

**DYER LAW FIRM, P.C. - EXPENSE ACCOUNT**

5743 CENTRE AVENUE  
PITTSBURGH, PA 15206

PNC BANK N.A.  
PITTSBURGH, PA

8-9/430

5736

08/14/2006

PAY  
TO THE  
ORDER OF

Columbia County Sheriff's Office

\$ \*\*24.62

Twenty-Four and 62/100\*\*\*\*\*

DOLLARS

Columbia County Sheriff's Office  
Columbia County Courthouse  
P.O. Box 380  
Bloomsburg, PA 17815



AUTHORIZED SIGNATURE

Security features. Details on back.

MEMO

GT Barwick/Addtl Taxes

⑈005736⑈ ⑆043000096⑆ 1016318253⑈

Timothy J. Chamberlain, Sheriff  
Sheriff's Office of Columbia County  
Columbia County Courthouse  
P.O. Box 380  
Bloomsburg, PA 17815

Re: Green Tree Consumer Discount Company, f/k/a Conseco Finance Consumer  
Discount Company  
v. Matthew G. Barwick  
Civil Division No. 2005-CV-1646

Dear Sheriff:

Please find enclosed check number 5736, dated August 14, 2006, made payable to the Columbia County Sheriff's Office in the amount of \$24.62. This amount represents the remaining balance owed for the portion of 2006 county/township taxes due at the time Green Tree recorded the Sheriff's Deed in the above-referenced matter. It is my understanding that this penalty amount was not available at the time Green Tree recorded its deed. It is my further understanding that you will submit this check to the tax collector.

Thank you for your assistance with this matter. If you have any questions, please call.

Very truly yours,



# DYER LAW FIRM, P.C.

*Attorneys and Counsellors at Law*  
5743 CENTRE AVENUE  
PITTSBURGH, PENNSYLVANIA 15206

---

TELEPHONE : (412) 361-1000  
FACSIMILE : (412) 361-6800

August 14, 2006

Timothy J. Chamberlain, Sheriff  
Sheriff's Office of Columbia County  
Columbia County Courthouse  
P.O. Box 380  
Bloomsburg, PA 17815

Re: Green Tree Consumer Discount Company, f/k/a Conseco Finance Consumer  
Discount Company  
v. Matthew G. Barwick  
Civil Division No. 2005-CV-1646

Dear Sheriff:

Please find enclosed check number 5736, dated August 14, 2006, made payable to the Columbia County Sheriff's Office in the amount of \$24.62. This amount represents the remaining balance owed for the portion of 2006 county/township taxes due at the time Green Tree recorded the Sheriff's Deed in the above-referenced matter. It is my understanding that this penalty amount was not available at the time Green Tree recorded its deed. It is my further understanding that you will submit this check to the tax collector.

Thank you for your assistance with this matter. If you have any questions, please call.

Very truly yours,



Erin P. Dyer

EPD: jab  
Enclosure

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

Green Tree Con D's Co, VS Matthew Barwick

NO. 31-06 ED NO. 1546-05 JD

DATE/TIME OF SALE: May 24, 06 1000

BID PRICE (INCLUDES COST) \$ 4446.31

POUNDAGE - 2% OF BID \$ 88.93

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

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

TOTAL AMOUNT NEEDED TO PURCHASE \$ 4535.27

PURCHASER(S): 

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

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

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

TOTAL DUE: \$ 4535.27

LESS DEPOSIT: \$ 1750.00

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

TOTAL DUE IN 8 DAYS \$ 2785.27

# SHERIFF'S SALE COST SHEET

Green Tree Co., D.S. Co. VS. Matthew Sarwick  
 NO. 31-06 ED NO. 1646-05 JD DATE/TIME OF SALE May 24 1000

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>195.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>47.50</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>24.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	\$ <u>6.50</u>	
NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>455.50</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>691.00</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>916.00</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>46.50</u>	
TOTAL *****		\$ <u>56.50</u>

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20	\$ <u>246.12</u>	
SCHOOL DIST. 20	\$	
DELINQUENT 20	\$ <u>2637.22</u>	
TOTAL *****		\$ <u>2883.34</u>

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

SURCHARGE FEE (DSTE)	\$ <u>140.00</u>	
MISC. _____	\$	
_____	\$	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 4446.54

THIS DOCUMENT CONTAINS A BLUE TO GREEN BACKGROUND ON THE FACE - SEE REVERSE SIDE FOR OTHER SECURITY FEATURES

**Green Tree Servicing LLC**

Accounts Payable Department  
345 St. Peter Street, STE 1700  
St. Paul, MN 55102

75-15627912

US BANK  
East Grand Forks, MN 56721

06/05/2006

Pay \*\*\*THREE THOUSAND ONE HUNDRED EIGHTY-FIVE USD and 27/100 \*\*\*

3,185.27 USD

VOID AFTER 90 DAYS

To the  
order  
of

COLUMBIA COUNTY SHERIFF  
COURTHOUSE P.O. BOX 380  
BLOOMSBURG PA 17815-0380

*Kurt Anderson*  
60306677

SIGNATURE HAS A COLORED BACKGROUND - BORDER CONTAINS MICROPRINTING

⑈ 1613611⑈ ⑆ 091215927⑆ 152100016236⑈

# **DYER LAW FIRM, P.C.**

*Attorneys and Counsellors at Law*  
5743 CENTRE AVENUE  
PITTSBURGH, PENNSYLVANIA 15206

---

TELEPHONE : (412) 361-1000  
FACSIMILE : (412) 361-6800

June 15, 2006

Timothy J. Chamberlain, Sheriff  
Sheriff's Office of Columbia County  
Columbia County Courthouse  
P.O. Box 380  
Bloomsburg, PA 17815

Re: Green Tree Consumer Discount Company, f/k/a Conseco Finance  
Consumer Discount Company  
v. Matthew G. Barwick  
Civil Division No. 2005-CV-1646

Dear Sheriff:

Please find enclosed Green Tree Servicing, LLC's check number 1613611, dated June 5, 2006, made payable to Columbia County Sheriff in the amount of \$3,185.27. Also enclosed are two original Realty Transfer Tax Statements of Value. I understand that your office will prepare the Sheriff's Sale Deed and arrange for recording of same.

