

# SHERIFF'S SALE COST SHEET

NO. JP Nkomo VS. Lucy H  
 NO. 2005 ED NO. 1557-05 JD DATE/TIME OF SALE 3/14/05

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>150.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>29.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>22.50</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>314.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>735.00</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>960.00</u>

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

REAL ESTATE TAXES:		
BORO, TWP & COUNTY	20	\$
SCHOOL DIST.	20	\$
DELINQUENT	20	\$ <u>3.00</u>
TOTAL *****		\$ <u>3.00</u>

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

SURCHARGE FEE (DSTE)	\$ <u>70.00</u>	
MISC.	\$	
TOTAL *****		\$ <u>0.00</u>

TOTAL COSTS (OPENING BID) \$ 1380.00

# SHERIFF'S SALE COST SHEET

JP Morgan Chase Bank vs. John Everett

NO. 26-06 ED NO. 1637-05 JD DATE/TIME OF SALE Apr 26, 06 1100

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>150.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>30.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>22.50</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>390.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>736.00</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>961.00</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>46.50</u>	
TOTAL *****		\$ <u>51.50</u>

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20		\$ <u>357.43</u>
SCHOOL DIST. 20		\$
DELINQUENT 20		\$ <u>2188.74</u>
TOTAL *****		\$ <u>2546.17</u>

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

SURCHARGE FEE (DSTE)		\$ <u>110.00</u>
MISC. _____	\$	
_____	\$	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 4058.67

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

## fax transmittal

**To: SHERIFF'S OFFICE**

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

**From: Purcell, Krug & Haller**

1719 N. Front Street  
Harrisburg, PA 17102

**Ph: 717-234-4178**

**Fax: 717-234-1206**

**BARB VILLARRIAL**

**Fax: 570-389-5625**

**Date: June 15, 2006**

**Phone: 570-389-5624**

**Pages: 1 PAGE**

**Re: SHERIFFS SALE**

**PROPERTY: 10 HILLSIDE ROAD**

**JOHN E. EVERITT**

**2005-CV-1637-MF**

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

**Notes: PLEASE STAY THE SHERIFF SALE SCHEDULED FOR 06/21/06. NO MONIES RECEIVED.**

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

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

fax transmittal

**To: SHERIFF'S OFFICE**

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

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

**BARB VILLARRIAL**

**Fax:** 570-389-5622

**Date:** April 25, 2006

**Phone:** 570-389-5624

**Pages:** 1 PAGE

**Re: SHERIFFS SALE**

**PROPERTY: 10 HILLSIDE ROAD**

**JOHN E. EVERITT**

2005-CV-1637-MF

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

**Notes PLEASE CONTINUE THE SHERIFF SALE SCHEDULED FOR 04/26/06 TO THE  
NEXT SALE DATE OF 06/21/06 9:00 AM**

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

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

**Transmittal**

**To: SHERIFF'S OFFICE**

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

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

**BARB VILLARRIAL**

**Fax: 570-389-5622**

**Date: April 25, 2006**

**Phone: 570-389-5624**

**Pages: 1 PAGE**

**Re: SHERIFFS SALE**

**PROPERTY: 10 HILLSIDE ROAD**

**JOHN E. EVERITT**

**2005-CV-1637-MF**

☒ **X Urgent**

☐ **For Review**

☐ **Please Comment**

☐ **Please Reply**

☐ **Please Recycle**

**Notes PLEASE CONTINUE THE SHERIFF SALE SCHEDULED FOR 04/26/06 TO THE  
NEXT SALE DATE OF 06/21/06 9:00 AM**

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

IN THE COURT OF COMMON PLEAS  
OF THE 26<sup>TH</sup> JUDICIAL DISTRICT  
OF PENNSYLVANIA

GEORGE REIFENDIFER and  
TRACY REIFENDIFER, his wife  
PLAINTIFFS

: COLUMBIA COUNTY BRANCH

VS

: CIVIL DIVISION

JOHN E. EVERITT  
DEFENDANT

: 2005-CV-43

Alvin J. Luschas, Esq., Attorney for Plaintiffs ✓  
Michael P. Dennehy, Esq., Attorney for Defendant

FILED  
2006 APR 25 A 8:13  
CLERK OF COURT  
JULIA PA

**VERDICT**

**AND NOW**, this April 24, 2006, after a non-jury trial, the court finds in favor of the Plaintiffs and against the Defendant. The parties shall schedule a time to effectuate the transfer and conveyance of the real estate to the Plaintiffs and the Plaintiffs to arrangement payment to Defendant in the next 45 days.

BY THE COURT:

  
Honorable Scott W. Naus P.J.

# COLUMBIA COUNTY SHERIFF'S OFFICE

## SHERIFF'S REAL ESTATE FINAL COST SHEET

JP Morgan Chase Bank vs John Everitt

NO. 26-06 ED NO. 1637-05 JD

DATE/TIME OF SALE: 4-26-06 1100

BID PRICE (INCLUDES COST) \$ \_\_\_\_\_

POUNDAGE – 2% OF BID \$ \_\_\_\_\_

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

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

TOTAL AMOUNT NEEDED TO PURCHASE \$ \_\_\_\_\_

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

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

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

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

TOTAL DUE: \$ \_\_\_\_\_

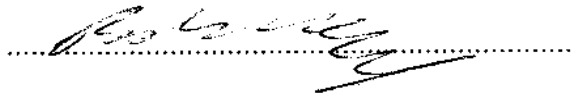
LESS DEPOSIT: \$ \_\_\_\_\_

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

TOTAL DUE IN 8 DAYS \$ \_\_\_\_\_

STATE OF PENNSYLVANIA  
COUNTY OF COLUMBIA                      } SS

Brandon R. Eyerly, Publisher, being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since that day and on the attached notice April 5, 12, 19, 2006 is 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 24<sup>th</sup> day of April 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

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.

.....



