE
Attorney for Plaintiff


DANIEL G. SCHMEG, ESQUIRE
Attorney for Plaintiff

PHELAN HALLINAN & SCHMIEG, LLP

By: DANIEL G. SCHMIEG

Identification No. 62205

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

**MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC.
8201 GREENSBORO DRIVE, STE 350
MCLEAN, VA 22102**

Plaintiff,

v.

**DESIREE D. ROVITO-PIERCE
711 LOCUST STREET
BLOOMSBURG, PA 17815**

Defendant(s).

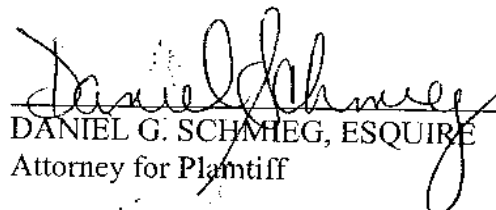
:
:
: **COLUMBIA COUNTY**
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO. 2006-CV-573-MF**
: *2006-ED-107*
:
:
:
:
:

CERTIFICATION

DANIEL G. SCHMIEG, ESQUIRE hereby verifies that he is the attorney for the Plaintiff in the above-captioned matter and that the premises is not subject to the provisions of Act 91 because it is:

- (☒) an FHA Mortgage
- (☐) non-owner occupied
- (☐) vacant
- (☐) Act 91 procedures have been fulfilled

This Certification is made subject to the penalties of 18 Pa. C.S. '4904 relating to unsworn falsification to authorities.


DANIEL G. SCHMIEG, ESQUIRE
Attorney for Plaintiff

PHELAN HALLINAN & SCHMIEG, LLP

By: DANIEL G. SCHMIEG

Identification No. 62205

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

MORTGAGE ELECTRONIC

REGISTRATION SYSTEMS, INC.

8201 GREENSBORO DRIVE, STE 350

MCLEAN, VA 22102

Plaintiff,

v.

DESIREE D. ROVITO-PIERCE

711 LOCUST STREET

BLOOMSBURG, PA 17815

Defendant(s).

COLUMBIA COUNTY

COURT OF COMMON PLEAS

CIVIL DIVISION

NO. 2006-CV-573-MF

2006-ED-107

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: DESIREE D. ROVITO-PIERCE

711 LOCUST STREET

BLOOMSBURG, PA 17815

Please be advised that this firm is a debt collector attempting to collect a debt. Any information received will be used for that purpose. If you have previously received a discharge in bankruptcy and this debt was not reaffirmed, this correspondence is not and should not be construed to be an attempt to collect a debt, but only enforcement of a lien against property..

Your house (real estate) at **711 LOCUST STREET, BLOOMSBURG, PA 17815** is scheduled to be sold at Sheriff's Sale on _____, at _____ a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of **\$62,600.34** obtained by **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**, (the Mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The Sale will be cancelled if you pay to the Mortgagee, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**, 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 better chance you will have of stopping the Sale. (See the Notice below on how to obtain an attorney.)

**YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE
OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES 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 (215) 563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A Schedule of Distribution of the money bid for real estate will be filed by the Sheriff on _____. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reason why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
7. You may also have other rights and defenses or ways of getting your 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 EAST 5TH STREET
BLOOMSBURG, PA 17815
(570) 784-8760**

DESCRIPTION

ALL THAT CERTAIN piece, parcel and lot of ground situate in the Eastern side of Locust Street, in the Town of Bloomsburg, in the County of Columbia and State of Pennsylvania, in the new addition of the Bloomsburg Land Improvement Company to said Town of Bloomsburg and known and designated as Lot Number Two (2) in Block Number Twenty-Nine (29) in the plot or draft of said addition compiled by Samuel Neyhard and James C. Brown in 1891, and bounded as follows:

BEGINNING at a corner on the East side of Locust Street on boundary line of lot now or formerly of James Pollock, and thence along said Pollock lot in an Easterly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to an alley; and thence along said alley in a northerly direction Forty (40) feet to line of lot now or formerly of Ralph Gray, and thence along said Gray lot in a Westerly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to the East side of said Locust Street, and thence along the East side of said Locust Street in a southerly direction Forty (40) feet to the place of beginning.

CONTAINING 5160 square feet, and whereon is erected a frame dwelling house and outbuildings.