Thank you for your assistance in this matter. If you have any questions, please call.

Very truly yours,



Erin P. Dyer

EPD:mds  
Enclosures



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

# REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

## RECORDER'S USE ONLY

State Tax Paid

Book Number

Page Number

Date Recorded

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

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

Name Erin P. Dyer, Esquire Telephone Number: (412) 361-1000

Street Address 5743 Centre Avenue City Pittsburgh State PA Zip Code 15206

### B. TRANSFER DATA

#### Date of Acceptance of Document

Grantor(s)/Lessor(s)

Columbia County Sheriff

Street Address

P.O. Box 380

City

Bloomsburg

State

PA

Zip Code

17815

Green Tree Consumer Discount Company  
f/k/a Conesco Finance Consumer Discount Co.  
105 Bradford Road, Suite 200  
Wexford, PA 15090

### C. PROPERTY LOCATION

Street Address

43 Lauren Run Road

City, Township, Borough

Briar Creek Township

County

Columbia

School District

Berwick

Tax Parcel Number

07-05A-074

### D. VALUATION DATA

1. Actual Cash Consideration <u>\$1.00</u>	2. Other Consideration <u>+</u> <u>-0-</u>	3. Total Consideration <u>= \$1.00</u>
4. County Assessed Value <u>\$18,945</u>	5. Common Level Ratio Factor <u>X</u> <u>3.05</u>	6. Fair Market Value <u>= \$57,782.25</u>

### E. EXEMPTION DATA

1a. Amount of Exemption Claimed <u>\$57,782.25</u>	1b. Percentage of Interest Conveyed <u>100%</u>
---	--

### 2. Check Appropriate Box Below for Exemption Claimed

- ☐ Will or intestate succession (Name of Decedent) \_\_\_\_\_ (Estate File Number) \_\_\_\_\_
- ☐ Transfer to Industrial Development Agency.
- ☐ Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)
- ☐ Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☒ Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number 200101620, Page Number INSTRUMENT# 200101620
- ☐ Corrective or confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☐ Other (Please explain exemption claimed, if other than listed above.)

Transfer by judicial sale in which the successful bidder was the bona fide holder of the mortgage recorded at Instrument Number 200101620, in the office of the Columbia County Recorder of Deeds. 72 P.S. Section 8102-C.3(16)

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

Signature of Correspondent or Responsible Party

Date

6-15-06

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

STATE OF PENNSYLVANIA  
COUNTY OF COLUMBIA } SS

1-50\*

152-\*

225-00\*

228-00\*

3-\*

684-00\*

684-00\*

✓ 7-00\*

Brandon Eyerly, Publisher, being duly sworn according to law d  
Enterprise is a newspaper of general circulation with its principal offic  
3185 Lackawanna Avenue, Bloomsburg, County of Columbia and Sta  
was established on the 1st day of March, 1902, and has been publish  
said Town, County and State since that day and on the attached notice  
May 3, 10, 17, 2006 as printed and published; that the affiant is on  
publisher of said newspaper in which legal advertisement was published; that neither the affiant  
d in the subject matter of said notice and advertisement and that  
going statement as to time, place, and character of publication are

**SHERIFF'S SALE**

**WEDNESDAY MAY 24, 2006 AT 10:00 AM**

BY VIRTUE OF A WRIT OF EXECUTION NO. 31 OF  
2006 ED AND CIVIL WRIT NO. 1646 OF 2005 JD  
ISSUED OUT OF THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECT-  
ED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY  
VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR  
CASH, IN A COURTROOM OR SHERIFFS OFFICE, TO BE  
ANNOUNCED, AT THE COLUMBIA COUNTY COURT-  
HOUSE, BLOOMSBURG, PENNA., 17815, ALL THE  
RIGHT AND TITLE AND INTEREST TO THE DEFEN-  
DANTS IN AND TO:

ALL that certain piece, parcel and lot of land situate in the  
Township of Briar Creek, County of Columbia and State of  
check, particularly bounded and described

**IMPORTANT NOTICE FOR FAILURE TO PAY BID  
PRICE: FAILURE TO PAY THE BID PRICE IN ACCOR-  
DANCE WITH THESE TERMS MAY RESULT IN SERI-  
OUS 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 proper-  
ty, or to resell the property at the bidder's risk and main-  
tain an action against the bidder for breach of contract. In  
the case of a default all sums paid by bidder will be con-  
sidered forfeited, but will be applied against any damages  
recoverable. The defaulting bidder will be responsible for  
any attorney fees incurred by the Sheriff.

re me this 19th day of July 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.



IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

Civil Division Number:

2005-CV-1646

Mortgage Foreclosure

2006-ED-31

2006 MAY 23 P 12:57

05 MAY 23 AM 11:14

FILED FOR RECORD

AFFIDAVIT OF SERVICE ON LIENHOLDERS

Commonwealth of Pennsylvania )

County of Columbia )

ERIN P. DYER, Attorney, being duly sworn according to law, does hereby state that he is a person of such age and discretion as to be competent to serve papers; that on April 21, 2006, he served a Notice of Sheriff's Sale of Real Estate pursuant to Pennsylvania Rules of Civil Procedure 3129.2, *inter alia*, describing the property to be sold, its location, the improvements, if any, the judgment of the court on which the sale is being held, the name of the owner, and the time and place of sale by placing same in a postage paid envelope first class mail, addressed to the persons who are hereinafter named, who are or may be Lienholders on the real estate subject to sale, at the place and addresses stated in Exhibit "A", by delivering or causing to be delivered said envelopes and contents to a Post Office Employee at a United States Post Office at Pittsburgh, Allegheny County, Pennsylvania, mailing via Certified Mail or Certificate of Mailing for each Notice and obtaining the receipt for each. True and correct copies of the U.S. Postal Service Certified Mail Receipts and PS Form 3817 Certificate of Mailing are attached hereto, marked Exhibit "B" incorporated herein by reference thereto. True and correct PS Form 3811 Domestic Return Receipts are attached hereto, marked Exhibit "C" incorporated herein by reference thereto.