LAW OFFICES  
***PURCELL, KRUG & HALLER***  
1719 NORTH FRONT STREET  
HARRISBURG, PENNSYLVANIA 17102-2392  
TELEPHONE (717) 234-4178  
FAX (717) 234-1206  
E-MAIL: MTG@PKH.COM

JOHN W. PURCELL  
HOWARD B. KRUG  
LEON P. HALLER  
JOHN W. PURCELL, JR.  
VALERIE A. GUNN  
JILL M. WINEKA  
BRIAN J. TYLER  
NICHOLE M. STALEY

JOSEPH NISSLEY (1910-1982)  
ANTHONY DiSANTO  
OF COUNSEL

HERSHEY  
1099 GOVERNOR ROAD  
(717) 533-3836

April 12, 2006

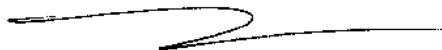
Columbia County Sheriff  
P.O. Box 380  
Bloomsburg, PA 17815

Re: 2005-CV-1637-MF FKA BANK ONE NATIONAL ASSOCIATION AS TRUSTEE  
vs. JOHN E. EVERITT

Dear Sir/Madam:

Enclosed please find a copy of the Return of Service regarding the above-referenced case for your records, as well as two Supplementals. Please time-stamp the enclosed copies and return to me in the self-addressed stamped envelope provided. Should you have any questions, please do not hesitate to contact our office.

Very truly yours,



Leon P. Haller, Esquire

LPH:bav

Enclosure

JPMORGAN CHASE BANK, AS TRUSTEE, FKA  
BANK ONE NATIONAL ASSOCIATION AS  
TRUSTEE

PLAINTIFF

VS.

JOHN E. EVERITT,

DEFENDANT

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

IN MORTGAGE FORECLOSURE

**RETURN OF SERVICE**

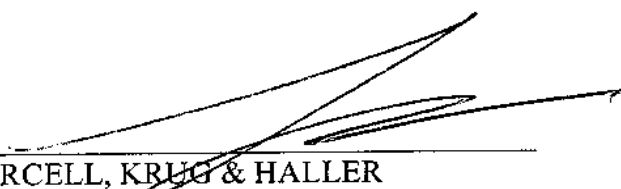
I hereby certify that I have deposited in the U.S. Mails at Harrisburg, Pennsylvania on 2/24/2006, a true and correct copy of the Notice of Sale of Real Estate pursuant to PA R.C.P. 3129.1 to the Defendants herein and all lienholders of record by regular first class mail (Certificate of Mailing form in compliance with U.S. Postal Form 3817 is attached hereto as evidence), and also to the Defendants by Certified Mail, which mailing receipts are attached. Service addresses are as follows:

JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

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

TENANT/OCCUPANT  
10 HILLSIDE ROAD  
MILLVILLE, PENNSYLVANIA 17846

Mrs. Judy Everitt  
122 Quarry Drive  
Catawissa, PA 17820

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

LAW OFFICES

*Purcell, Krug & Haller*

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

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

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

JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

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

TENANT/OCCUPANT  
10 HILLSIDE ROAD  
MILLVILLE, PENNSYLVANIA 17846

Mrs. Judy Everitt  
122 Quarry Drive  
Catawissa, PA 17820

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

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

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

By: 

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

JPMORGAN CHASE BANK, AS TRUSTEE, FKA  
BANK ONE NATIONAL ASSOCIATION AS  
TRUSTEE

PLAINTIFF

VS.

JOHN E. EVERITT,

DEFENDANT

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

IN MORTGAGE FORECLOSURE

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

**TAKE NOTICE:**

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

DATE: WEDNESDAY, APRIL 26, 2006

TIME: 11:00 O'CLOCK A.M.; PREVAILING LOCAL TIME

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

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

THE LOCATION of your property to be sold is:

**10 HILLSIDE ROAD  
MILLVILLE, PENNSYLVANIA 17846**

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

**No. 2005-CV-1637-MF**

**JUDGMENT AMOUNT \$133,027.10**

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

**JOHN E. EVERITT**

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

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

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

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

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

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

■ Print your name and address on the reverse so that we can return the card to you.  
■ Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

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

2. Article Number  
(Transfer from service label)

PS Form 3811, February 2004

Domestic Return Receipt

7004 2890 0001 4115 9319

102595-02-M-11

■ Address  
B. Received by (Printed Name)  
C. Date of Delivery  
D. Is delivery address different than item 1?  
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

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

2. Article Number

(Transfer from service label)

PS Form 3811, February 2004

Domestic Return Receipt

7003 0500 0001 9056 0520

COMPLETE THIS SECTION ON DELIVERY

A. Signature

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different than item 1?  
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

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

2. Article Number

(Transfer from service label)

PS Form 3811, February 2004

Domestic Return Receipt

7003 0500 0001 9056 0537

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

2. Article Number

(Transfer from service label)

PS Form 3811, February 2004

Domestic Return Receipt

7004 2890 0001 4115 9258

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

2. Article Number

(Transfer from service label)

PS Form 3811, February 2004

Domestic Return Receipt

7004 2890 0001 4115 9258

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

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

**THE LEGAL RIGHTS YOU MAY HAVE ARE:**

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

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

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

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

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

ALL THAT CERTAIN piece or parcel of land situate in Pine Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, said iron pin being 590.24 feet on a course 53 degrees 25 minutes 47 seconds East from the Northwest corner of the Cholet and in line of lands of Drexel W. Wright; thence by lands of Drexel W. Wright, North 85 degrees 18 minutes 10 seconds West 833.5 feet to an iron pin in line of lands now or formerly of Joseph Horvath; thence by the same, North 7 degrees 33 minutes 10 seconds West, 1271 feet to an iron pin; thence North 74 degrees 36 minutes 50 seconds East, 300 feet to an iron pin in line of lands of Mario P. Nigro; thence by the same, South 22 degrees 39 minutes 56 seconds East, 434 feet to an iron pin in line of lands of the Frank E. Watts Estate; thence by the same, South 30 degrees 18 minutes 10 seconds East 1171.5 feet to the place of BEGINNING.

TOGETHER with an easement for ingress and egress as set forth in that certain indenture dated August 14, 1986, recorded in Columbia County Record Book 353, Page 579.

HAVING THEREON erected a residential dwelling known as 10 Hillside Road, Millville, Pennsylvania 17846.

PARCEL: 29-13-003

BEING THE SAME PREMISES WHICH Marybeth Everitt, single woman and John E. Everitt (erroneously referred to on prior deed as John C. Everitt), by deed dated 2/15/02 and recorded at Columbia County Instrument No. 200202182, granted and conveyed unto John E. Everitt.

TO BE SOLD AS THE PROPERTY OF JOHN E. EVERITT.