BEING the same premises which John A. Thomaides and Julie Thomaides, husband and wife, by Deed dated June 24, 1993, and recorded in Columbia County Record Book 538, Page 719, granted and conveyed unto Waymon F. Reese and Helen M. Reese, husband and wife, Grantors herein.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Desiree D. Rovito-Pierce, by Deed from Waymon F. Reese and Helen M. Reese, husband and wife, dated 12-14-01, recorded 12-17-01, in Deed Mortgage Inst# 200112884.

PRIOR DEED INFORMATION

TITLE TO SAID PREMISES IS VESTED IN Waymon F. Reese and Helen M. Reese, husband and wife, by Deed from John A. Thomaides and Julie Thomaides, husband and wife, dated 6-24-93, recorded 6-24-93, in Deed Book 538, page 719.

Tax Parcel No: 05e-12-103-00,-000

Premises being: 711 LOCUST STREET, BLOOMSBURG, PA 17815

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

Daniel Schmiege
(Attorney for Plaintiff(s)) (SEAL)

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

Daniel Schmiege
(Attorney for Plaintiff(s)) (SEAL)

HARRY A. ROADARMEL

Sheriff

COLUMBIA County, Pa.

Sir: — There will be placed in your hands

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

follows: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. vs
DESIREE D. ROVITO-PIERCE and

The defendant will be found at 711 LOCUST STREET,
BLOOMSBURG, PA 17815

Daniel Schmiege Attorney for Plaintiff

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

See attached legal description

WAIVER OF WATCHMAN - Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability 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.

Daniel Schmieg
(Attorney for Plaintiff(s)) (SEAL)

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

Daniel Schmieg
(Attorney for Plaintiff(s)) (SEAL)

HARRY A. ROADARMEL
COLUMBIA County, Pa.

Sheriff

Sir: --- There will be placed in your hands

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

follows: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. vs
DESIREE D. ROVITO-PIERCE and

The defendant will be found at 711 LOCUST STREET,
BLOOMSBURG, PA 17815

Daniel Schmieg 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.

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DESCRIPTION

ALL THAT CERTAIN piece, parcel and lot of ground situate in the Eastern side of Locust Street, in the Town of Bloomsburg, in the County of Columbia and State of Pennsylvania, in the new addition of the Bloomsburg Land Improvement Company to said Town of Bloomsburg and known and designated as Lot Number Two (2) in Block Number Twenty-Nine (29) in the plot or draft of said addition compiled by Samuel Neyhard and James C. Brown in 1891, and bounded as follows:

BEGINNING at a corner on the East side of Locust Street on boundary line of lot now or formerly of James Pollock, and thence along said Pollock lot in an Easterly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to an alley; and thence along said alley in a northerly direction Forty (40) feet to line of lot now or formerly of Ralph Gray, and thence along said Gray lot in a Westerly direction One Hundred Twenty-Nine and twenty-four hundredths (129.24) feet to the East side of said Locust Street, and thence along the East side of said Locust Street in a southerly direction Forty (40) feet to the place of beginning.

CONTAINING 5160 square feet, and whereon is erected a frame dwelling house and outbuildings.

BEING the same premises which John A. Thomaides and Julie Thomaides, husband and wife, by Deed dated June 24, 1993, and recorded in Columbia County Record Book 538, Page 719, granted and conveyed unto Waymon F. Reese and Helen M. Reese, husband and wife, Grantors herein.

RECORD OWNER

TITLE TO SAID PREMISES IS VESTED IN Desiree D. Rovito-Pierce, by Deed from Waymon F. Reese and Helen M. Reese, husband and wife, dated 12-14-01, recorded 12-17-01, in Deed Mortgage Inst# 200112884.

PRIOR DEED INFORMATION

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Tax Parcel No: 05e-12-103-00,-000

Premises being: 711 LOCUST STREET, BLOOMSBURG, PA 17815

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ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

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

COMMERCE BANK
PHILADELPHIA, PA 19149

CHECK NO
516636

3-180360

DATE	AMOUNT
07/07/2006	*****1,350.00

VOID

Pay ONE THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS

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

Travis S. Hallinan

Void after 180 days

THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OF PRESS HERE. RED IMAGE DISAPPEARS WITH HEAT.

⑈516636⑈ ⑆036001808⑆36 150866 6⑈