Respectfully submitted,

Erin P. Dyer, Esq.  
Attorney for Green Tree

RECEIVED

MAY 23 2006

COPY

Dyer Law Firm P.C.

## LIENHOLDERS ADDRESSES

Matthew G. Barwick  
1096 State Route 239  
Shickshinny, PA 18655

Citifinancial, Inc.  
13 Narrows Shopping Center  
Kingston, PA 18704

Citifinancial, Inc.  
P.O. Box 17170  
Baltimore, MD 21203

Citifinancial, Inc.  
P.O. Box 6931  
The Lakes, NV 88901-6931

Columbia County Tax Claim Bureau  
Columbia County Courthouse  
35 West Main Street  
P.O. Box 380  
Bloomsburg, PA 17815

Joan M. Rothery, Tax Collector  
Briar Creek Township Tax Office  
122 Twin Church Road  
Berwick, PA 18603

Joan M. Rothery, Tax Collector  
Berwick Area School District Tax Office  
122 Twin Church Road  
Berwick, PA 18603

EXHIBIT "A"

**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:

Citifinancial, Inc.  
P.O. Box 6931  
The Lakes, NV 88901-6931

*GT. Bearwick LH Letter*

2. Article Number

(Transfer from service label)

7005 1620 0004 0595 3007

PS Form 3811, February 2004

Domestic Return Receipt

102565-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

*CB*

☐ Agent

☐ 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

*NEVADA*  
*APR 24 2005*

**MAIL OPENING**

3. Service Type

☒ Certified Mail

☐ Express Mail

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

Citifinancial, Inc. Citifinancial  
P.O. Box 17170 P.O. Box 221618  
Baltimore, MD 211 Charlotte, N.C. 28222

EST. Barwick LH Letter

2. Article Number

(Transfer from service label)

7005 1820 0004 0595 2994

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

A. Brown

☐ Agent

☐ Addressee

B. Received by (Printed Name)

A. Brown

C. Date of Delivery

MAY 08 2006

D.

Does differ from item 1? ☐ Yes

Every address below: ☐ No

E. Service Type

☒ Certified Mail

☐ Express Mail

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

102595-02-M-1540

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

Citifinancial, Inc.  
13 Narrows Shopping Center  
Kingston, PA 18704

*G.T. Barwick III Letter*

2. Article Number

(Transfer from service label) ( )

PS Form 3811, February 2004

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

APR 24 2006

D. Is delivery address different from item 1? ☐ Yes

If YES, enter delivery address below: ☐ No

3. Service Type

☒ Certified Mail

☐ Express Mail

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

7005 1820 0004 0595 2487

Domestic Return Receipt

102506-03-M-15-10

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p> <p>1. Article Addressed to:</p> <p>Matthew G. Barwick 1096 State Route 239 Shickshinny, PA 18655</p> <p>2. Article Number (Transfer from service label)</p> <p>7005 1820 0004 0595 2970</p>	<p>A. Signature <i>Matthew G. Barwick</i></p> <p>B. Received by (Printed Name) Matthew Barwick</p> <p>C. Date of Delivery 4/25/06</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type  <input checked="" type="checkbox"/> Certified Mail    <input type="checkbox"/> Express Mail  <input type="checkbox"/> Registered    <input type="checkbox"/> Return Receipt for Merchandise  <input type="checkbox"/> Insured Mail    <input type="checkbox"/> C.O.D.         </p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>

GT. Barwick LH Letter

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

EXHIBIT "C"

U.S. POSTAL SERVICE  
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT  
PROVIDE FOR INSURANCE-POSTMASTER

**CERTIFICATE OF MAILING**

**Dyer Law Firm, P.C.**  
Attorneys and Counselors at Law  
5743 Centre Avenue  
PITTSBURGH, PENNSYLVANIA 15206

Joan M. Rothery, Tax Collector  
Berwick Area School District Tax  
Office, 122 Twin Church Road  
Berwick, PA 18603

APR 21 1987  
PBB7356687  
15217

APR 21 1987  
PBB7356687  
15217

PS Form 3817, January 2001

GT. BARWICK LH Letter

U.S. POSTAL SERVICE	CERTIFICATE OF MAILING
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE-POSTMASTER	
<b>Dyer Law Firm, P.C.</b> Attorneys and Counsellors at Law 5743 Centre Avenue PITTSBURGH, PENNSYLVANIA 15206	
Joan M. Rothery, Tax Collector Briar Creek Township Tax Office 122 Twin Church Road Berwick, PA 18603	


OFFICIAL BUSINESS  
 PENNSYLVANIA  
 PITTSBURGH, PA  
 APR 21 06  
 15217


*GT. Berwick LH letter*



U.S. POSTAL SERVICE	CERTIFICATE OF MAILING
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL. DOES NOT PROVIDE FOR INSURANCE-POSTMASTER	
<p><b>Dyer Law Firm, P.C.</b>            Attorneys and Counsellors at Law            5743 Centre Avenue            PITTSBURGH, PENNSYLVANIA 15206</p>	
<p>Columbia County Tax Claim Bureau            Columbia County Courthouse            35 West Main Street, P.O. Box 380            Bloomsburg, PA 17815</p>	