7160 3901 9849 3367 9643

**TO:** JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

**SENDER:** NOS 04/26/06

**REFERENCE:** HC VS EVERITT

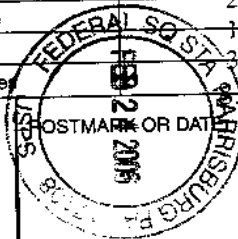
PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	.63
	Certified Fee	2.40
	Return Receipt Fee	1.85
	Restricted Delivery	3.70
	Total Postage & Fees	5.58

US Postal Service

**Receipt for  
Certified Mail**

No Insurance Coverage Provided  
Do Not Use for International Mail



HOMECOMINGS FINANCIAL NETWORK, INC. v. JOHN E. EVERITT  
Columbia County Sale 4-26-06

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:

JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

Postmark:

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:

Mrs. Judy Everitt  
122 Quarry Drive  
Catawissa, PA 17820

Postmark:

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:

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

Postmark:



02 1A \$ 00.95<sup>0</sup>  
0004353871 FEB 24 2006  
MAILED FROM ZIP CODE 17102

HOMECOMINGS FINANCIAL NETWORK, INC. v. JOHN E. EVERITT  
Columbia County Sale

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:

TENANT/OCCUPANT  
10 HILLSIDE ROAD  
MILLVILLE, PENNSYLVANIA 17846

Postmark:



UNITED STATES POSTAGE  
02 1A  
0004853871  
MAILED FROM ZIP CODE 17102  
\$ 00.95<sup>0</sup>  
FEB 24 2006  
PATRICK ROWES

JPMORGAN CHASE BANK, AS TRUSTEE, FKA  
BANK ONE NATIONAL ASSOCIATION AS  
TRUSTEE

PLAINTIFF

VS.

JOHN E. EVERITT,

DEFENDANT

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

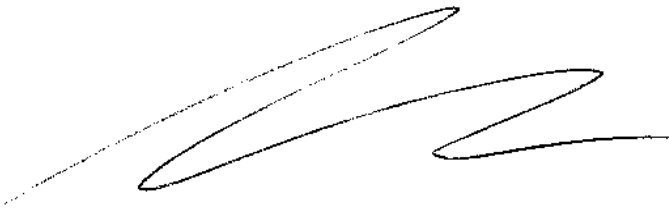
IN MORTGAGE FORECLOSURE

**SUPPLEMENTAL RETURN OF SERVICE**

I hereby certify that I have deposited in the U.S. Mails at Harrisburg, Pennsylvania on 3/16/2006, a true and correct copy of the Notice of Sale of Real Estate pursuant to PA R.C.P. 3129.1 to the Defendants herein and all lienholders of record by regular first class mail (Certificate of Mailing form in compliance with U.S. Postal Form 3817 is attached hereto as evidence), and also to the Defendants by Certified Mail, which mailing receipts are attached. Service addresses are as follows:

JOHN E. EVERITT  
10 HILLSIDE ROAD  
MILLVILLE, PA 17836

JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

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

LAW OFFICES

*Purcell, Krug & Haller*

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

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

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

GEORGE REIFENDIFER  
10 HILLSIDE ROAD  
MILLVILLE, PA 17846

TRACY REIFENDIFER  
10 HILLSIDE ROAD  
MILLVILLE, PA 17846

GEORGE REIFENDIFER  
TRACY REIFENDIFER  
C/O ALVIN J. LUSCHAS, ESQUIRE  
120 W. MAIN STREET  
BLOOMSBURG, PA 17815

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

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

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

By: \_\_\_\_\_

Leon P. Haller, PA L.D. 15700  
Attorney for Plaintiff

JPMORGAN CHASE BANK, AS TRUSTEE, FKA  
BANK ONE NATIONAL ASSOCIATION AS  
TRUSTEE

PLAINTIFF

VS.

JOHN E. EVERITT,

DEFENDANT

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

IN MORTGAGE FORECLOSURE

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

**TAKE NOTICE:**

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

DATE: WEDNESDAY, APRIL 26, 2006

TIME: 11:00 O'CLOCK A.M.; PREVAILING LOCAL TIME

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

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

THE LOCATION of your property to be sold is:

**10 HILLSIDE ROAD  
MILLVILLE, PENNSYLVANIA 17846**

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

**No. 2005-CV-1637-MF**

**JUDGMENT AMOUNT \$133,027.10**

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

**JOHN E. EVERITT**

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

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

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

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

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

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

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

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

**THE LEGAL RIGHTS YOU MAY HAVE ARE:**

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

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

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

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

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



ALL THAT CERTAIN piece or parcel of land situate in Pine Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, said iron pin being 590.24 feet on a course 53 degrees 25 minutes 47 seconds East from the Northwest corner of the Cholet and in line of lands of Drexel W. Wright; thence by lands of Drexel W. Wright, North 85 degrees 18 minutes 10 seconds West 833.5 feet to an iron pin in line of lands now or formerly of Joseph Horvath; thence by the same, North 7 degrees 33 minutes 10 seconds West, 1271 feet to an iron pin; thence North 74 degrees 36 minutes 50 seconds East, 300 feet to an iron pin in line of lands of Mario P. Nigro; thence by the same, South 22 degrees 39 minutes 56 seconds East, 434 feet to an iron pin in line of lands of the Frank E. Watts Estate; thence by the same, South 30 degrees 18 minutes 10 seconds East 1171.5 feet to the place of BEGINNING.

TOGETHER with an easement for ingress and egress as set forth in that certain indenture dated August 14, 1986, recorded in Columbia County Record Book 353, Page 579.

HAVING THEREON erected a residential dwelling known as 10 Hillside Road, Millville, Pennsylvania 17846.

PARCEL: 29-13-003

BEING THE SAME PREMISES WHICH Marybeth Everitt, single woman and John E. Everitt (erroneously referred to on prior deed as John C. Everitt), by deed dated 2/15/02 and recorded at Columbia County Instrument No. 200202182, granted and conveyed unto John E. Everitt.

TO BE SOLD AS THE PROPERTY OF JOHN E. EVERITT.