Affix here stamps  
 or meter postage and  
 post paid indicia or  
 indicia for payment





UNITED STATES  
POSTAL SERVICE

00-950 FB8736687  
APR 21 06  
15217

PS Form 3817, January 2001

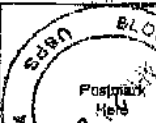
GT. Barwick LH letter

7005 1020 0004 0595 3007

U.S. Postal Service <sup>TM</sup>	
CERTIFIED MAIL <sup>TM</sup> RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
OFFICIAL USE	
Postage	\$ 0.63
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.88
Sent To	
Street, Apt. No., or PO Box No.	
City, State, ZIP+4	
PS Form 3800, July	

Citifinancial, Inc.  
P.O. Box 6931  
The Lakes, NV 88901-6931

APR 22 2008  
BLOOMFIELD ST. PITTSBURGH PA 15224  
USPS

<b>U.S. Postal Service</b> <b>CERTIFIED MAIL™ RECEIPT</b> <i>(Domestic Mail Only; No Insurance Coverage Provided)</i>	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
<b>OFFICIAL USE</b>	
Postage	0.63
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	4.88
	
Sent To Street, Apt. No. or P.O. Box No. City, State, ZIP	
PS Form 3800,	

7005 1520 0004 0545 2587

U.S. Postal Service <sup>TM</sup>	
CERTIFIED MAIL <sup>TM</sup> RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
OFFICIAL USE	
Postage	\$ 0.63
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.85
Registered Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.88
Postmark Here	
BLOOMFIELD ST. PITTSBURGH PA 15201	
Send To:	
Street, Apt. No. or PO Box No.	
City, State, ZIP+4	
PS Form 3800	
Citifinancial, Inc. 13 Narrows Shopping Center Kingston, PA 18704	

7005 1A20 0004 0595 2970

<b>U.S. Postal Service<sup>TM</sup></b>	
<b>CERTIFIED MAIL<sup>TM</sup> RECEIPT</b>	
<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
<b>OFFICIAL USE</b>	
Postage	\$ 0.63
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.88
Sent To	
Street, Apt., Rm., or PO Box No.	
City, State, ZIP+4	
PS Form 3800, 11-01	

Matthew G. Barwick  
1096 State Route 239  
Shickshinny, PA 18655




EXHIBIT "B"

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.

GREEN TREE CONSUMER DISCOUNT CO.

VS.

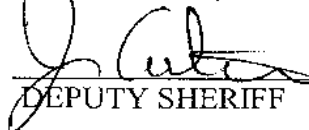
MATTHEW BARWICK


WRIT OF EXECUTION #31 OF 2006 ED

POSTING OF PROPERTY

April 19, 2006      POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF MATTHEW BARWICK AT 43 LAUREL RUN ROAD SHICKSHINNY  
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 20<sup>TH</sup> DAY OF APRIL 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

GREEN TREE CONSUMER DISCOUNT  
COMPANY, FKA CONSECO FINANCE  
CONSUMER DISCOUNT COMPANY

VS

Docket # 31ED2006

MORTGAGE FORECLOSURE


MATTHEW G. BARWICK

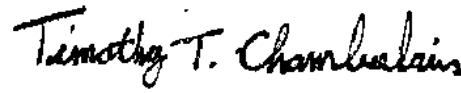
AFFIDAVIT OF SERVICE

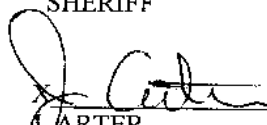
NOW, THIS THURSDAY, MARCH 09, 2006, AT 1:36 PM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON MATTHEW BARWICK AT 1096 STATE ROUTE 239, SHICKSHINNY BY HANDING TO LEANN BARWICK, WIFE, A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME  
THIS FRIDAY, MARCH 10, 2006

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

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

  
\_\_\_\_\_  
J. ARTER  
DEPUTY SHERIFF

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/24/2006

SERVICE# 1 - OF - 14 SERVICES  
DOCKET # 31ED2006

PLAINTIFF

GREEN TREE CONSUMER DISCOUNT COMPANY, FKA  
CONSECO FINANCE CONSUMER DISCOUNT COMPANY

DEFENDANT  
ATTORNEY FIRM

MATTHEW G. BARWICK  
ERIN P. DYER ESQ.

PERSON/CORP TO SERVED
MATTHEW BARWICK
1096 STATE ROUTE 239
SHICKSHINNY

PAPERS TO SERVED  
MORTGAGE FORECLOSURE

SERVED UPON ~~LEANN~~ LEANN

RELATIONSHIP WIFE IDENTIFICATION \_\_\_\_\_

DATE 3-9-6 TIME 1336 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

3-9-6 1155 ARTIC CHUB

DEPUTY

J. Curtis

DATE 3-9-6



51

**Tax Notice**

2006

County & Municipality

BRIARCREEK TWP

**MAKE CHECKS PAYABLE TO:**

Joan M. Rothery

122 TWIN CHURCH ROAD

Berwick PA 18603

**HOURS:**

TUES & THURS: 8PM TO 9PM

WEDNESDAY: 1PM - 4PM & 6PM - 9PM

NOV & DEC: WEDNESDAY HOURS ONLY

PHONE: 570-759-2118

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

BARWICK MATTHEW G  
43 LAUREL RUN RD  
SHICKSHINNY PA 18655

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

FOR: COLUMBIA COUNTY				DATE		BILL NO.					
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	AX AMOUNT DUE	INCL PENALTY						
GENERAL	18,945	5.646	104.82	106.96	117.66						
SINKING		1.345	24.97	25.48	28.03						
FIRE		1	18.57	18.95	20.85						
TWP RE		5	92.84	94.73	104.20						
The discount & penalty have been calculated for your convenience				241.20	246.12	270.74					
PAY THIS AMOUNT											
Discount		CNTY 2 %	TWP 2 %	If paid on or before April 30		If paid after June 30					
Penalty		10 %	10 %								
PARCEL: 07-05A-074-00,000											
43 LAUREL RUN RD											
.3444 Acres											
Land				2,025							
Buildings				16,920							
Total Assessment				18,945							
with your payment				This tax returned to courthouse on: January 1, 2007							
PAYMENT											

This tax returned to  
courthouse on:  
January 1, 2007

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 2/24/2006

SERVICE# 7 - OF - 14 SERVICES  
DOCKET # 31ED2006

PLAINTIFF

GREEN TREE CONSUMER DISCOUNT COMPANY, FKA  
CONSECO FINANCE CONSUMER DISCOUNT COMPANY

DEFENDANT  
ATTORNEY FIRM

MATTHEW G. BARWICK  
ERIN P. DYER ESQ.

PERSON/CORP TO SERVED
JOAN ROTHERY-TAX COLLECTOR
122 TWIN CHURCH RD
BERWICK

PAPERS TO SERVED  
MORTGAGE FORECLOSURE

SERVED UPON Joan Rothery

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

DATE 03-01-06 TIME 1530 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

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

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

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

ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

DEPUTY

[Signature]

DATE 03-01-06

COUNTY OF COLUMBIA  
REAL ESTATE TAX LIEN CERTIFICATE

DATE: 28-FEB-06

FEE: \$5.00

CERT. NO: 1742

BARWICK MATTHEW G  
43 LAUREL RUN RD  
SHICKSHINNY PA 18655

DISTRICT: BRIARCREEK TWP  
DEED 0258-0379  
LOCATION: LOT 119 D  
PARCEL: 07 -05A-074-00,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING	TOTAL AMOUNT
2004	PRIM	1,221.79	32.00	55.00	1,308.79
2005	PRIM	1,227.33	36.10	60.00	1,323.43
TOTAL DUE :					\$2,632.22

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

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

REQUESTED BY:

Timothy T. Chamberlain, Sheriff  
dm.

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 2/24/2006

SERVICE# 8 - OF - 14 SERVICES  
DOCKET # 31ED2006

PLAINTIFF

GREEN TREE CONSUMER DISCOUNT COMPANY, FKA  
CONSECO FINANCE CONSUMER DISCOUNT COMPANY

DEFENDANT  
ATTORNEY FIRM

MATTHEW G. BARWICK  
ERIN P. DYER ESQ.

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

PAPERS TO SERVED  
MORTGAGE FORECLOSURE

SERVED UPON Leslie LEVAN

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

DATE 2-28-6 TIME 1430 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) \_\_\_\_\_

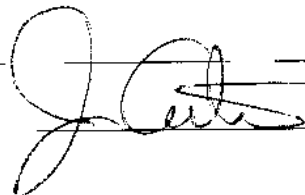
ATTEMPTS  
DATE

TIME

OFFICER

REMARKS

DEPUTY



DATE 2-28-6

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 2/24/2006

SERVICE# 11 - OF - 14 SERVICES  
DOCKET # 31ED2006

PLAINTIFF GREEN TREE CONSUMER DISCOUNT COMPANY, FKA  
CONSECO FINANCE CONSUMER DISCOUNT COMPANY

DEFENDANT MATTHEW G. BARWICK  
ATTORNEY FIRM ERIN P. DYER ESQ.

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 2-28 TIME 1355 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. Tate

DATE 2-28-6

# REAL ESTATE OUTLINE

ED # 31-06

DATE RECEIVED 2-24-06  
DOCKET AND INDEX 2-28-06  
SET FILE FOLDER UP 2-28-06

## 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# 1568090

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

SALE DATE May 24, 06 TIME 1000  
POSTING DATE Apr 19, 06  
ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK May 3  
2<sup>ND</sup> WEEK 10  
3<sup>RD</sup> WEEK 17, 06

# SHERIFF'S SALE

WEDNESDAY MAY 24, 2006 AT 10:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 31 OF 2006 ED AND CIVIL WRIT NO. 1646 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, parcel and lot of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, more particularly bounded and described as follows, to-wit: BEGINNING at a point on the northerly side of a street having a 20 foot width, designated as Scott Run Road and in line of land designated as Lot No. 119C, now or formerly of Ray H. Moates; thence along said land of Ray H. Moates, North 7 degrees 27 minutes West 165 feet, more or less, to a point in line of land designated as Lot No. 119F, now or formerly of Carl Steckroth; thence along said land of Carl Steckroth, South 79 degrees 46 minutes East 100 feet to a point in line of Lot No. 119E; thence along Lot No. 119E, South 7 degrees 27 minutes East 125 feet, more or less, to a point on the aforesaid Scott Run Road; thence along said Road, its various coursed and distance, 100 feet, more or less, to a point, the place of beginning.

It being Lot No. 119D as shown on a map of Hemlock Springs Surveyed October 11, 1971, by Gary D. Morgan, R.S.

BEING the same premises conveyed by Leonard Benedict and Christina Benedict, his wife, to Matthew G. Barwick by deed dated June 27, 1996, which was recorded in Columbia County Deed Book 629, Page 629.