HOMECOMINGS FINANCIAL NETWORK, INC. v. JOHN E. EVERITT  
COLUMBIA County Sale

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:

GEORGE REIFENDIFER  
10 HILLSIDE ROAD  
MILLVILLE, PA 17846

Postmark:

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:

TRACY REIFENDIFER  
10 HILLSIDE ROAD  
MILLVILLE, PA 17846

Postmark:

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:

GEORGE REIFENDIFER  
TRACY REIFENDIFER  
C/O ALVIN J. LUSCHAS, ESQUIRE  
120 W. MAIN STREET  
BLOOMSBURG, PA 17815

Postmark:



UNITED STATES POSTAGE  
PITNEY BOWES  
02 1A  
0004353871  
\$ 00.95<sup>0</sup>  
MAR 16 2006  
MAILED FROM ZIP CODE 17102

JPMORGAN CHASE BANK, AS TRUSTEE, FKA  
BANKONE NATIONAL ASSOCIATION AS TRUSTEE  
PLAINTIFF

VS.

JOHN E. EVERITT,  
DEFENDANT

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

IN MORTGAGE FORECLOSURE


**SUPPLEMENTAL RETURN OF SERVICE**

I hereby certify that I have deposited in the U.S. Mails at Harrisburg, Pennsylvania on 3/24/06, a true and correct copy of the Notice of Sale of Real Estate pursuant to PA R.C.P. 3129.1 to the Defendants herein and all lienholders of record by regular first class mail (Certificate of Mailing form in compliance with U.S. Postal Form 3817 is attached hereto as evidence), and also to the Defendants by Certified Mail, which mailing receipts are attached. Service addresses are as follows:

GEORGE REIFENDIFER  
10 HILLSIDE ROAD  
MILLVILLE, PA 17846

TRACY REIFENDIFER  
10 HILLSIDE ROAD  
MILLVILLE, PA 17846

GEORGE REIFENDIFER  
TRACY REIFENDIFER  
C/O ALVIN J. LUSCHAS, ESQUIRE  
120 W. MAIN STREET  
BLOOMSBURG, PA 17815

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

LAW OFFICES

*Purcell, Krug & Haller*

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

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

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

JOHN E. EVERITT  
10 HILLSIDE ROAD  
MILLVILLE, PA 17836

JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

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

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By: \_\_\_\_\_

Leon P. Haller PA ID: 15700  
Attorney for Plaintiff

JPMORGAN CHASE BANK, AS TRUSTEE, FKA  
BANK ONE NATIONAL ASSOCIATION AS  
TRUSTEE

PLAINTIFF

VS.

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IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

IN MORTGAGE FORECLOSURE

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168 East 5<sup>th</sup> Street  
Bloomsburg, PA 17815  
(570) 784-8760

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

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PURCELL, KRUG & HALLER  
Attorneys for Plaintiff  
1719 North Front Street  
Harrisburg, PA 17102  
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BEGINNING at an iron pin, said iron pin being 590.24 feet on a course 53 degrees 25 minutes 47 seconds East from the Northwest corner of the Cholet and in line of lands of Drexel W. Wright; thence by lands of Drexel W. Wright, North 85 degrees 18 minutes 10 seconds West 833.5 feet to an iron pin in line of lands now or formerly of Joseph Horvath; thence by the same, North 7 degrees 33 minutes 10 seconds West, 1271 feet to an iron pin; thence North 74 degrees 36 minutes 50 seconds East, 300 feet to an iron pin in line of lands of Mario P. Nigro; thence by the same, South 22 degrees 39 minutes 56 seconds East, 434 feet to an iron pin in line of lands of the Frank E. Watts Estate; thence by the same, South 30 degrees 18 minutes 10 seconds East 1171.5 feet to the place of BEGINNING.

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PARCEL: 29-13-003

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TO BE SOLD AS THE PROPERTY OF JOHN E. EVERITT.



JPMORGAN CHASE BANK, AS TRUSTEE,  
PLAINTIFF

VS.

JOHN E. EVERITT,  
DEFENDANT

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW  
NO. 2005-CV-1637-MF

MORTGAGE FORECLOSURE

ORDER OF COURT

AND NOW, to-wit, this 20 day of March, 2006, upon consideration of the Plaintiff's Motion for Service pursuant to special Order of Court, it is hereby ORDERED that the Motion is granted; and, it is further ORDERED that service of the Notice of Sale as required by Pennsylvania Rule of Civil Procedure 3129.2(c)(1)(i)(C) be made upon Defendant JOHN E. EVERITT by mailing of copies of the Notice by ordinary and Certified mail to the Defendant's last known addresses 10 Hillside Road, Millville, PA 17836 and 122 Quarry Drive, Catawissa, PA 17820.

BY THE COURT

151 Thomas J. James Jr. J

FILED  
NOTHORIARY

2006 MAR 20 P 4:17

CLERK OF COURTS OFFICE  
COLUMBIA COUNTY, PA

7160 3901 9849 3367 8622

**TO:** JOHN E. EVERITT  
10 HILLSIDE ROAD  
MILLVILLE, PA 17836

**SENDER:** NOS 04/26/06

**REFERENCE:** HC VS. EVERITT

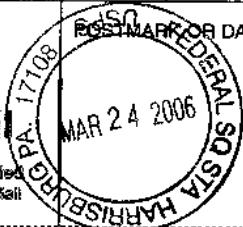
PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	
	Certified Fee	.63
	Return Receipt Fee	2.40
	Restricted Delivery	1.85
	Total Postage & Fees	3.70

US Postal Service

**Receipt for  
Certified Mail**

No Insurance Coverage Provided  
Do Not Use for International Mail



7160 3901 9849 3367 8639

**TO:** JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

**SENDER:** NOS 04/26/06

**REFERENCE:** HC VS. EVERITT

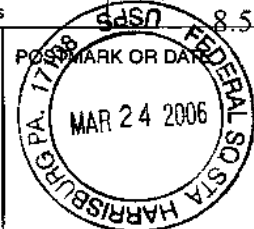
PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	
	Certified Fee	.63
	Return Receipt Fee	2.40
	Restricted Delivery	1.85
	Total Postage & Fees	3.70

US Postal Service

**Receipt for  
Certified Mail**

No Insurance Coverage Provided  
Do Not Use for International Mail



HOMECOMINGS FINANCIAL NETWORK, INC. v. JOHN E. EVERITT  
COLUMBIA County Sale

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

Received from:

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

Postage:

One piece of ordinary mail addressed to:  
JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

Postmark:

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

Received from:

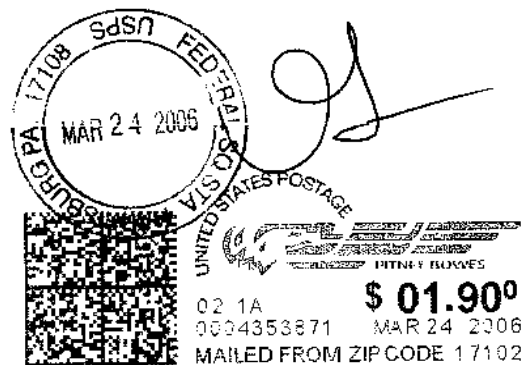
Purcell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

Postmark:

JOHN E. EVERITT  
10 HILLSIDE ROAD  
MILLVILLE, PA 17836



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.