Parcel Number 07-05A-074

## 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  
Erin P. Dyer  
5743 Center Ave.  
Pittsburgh, PA 15206

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

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

Civil Division Number:

2005-CV-1646

Mortgage Foreclosure

2006 MAY 25 A.D. 08

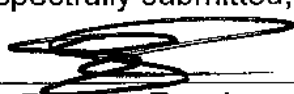
AFFIDAVIT OF SERVICE ON LIENHOLDERS

Commonwealth of Pennsylvania )

County of Columbia )

ERIN P. DYER, Attorney, being duly sworn according to law, does hereby state that he is a person of such age and discretion as to be competent to serve papers; that on April 21, 2006, he served a Notice of Sheriff's Sale of Real Estate pursuant to Pennsylvania Rules of Civil Procedure 3129.2, *inter alia*, describing the property to be sold, its location, the improvements, if any, the judgment of the court on which the sale is being held, the name of the owner, and the time and place of sale by placing same in a postage paid envelope first class mail, addressed to the persons who are hereinafter named, who are or may be Lienholders on the real estate subject to sale, at the place and addresses stated in Exhibit "A", by delivering or causing to be delivered said envelopes and contents to a Post Office Employee at a United States Post Office at Pittsburgh, Allegheny County, Pennsylvania, mailing via Certified Mail or Certificate of Mailing for each Notice and obtaining the receipt for each. True and correct copies of the U.S. Postal Service Certified Mail Receipts and PS Form 3817 Certificate of Mailing are attached hereto, marked Exhibit "B" incorporated herein by reference thereto. True and correct PS Form 3811 Domestic Return Receipts are attached hereto, marked Exhibit "C" incorporated herein by reference thereto.

Respectfully submitted,

  
Erin P. Dyer, Esquire  
Attorney for Green Tree



## LIENHOLDERS ADDRESSES

Matthew G. Barwick  
1096 State Route 239  
Shickshinny, PA 18655

Citifinancial, Inc.  
13 Narrows Shopping Center  
Kingston, PA 18704

Citifinancial, Inc.  
P.O. Box 17170  
Baltimore, MD 21203

Citifinancial, Inc.  
P.O. Box 6931  
The Lakes, NV 88901-6931

Columbia County Tax Claim Bureau  
Columbia County Courthouse  
35 West Main Street  
P.O. Box 380  
Bloomsburg, PA 17815

Joan M. Rothery, Tax Collector  
Briar Creek Township Tax Office  
122 Twin Church Road  
Berwick, PA 18603

Joan M. Rothery, Tax Collector  
Berwick Area School District Tax Office  
122 Twin Church Road  
Berwick, PA 18603

EXHIBIT "A"

7005 1820 0004 0595 2970

U.S. Postal Service™	
CERTIFIED MAIL™ RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
OFFICIAL USE	
Postage	\$ 0.63
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	4.88
Sent To	
Street, Apt. No., or PO Box No.	
City, State, ZIP+4	
PS Form 3800, 11-01	

Matthew G. Barwick  
1096 State Route 239  
Shickshinny, PA 18655

APR 21 2004  
Pittsburgh PA 15224  
BLOOMFIELD STA PITTSBURGH PA 15224

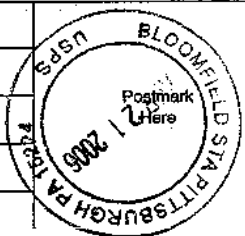
EXHIBIT "B"

7005 1820 0004 0595 2987

**U.S. Postal Service<sup>TM</sup>**  
**CERTIFIED MAIL<sup>TM</sup> RECEIPT**  
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

Postage	\$ 0.63	
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 4.88	

Sent To

Street, Apt. No.,  
or PO Box No.  
City, State, ZIP+

Citifinancial, Inc.  
13 Narrows Shopping Center  
Kingston, PA 18704

PS Form 3800, J

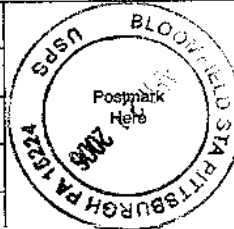
7005 1820 0004 0595 2994

**U.S. Postal Service™**  
**CERTIFIED MAIL™ RECEIPT**  
*(Domestic Mail Only; No Insurance Coverage Provided)*

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

Postage	\$ 0.63
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
<b>Total Postage &amp; Fees</b>	<b>\$ 4.88</b>



Sent To  
 Street, Apt. No.  
 or PO Box No.  
 City, State, ZIP

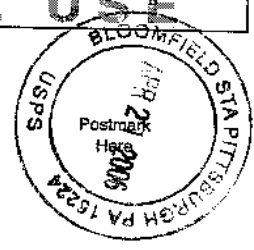
Citifinancial, Inc.  
 P.O. Box 17170  
 Baltimore, MD 21203

PS Form 3800

7005 1820 0004 0595 3007

<b>U.S. Postal Service™</b>	
<b>CERTIFIED MAIL™ RECEIPT</b>	
<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
<b>OFFICIAL USE</b>	
Postage	\$ 0.63
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.88
<b>Sent To</b>	
Street, Apt. No., or PO Box No.	
City, State, ZIP+4	
Citifinancial, Inc. P.O. Box 6931 The Lakes, NV 88901-6931	

PS Form 3800, Jan 06



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.	Article Addressed to:  Conseco Finance Corp., Dis. CO. 195 Bradford Rd Ste. 200 WEXford, PA 15090	Article Number <i>(Transfer from service label)</i> 700
---	---	---

1. Article Addressed to:

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

2. Article Number

(Transfer from service label)

7003

PS Form 3811, February 2004

Domestic Re

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

SALE

3. Service Type	
<input checked="" type="checkbox"/> Certified Mail	<input type="checkbox"/> Express Mail
<input type="checkbox"/> Registered	<input type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Insured Mail	<input type="checkbox"/> C.O.D.
4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes	

0500 0001 9055 9983

Return Receipt 102595-02-M-15

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

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

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

7003 0500 0001 9056 0002

Domestic Return Receipt

PS Form 3811, February 2004

2. Article Number (Transfer from service label)

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

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

2. Article Number (Transfer from service label)

7004 0550 0000 7003 6096

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1

**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)

7003 0500 0001 9055 9990

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1

**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:

Green Tree Consumer Dis. Co.  
 105 Bradford Rd, Ste. 200  
 Wexford, PA 15090

2. Article Number (Transfer from service label)

7003 0500 0001 9055 9976

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1

**COMPLETE THIS SECTION ON DELIVERY**

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

**COMPLETE THIS SECTION ON DELIVERY**

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

**COMPLETE THIS SECTION ON DELIVERY**

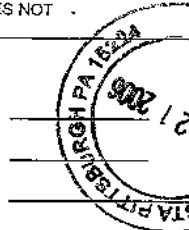
A. Signature ☒ Agent ☐ Address  
 B. Received by (Printed Name) ☒ Date of Delivery  
 C. Date of Delivery  
 D. Is delivery address different from item 1? ☐ Yes ☐ No  
 If YES, enter delivery address below:

3. Service Type

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

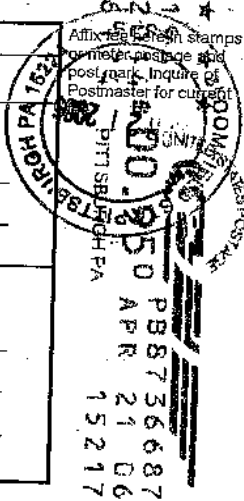
U.S. POSTAL SERVICE	CERTIFICATE OF MAILING
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE-POSTMASTER	
<p><b>Dyer Law Firm, P.C.</b>          Attorneys and Counsellors at Law          5743 Centre Avenue          PITTSBURGH, PENNSYLVANIA 15206</p>	
<p>Columbia County Tax Claim Bureau          Columbia County Courthouse          35 West Main Street, P.O. Box 380          Bloomsburg, PA 17815</p>	



9 2 1 ★  
 Affix fee here in stamps  
 or meter. ~~Postage and~~  
 post marks. Inquire of  
 Postmaster for current  
 rates.  
 00-050  
 PB8736687  
 APR 21 06  
 15217

GT. Barwick LH Letter



U.S. POSTAL SERVICE		CERTIFICATE OF MAILING	
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT PROVIDE FOR INSURANCE-POSTMASTER			
<b>Dyer Law Firm, P.C.</b> Attorneys and Counsellors at Law 5743 Centre Avenue PITTSBURGH, PENNSYLVANIA 15206			
Joan M. Rothery, Tax Collector Briar Creek Township Tax Office 122 Twin Church Road Berwick, PA 18603			

PS Form 3817, January 2001

GT: Barwick LH letter

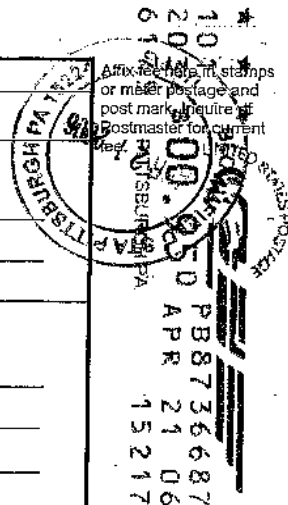
**CERTIFICATE OF MAILING**

PITTSBURGH, PENNSYLVANIA 15206

Joan M. Rothery, Tax Collector  
Berwick Area School District Tax  
Office, 122 Twin Church Road  
Berwick, PA 18603

PS Form 3817, January 2001

GT. BARWICK LH Letter



**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:

Matthew G. Barwick  
1096 State Route 239  
Shickshinny, PA 18655

*GT. Barwick LH Letter*

2. Article Number  
(Transfer from service label)

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*Matthew G. Barwick*

☐ Agent

☒ Addressee

B. Received by (Printed Name)

*MATTHEW BARWICK*

C. Date of Delivery

*4/25/06*

D. Is delivery address different from item 1? ☐ Yes

If YES, enter delivery address below: ☐ No

3. Service Type

☒ Certified Mail

☐ Express Mail

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

EXHIBIT "C"

**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:

Citifinancial, Inc.  
13 Narrows Shopping Center  
Kingston, PA 18704

GT, Barwick LH Letter

2. Article Number

(Transfer from service label)

7005 1820 0004 0595 2987

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

**X**☐ Agent☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

APR 24 2006

D. Is delivery address different from item 1?

☐ Yes

If YES, enter delivery address below:

☐ No

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

Citifinancial, Inc. Citifinancial  
P.O. Box 17170 P.O. Box 221618  
Baltimore, MD 21201 Charlotte, N.C. 28222

GT. Barwick 44 Letter

2. Article Number  
(Transfer from service label)

7005 1820 0004 0595 2994

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

A. Brown

☐ Agent☐ Addressee

B. Received by (Printed Name)

A. Brown

C. Date of Delivery

MAY 08 2006

D.

Is address different from item 1? ☐ YesIf yes, give delivery address below: ☐ No

Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

PS Form 3849, Rev. 10-2004

102595-02-M-1540

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p>		<p>A. Signature  <div style="display: flex; justify-content: space-between;"> <span><b>X</b> <i>EB</i></span> <span><input type="checkbox"/> Agent <input type="checkbox"/> Addressee</span> </div> </p>	
<p>1. Article Addressed to:</p> <p>Citifinancial, Inc.  P.O. Box 6931  The Lakes, NV 88901-6931</p>		<p>B. Received by (Printed Name) C. Date of Delivery</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes  If YES, enter delivery address below: <input type="checkbox"/> No</p> <p style="text-align: center;"><b>NEVADA</b>  <b>APR 24 2004</b>  <b>MAIL OPENING</b></p>	
<p>2. Article Number  (Transfer from service label)</p> <p><i>GT. Barwick LH Letter</i></p>		<p>3. Service Type  <input checked="" type="checkbox"/> Certified Mail    <input type="checkbox"/> Express Mail  <input type="checkbox"/> Registered    <input type="checkbox"/> Return Receipt for Merchandise  <input type="checkbox"/> Insured Mail    <input type="checkbox"/> C.O.D.</p>	
<p>7005 1820 0004 0595 3007</p>		<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	