JP MORGAN CHASE BANK

VS.

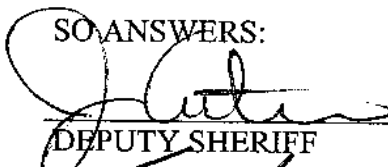

JOHN EVERITT

WRIT OF EXECUTION #26 OF 2006 ED

POSTING OF PROPERTY


March 22, 2006 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF JOHN EVERITT AT 10 HILSIDE ROAD MILLVILLE  
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 22<sup>ND</sup> DAY OF MARCH 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 388  
BLOOMSBURG, PA 17815  
FAX: (570) 389-5625

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6300

JP MORGAN CHASE BANK, AS TRUSTEE

Docket # 26ED2006

VS

MORTGAGE FORECLOSURE

JOHN E. EVERITT

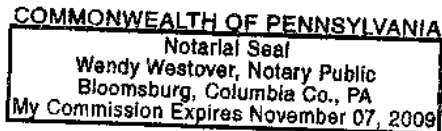
AFFIDAVIT OF SERVICE

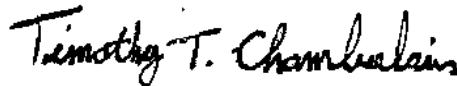
NOW, THIS SATURDAY, MARCH 25, 2006, AT 1:25 PM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON JOHN E. EVERITT AT 122 QUARRY DRIVE, CATAWISSA BY HANDING TO JOHN EVERITT, A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS MONDAY, MARCH 27, 2006

  
NOTARY PUBLIC





X  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

X   
C. CARROLL  
DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN



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

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6300

JP MORGAN CHASE BANK, AS TRUSTEE

Docket # 26ED2006

VS

MORTGAGE FORECLOSURE

JOHN E. EVERITT

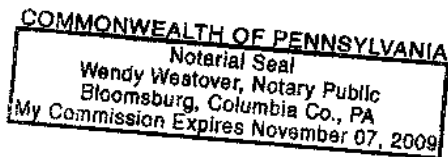
AFFIDAVIT OF SERVICE

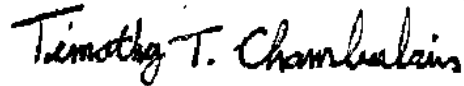
NOW, THIS SATURDAY, MARCH 25, 2006, AT 1:25 PM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON MRS. JUDY EVERITT AT 122 QUARRY DRIVE, CATAWISSA BY HANDING TO JOHN EVERITT, BOYFRIEND, A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS MONDAY, MARCH 27, 2006

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





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

X   
\_\_\_\_\_  
C. CARROLL  
DEPUTY SHERIFF

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

Plaintiff

Vs.

JOHN E. EVERITT,

Defendant

: IN THE COURT OF COMMON PLEAS  
: COLUMBIA COUNTY,  
PENNSYLVANIA

:

:

: No.2005-CV-1637-MF

:

:

: CIVIL ACTION – LAW -

: IN MORTGAGE FORECLOSURE

**VOLUNTARY SUBSTITUTION OF JPMORGAN CHASE BANK AS TRUSTEE FKA  
BANK ONE NATIONAL ASSOCIATION AS TRUSTEE  
PURSUANT TO RULE 2352 (a)**

1. JPMORGAN CHASE BANK AS TRUSTEE FKA BANK ONE NATIONAL ASSOCIATION AS TRUSTEE, will be the last assignee of record and wishes to substitute itself for Plaintiff.
2. Material facts in which the right of succession and substitution is based are as follows:

On January 25, 2006, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. assigned all of its right, title and interest to JPMORGAN CHASE BANK AS TRUSTEE FKA BANK ONE NATIONAL ASSOCIATION AS TRUSTEE, recorded to Instrument Number 200602549.

3. JPMORGAN CHASE BANK AS TRUSTEE FKA BANK ONE NATIONAL ASSOCIATION AS TRUSTEE does voluntarily substitute itself as Plaintiff herein.

BY: 

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

02:11 PM 03/23/2006

Date: March 23, 2006

487 To Southern 1st road to L  
Wend.  
329-7189  
-7189

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/17/2006

SERVICE# 1 - OF - 11 SERVICES  
DOCKET # 26ED2006

PLAINTIFF JP MORGAN CHASE BANK, AS TRUSTEE

DEFENDANT JOHN E. EVERITT  
ATTORNEY FIRM Purcell, Krug & Haller

PERSON/CORP TO SERVED
JOHN E. EVERITT
122 QUARRY DRIVE
CATAWISSA

PAPERS TO SERVED  
MORTGAGE FORECLOSURE

SERVED UPON JOHN E. EVERITT

RELATIONSHIP DEFENDANT IDENTIFICATION \_\_\_\_\_

DATE 3/25/06 TIME 1325 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

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

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

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

ATTEMPTS	DATE	TIME	OFFICER	REMARKS
	<u>2-27-6</u>	<u>1530</u>	<u>ARTER</u>	
	<u>2-28-6</u>	<u>1130</u>	<u>ARTER</u>	<u>Card</u>
	<u>3-8-6</u>	<u>1530</u>	<u>ARTER</u>	<u>Called 329-7189</u>
DEPUTY	<u>B. A. Carroll</u>			DATE <u>3/25/06</u>
<u>3-9-6</u>	<u>0755</u>	<u>ARTER</u>		<u>called</u>



# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/17/2006

SERVICE# 3 - OF - 11 SERVICES  
DOCKET # 26ED2006

PLAINTIFF JP MORGAN CHASE BANK, AS TRUSTEE

DEFENDANT JOHN E. EVERITT  
ATTORNEY FIRM Purcell, Krug & Haller

<b>PERSON/CORP TO SERVED</b>
MRS. JUDY EVERITT
122 UARRY DRIVE
CATAWISSA

**PAPERS TO SERVED**  
MORTGAGE FORECLOSURE

*JUDY SNYDER  
GIRLFRIEND/*

SERVED UPON DEFENDANT WHO RESIDES WITH JUDY SNYDER  
DEF. IS BOYFRIEND / COMMON LAW HUSBAND  
RELATIONSHIP OF JUDY SNYDER IDENTIFICATION \_\_\_\_\_

DATE 3/25/06 TIME 1:35 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) DEF. STATED THERE IS NO JUDY  
EVERITT & THAT HE RESIDES AT ABOVE ADD. WITH  
JUDY SNYDER HIS GIRLFRIEND & COMMON LAW WIFE.

ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

DEPUTY

*R. A. Carroll*

DATE

3/25/06

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/17/2006

SERVICE# 2 - OF - 11 SERVICES  
DOCKET # 26ED2006

PLAINTIFF JP MORGAN CHASE BANK, AS TRUSTEE

DEFENDANT JOHN E. EVERITT  
ATTORNEY FIRM Purcell, Krug & Haller

PERSON/CORP TO SERVED
TENANT(S)
10 HILLSIDE ROAD
MILLVILLE

PAPERS TO SERVED  
MORTGAGE FORECLOSURE

SERVED UPON George ~~Robert~~ Ruffenider

RELATIONSHIP TENANT IDENTIFICATION \_\_\_\_\_

DATE 3-2-6 TIME 1030 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

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

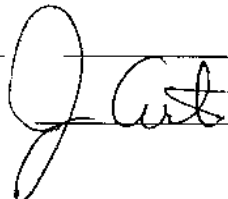
TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_\_\_ POB \_\_\_\_\_ POE \_\_\_\_\_ CCSO ☒  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

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

### ATTEMPTS

DATE	TIME	OFFICER	REMARKS
<u>3-2-6</u>	<u>1030</u>	<u>ARTER</u>	<u>Card</u>

DEPUTY



DATE 3-6-6

**Tax Notice** 2006 County & Municipality

PINE TWP

**MAKE CHECKS PAYABLE TO:**

Debra Piatt  
211 BEECH GLENN RD  
Benton PA 17814

**HOURS:** MONDAY: 8PM TO 9PM

AFTER DISCOUNT BY APPT. ONLY.

MY HOME: 1PM TO 3PM ON APRIL 29 &amp; AUG 28

PHONE: 570-458-6072

FOR: COLUMBIA COUNTY

DATE

03/01/2006

BILL NO.

28981

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	AX AMOUNT DUE	INCL PENALTY
GENERAL	48,432	5.846	267.98	273.45	300.80
SINKING		1.345	63.84	65.14	71.65
TWP RE		.389	18.46	18.84	19.78
<b>PAY THIS AMOUNT</b>			<b>350.28</b>	<b>367.43</b>	<b>392.23</b>
The discount & penalty have been calculated for your convenience			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after

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

EVERITT JOHN E  
122 QUARRY DRIVE  
CATAWISSA PA 17820

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

COUNTY		TWP		This tax returned to	
Discount	2 %	2 %		courthouse on:	
Penalty	10 %	5 %		January 1, 2007	
PARCEL: 29-13-003-00,000		Land			
10 HILLSIDE RD		Buildings			
17 Acres		Total Assessment			
				5,017 C+G	
				43,415	
				48,432	

FILE COPY

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/17/2006

SERVICE# 4 - OF - 11 SERVICES  
DOCKET # 26ED2006

PLAINTIFF JP MORGAN CHASE BANK, AS TRUSTEE

DEFENDANT JOHN E. EVERITT  
ATTORNEY FIRM Purcell, Krug & Haller

<b>PERSON/CORP TO SERVED</b>	<b>PAPERS TO SERVED</b>
DEBRA PIATT-TAX COLLECTOR	MORTGAGE FORECLOSURE
211 BEECH GLENN ROAD	
BENTON	

SERVED UPON Robert Sidis Door

RELATIONSHIP Tax Collector IDENTIFICATION \_\_\_\_\_

DATE 2-23-6 TIME 0843 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. Carter

DATE 2-23-6

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 2/17/2006

SERVICE# 5 - OF - 11 SERVICES  
DOCKET # 26ED2006

PLAINTIFF JP MORGAN CHASE BANK, AS TRUSTEE

DEFENDANT JOHN E. EVERITT  
ATTORNEY FIRM Purcell, Krug & Haller

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

SERVED UPON Lester LEAN

RELATIONSHIP Cust Service IDENTIFICATION \_\_\_\_\_

DATE 2-22-06 TIME 0835 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

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

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

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

ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

DEPUTY

DATE 2-22-06

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 2/17/2006

SERVICE# 8 - OF - 11 SERVICES  
DOCKET # 26ED2006

PLAINTIFF JP MORGAN CHASE BANK, AS TRUSTEE

DEFENDANT JOHN E. EVERITT  
ATTORNEY FIRM Purcell, Krug & Haller

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

SERVED UPON Del Miller

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

DATE 2-22-6 TIME 0810 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 2-22-6

COUNTY OF COLUMBIA  
REAL ESTATE TAX LIEN CERTIFICATE

DATE: 22-FEB-06

FEE: \$5.00

CERT. NO: 1712

EVERITT JOHN E  
122 QUARRY DRIVE  
CATAWISSA PA 17820

DISTRICT: PINE TWP  
DEED 20020-2182  
LOCATION: 10 HILLSIDE RD  
PARCEL: 29 -13 -003-00,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING	COSTS	TOTAL AMOUNT DUE
2005	PRIM	2,107.03	46.72		60.00	2,213.75
TOTAL DUE :						\$2,213.75

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

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF  
DECEMBER 31, 2005

REQUESTED BY:

Timothy T. Chamberlain, Sheriff  
dn.

# REAL ESTATE OUTLINE

ED # 26-06

DATE RECEIVED 2-17-06  
DOCKET AND INDEX 2-21-06  
SET FILE FOLDER UP 2-21-06

## 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# 116900

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

SALE DATE Apr 26, 06 TIME 1100  
POSTING DATE Mar 22, 06  
ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK Apr 5  
2<sup>ND</sup> WEEK 12  
3<sup>RD</sup> WEEK 19, 06



# SHERIFF'S SALE

WEDNESDAY APRIL 26, 2006 AT 11:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 26 OF 2006 ED AND CIVIL WRIT NO. 1637 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 Pine Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, said iron pin being 590.24 feet on a course 53 degrees 25 minutes 47 seconds East from the Northwest corner of the Cholet and in line of lands of Drexel W. Wright; thence by lands of Drexel W. Wright, North 85 degrees 18 minutes 10 seconds West 833.5 feet to an iron pin in line of lands now or formerly of Joseph Horvath; thence by the same, North 7 degrees 33 minutes 10 seconds West, 1271 feet to an iron pin; thence North 74 degrees 36 minutes 50 seconds East, 300 feet to an iron pin in line of lands of Mario P. Nigro; thence by the same, South 22 degrees 39 minutes 56 seconds East, 434 feet to an iron pin in line of lands of the Frank E. Watts Estate; thence by the same, South 30 degrees 18 minutes 10 seconds East 1171.5 feet to the place of BEGINNING.

TOGETHER with an easement for ingress and egress as set forth in that certain indenture dated August 14, 1986, recorded in Columbia County Record Book 353, Page 579.

HAVING THEREON erected a residential dwelling known as 10 Hillside Road, Millville, Pennsylvania 17846.

PARCEL: 29-13-003

BEING THE SAME PREMISES WHICH Marybeth Everitt, single woman and John E. Everitt (erroneously referred to on prior deed as John C. Everitt), by deed dated 2/15/02 and recorded at Columbia County Instrument No. 200202182, granted and conveyed unto John E. Everitt. TO BE SOLD AS THE PROPERTY OF JOHN E. EVERITT.

## TERMS OF SALE

**MINIMUM PAYMENT AT TIME OF SALE:** The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's check at time of sale.

**REMAINING BALANCE OF BID PRICE:** Any remaining amount of the bid price is to be paid within (8) days after the sale is cash, certified check or cashier's check.

**IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD.**

If the successful bidder fails to pay the bid price as per the above terms, the Sheriff may elect either to sue the bidder for the balance due without a resale of the property, or to resell the property at the bidder's risk and maintain an action against the bidder for breach of contract. In the case of a default all sums paid by bidder will be considered forfeited, but will be applied against any damages recoverable. The defaulting bidder will be responsible for any attorney fees incurred by the Sheriff in connection with any action against the bidder in which the bidder is found liable for damages.

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

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

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

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

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

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

JPMORGAN CHASE BANK, AS TRUSTEE,  
PLAINTIFF

VS.

JOHN E. EVERITT,  
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

*2006-ED 26*  
IN MORTGAGE FORECLOSURE

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

COMMONWEALTH OF PENNSYLVANIA :

COUNTY OF COLUMBIA :

TO THE SHERIFF OF THE WITHIN COUNTY

To satisfy the judgment, interest and costs in the above matter, you are directed to levy upon and sell the following real estate identified as: **10 HILLSIDE ROAD MILLVILLE, PENNSYLVANIA 17846** as follows:

Amount due pursuant to Judgment	\$133,027.10
Interest	\$3,518.40
Per diem of \$29.32 to 5/1/06	
Late Charges (\$49.06 per month to 5/1/06)	\$196.24
Escrow Deficit	\$2,000.00

**TOTAL WRIT \$138,741.74**

PLUS COSTS:

Dated: 02-17-2006

Fanni B. Kline  
PROTHONOTARY

(SEAL)

By Elizabeth A. Bernon  
DEPUTY

JPMORGAN CHASE BANK, AS TRUSTEE,  
PLAINTIFF

VS.

JOHN E. EVERITT,  
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

*2006-ED-26*  
IN MORTGAGE FORECLOSURE

**AFFIDAVIT PURSUANT TO RULE 3129.1**

The Plaintiff in the above action, by its attorneys, Purcell, Krug & Haller, sets forth as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at **10 HILLSIDE ROAD, MILLVILLE, PENNSYLVANIA 17846:**

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

JOHN E. EVERITT  
122 QUARRY DRIVE  
CATAWISSA, PA 17820

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

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

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

**PLAINTIFF HEREIN (AND ANY OTHERS AS NOTED BELOW):**

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

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

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

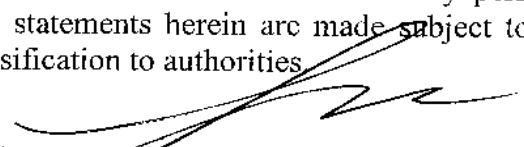
DOMESTIC RELATIONS  
Columbia County Courthouse  
P.O. Box 380  
Bloomsburg, PA 17815

TENANT/OCCUPANT  
10 HILLSIDE ROAD  
MILLVILLE, PENNSYLVANIA 17846

Mrs. Judy Everitt  
122 Quarry Drive  
Catawissa, PA 17820

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

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



---

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

DATE: February 13, 2006

JPMORGAN CHASE BANK, AS TRUSTEE,  
PLAINTIFF

VS.

JOHN E. EVERITT,  
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

2006-ED-26  
IN MORTGAGE FORECLOSURE

COPY

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**PLAINTIFF HEREIN (AND ANY OTHERS AS NOTED BELOW):**

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**UNKNOWN**

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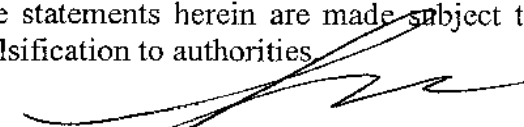
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Leon P. Haller PA I.D. #15700  
Pyeell, Krug & Haller  
1719 North Front Street  
Harrisburg, PA 17102  
(717) 234-4178

DATE: February 13, 2006



ALL THAT CERTAIN piece or parcel of land situate in Pine Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, said iron pin being 590.24 feet on a course 53 degrees 25 minutes 47 seconds East from the Northwest corner of the Cholet and in line of lands of Drexel W. Wright; thence by lands of Drexel W. Wright, North 85 degrees 18 minutes 10 seconds West 833.5 feet to an iron pin in line of lands now or formerly of Joseph Horvath; thence by the same, North 7 degrees 33 minutes 10 seconds West, 1271 feet to an iron pin; thence North 74 degrees 36 minutes 50 seconds East, 300 feet to an iron pin in line of lands of Mario P. Nigro; thence by the same, South 22 degrees 39 minutes 56 seconds East, 434 feet to an iron pin in line of lands of the Frank E. Watts Estate; thence by the same, South 30 degrees 18 minutes 10 seconds East 1171.5 feet to the place of BEGINNING.

TOGETHER with an easement for ingress and egress as set forth in that certain indenture dated August 14, 1986, recorded in Columbia County Record Book 353, Page 579.

HAVING THEREON erected a residential dwelling known as 10 Hillside Road, Millville, Pennsylvania 17846.

PARCEL: 29-13-003

BEING THE SAME PREMISES WHICH Marybeth Everitt, single woman and John E. Everitt (erroneously referred to on prior deed as John C. Everitt), by deed dated 2/15/02 and recorded at Columbia County Instrument No. 200202182, granted and conveyed unto John E. Everitt.

TO BE SOLD AS THE PROPERTY OF JOHN E. EVERITT.

ALL THAT CERTAIN piece or parcel of land situate in Pine Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, said iron pin being 590.24 feet on a course 53 degrees 25 minutes 47 seconds East from the Northwest corner of the Cholet and in line of lands of Drexel W. Wright; thence by lands of Drexel W. Wright, North 85 degrees 18 minutes 10 seconds West 833.5 feet to an iron pin in line of lands now or formerly of Joseph Horvath; thence by the same, North 7 degrees 33 minutes 10 seconds West, 1271 feet to an iron pin; thence North 74 degrees 36 minutes 50 seconds East, 300 feet to an iron pin in line of lands of Mario P. Nigro; thence by the same, South 22 degrees 39 minutes 56 seconds East, 434 feet to an iron pin in line of lands of the Frank E. Watts Estate; thence by the same, South 30 degrees 18 minutes 10 seconds East 1171.5 feet to the place of BEGINNING.

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TO BE SOLD AS THE PROPERTY OF JOHN E. EVERITT.

*TO THE SHERIFF OF COLUMBIA COUNTY:*

**REQUEST FOR SERVICE**

**DATE: February 13, 2006**

FROM:

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

CASE CAPTION:

*JPMORGAN CHASE BANK, AS TRUSTEE*

*VS.*

*JOHN E. EVERITT*

**PAPER: WRIT OF EXECUTION IN MORTGAGE FORECLOSURE**

**No. 2005-CV-1637-MF**

**SERVICE TO BE MADE ON DEFENDANT: JOHN E. EVERITT**

**ADDRESS FOR "PERSONAL SERVICE":**

**JOHN E. EVERITT at: 122 QUARRY DRIVE CATAWISSA, PA 17820**

Requested by  
Leon P. Haller, Esquire  
Attorney for Plaintiff

**SHERIFF:**

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

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

Thank you.

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

Inquiries relating to service should be directed to Mindy Horley.

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

Purcell, Krug & Haller

1719 North Front Street  
Harrisburg, PA 17102

COMMERCE BANK

CHECK NO. CHECK DATE

116900 02/14/2006

116900

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

CHECK AMOUNT

\$\*\*\*\*\*1,350.00

TO THE  
ORDER  
OF

sheriff of columbia county

VOID AFTER 90 DAYS



⑈116900⑈ ⑆031301846⑆ 51 320931 2⑈

MP

Security Features Included.



Details on back.

TO THE SHERIFF OF COLUMBIA COUNTY:

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

Plaintiff: **JPMORGAN CHASE BANK, AS TRUSTEE**

VS.

Defendant(s): **JOHN E. EVERITT**

Filed to No. **2005-CV-1637-MF**

*2006-ED-26*

**INSTRUCTIONS**

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

**10 HILLSIDE ROAD MILLVILLE, PENNSYLVANIA 17846**

(A more complete legal description accompanies these documents.)

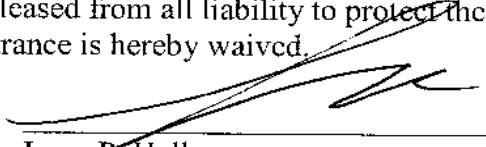
The parties to be served **PERSONALLY** and their addresses are as follows:

**JOHN E. EVERITT, 122 QUARRY DRIVE, CATAWISSA, PA 17820**

**WAIVER OF WATCHMAN AND INSURANCE**

Any Deputy Sheriff levying upon or attaching any property under which writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such person of such levy or attachment, without liability on the part of such deputy or the sheriff to any Plaintiff herein for any loss, destruction or removal of any such property before Sheriff's Sale thereof.

**NOW, February 13, 2006** the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.

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

TO THE SHERIFF OF COLUMBIA COUNTY:

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

Plaintiff: **JPMORGAN CHASE BANK, AS TRUSTEE**

VS.

Defendant(s): **JOHN E. EVERITT**

Filed to No. **2005-CV-1637-MF**

*2006-ED-26*

**INSTRUCTIONS**

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

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(A more complete legal description accompanies these documents.)

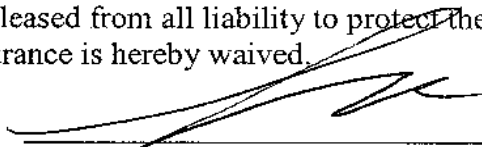
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\_\_\_\_\_  
Leon P. Haller  
Attorney for Plaintiff  
PA I.D. #15700

JPMORGAN CHASE BANK, AS TRUSTEE,  
PLAINTIFF

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IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2005-CV-1637-MF

*2006-ED-26*  
IN MORTGAGE FORECLOSURE

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

**TAKE NOTICE:**

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

DATE:

TIME:

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

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

THE LOCATION of your property to be sold is:

**10 HILLSIDE ROAD**  
**MILLVILLE, PENNSYLVANIA 17846**

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

**No. 2005-CV-1637-MF**

**JUDGMENT AMOUNT \$133,027.10**

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

**JOHN E. EVERITT**



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

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

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

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

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

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

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

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

**THE LEGAL RIGHTS YOU MAY HAVE ARE:**

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

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

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

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

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

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