# SHERIFF'S SALE

WEDNESDAY MAY 24, 2006 AT 10:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 31 OF 2006 ED AND CIVIL WRIT NO. 1646 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, parcel and lot of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, more particularly bounded and described as follows, to-wit: BEGINNING at a point on the northerly side of a street having a 20 foot width, designated as Scott Run Road and in line of land designated as Lot No. 119C, now or formerly of Ray H. Moates; thence along said land of Ray H. Moates, North 7 degrees 27 minutes West 165 feet, more or less, to a point in line of land designated as Lot No. 119F, now or formerly of Carl Steckroth; thence along said land of Carl Steckroth, South 79 degrees 46 minutes East 100 feet to a point in line of Lot No. 119E; thence along Lot No. 119E, South 7 degrees 27 minutes East 125 feet, more or less, to a point on the aforesaid Scott Run Road; thence along said Road, its various coursed and distance, 100 feet, more or less, to a point, the place of beginning.

It being Lot No. 119D as shown on a map of Hemlock Springs Surveyed October 11, 1971, by Gary D. Morgan, R.S.

BEING the same premises conveyed by Leonard Benedict and Christina Benedict, his wife, to Matthew G. Barwick by deed dated June 27, 1996, which was recorded in Columbia County Deed Book 629, Page 629.

Parcel Number 07-05A-074

## 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  
Erin P. Dyer  
5743 Center Ave.  
Pittsburgh, PA 15206

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

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BEING the same premises conveyed by Leonard Benedict and Christina Benedict, his wife, to Matthew G. Barwick by deed dated June 27, 1996, which was recorded in Columbia County Deed Book 629, Page 629.

Parcel Number 07-05A-074

## 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.

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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  
Erin P. Dyer  
5743 Center Ave.  
Pittsburgh, PA 15206

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



IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conesco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

) CIVIL DIVISION

) No. 2005-CV-1646

) Writ of Execution

) 2006-ED-31

WRIT OF EXECUTION

To the Sheriff of Columbia County:

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

All that certain property situated in the Township of Briar Creek, County of Columbia, and Commonwealth of Pennsylvania at 43 Laurel Run Road, Shickshinny, Pennsylvania 18655, being identified as Parcel Number 07-05A-074, being more fully described in a Deed dated June 27, 1996 and recorded July 3, 1996 among the land records of the county and state set forth above, in Deed Book Volume 629 at page 629.

Amount Due from Complaint: \$65,864.32

Interest from December 9, 2005  
through February 22, 2006 (based on  
75 days at the contract rate of 9.67%,  
\$13.58 per diem) \$1,018.50

Attorney Fees through February 22,  
2006 \$2,000.00

Costs through February 22, 2006 \$390.50

**Total:** \$69,273.32\*

( \* Additional Costs and Interest to be added. )

02-24-2006

Prothonotary/Clerk

Seal of the Court

By:

Tami B. Klein/ENB  
(Deputy)

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

## Writ of Execution

2006-ED-31

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To the Sheriff of Columbia County:

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

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Amount Due from Complaint: \$65,864.32

Interest from December 9, 2005 through February 22, 2006 (based on 75 days at the contract rate of 9.67%, \$13.58 per diem)	\$1,018.50
---	------------

Attorney Fees through February 22, 2006	\$2,000.00
---	------------

Costs through February 22, 2006	\$390.50
---------------------------------	----------

**Total:** \$69,273.32\*

( \* Additional Costs and Interest to be added. )

02-24-2006  
Prothonotary/Clerk

Seal of the Court

By:

(Deputy)

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

## Writ of Execution

2006-ED 31

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To the Sheriff of Columbia County:

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Attorney Fees through February 22, 2006	\$2,000.00
---	------------

Costs through February 22, 2006	\$390.50
---------------------------------	----------

**Total:** \$69,273.32\*

( \* Additional Costs and Interest to be added. )

02-24-2006  
Prothonotary/Clerk

Seal of the Court

By:

(Deputy)

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

## Writ of Execution

2006-ED 31

## WRIT OF EXECUTION

To the Sheriff of Columbia County:

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

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Amount Due from Complaint:	\$65,864.32
----------------------------	-------------

Interest from December 9, 2005 through February 22, 2006 (based on 75 days at the contract rate of 9.67%, \$13.58 per diem)	\$1,018.50
---	------------

Attorney Fees through February 22, 2006	\$2,000.00
---	------------

Costs through February 22, 2006	\$390.50
---------------------------------	----------

**Total:** \$69,273.32\*

( \* Additional Costs and Interest to be added. )

02-24-206

Prothonotary/Clerk

Seal of the Court

 $B\bar{V}$ 

(Deputy)

Shickshinny, PA 18655

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

Name:	Green Tree Consumer Discount Company,
Green Tree Consumer Discount Company, f/k/a Conesco Finance Consumer Discount Company	f/k/a Conesco Finance Consumer Discount Company
Consumer Discount Company	Stonewood Commons III
	105 Bradford Road, Suite 200
	Wexford, PA 15090

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

Name:	Conesco Finance Consumer Discount Company
Conesco Finance Consumer Discount Company	Stonewood Commons III
	105 Bradford Road, Suite 200
	Wexford, PA 15090

Name:	Citifinancial, Inc.
Citifinancial, Inc.	13 Narrows Shopping Center
	Kingston, PA 18704

Name:	Citifinancial, Inc.
Citifinancial, Inc.	P.O. Box 17170
	Baltimore, MD 21203

Name:	Citifinancial, Inc.
Citifinancial, Inc.	P.O. Box 6931
	The Lakes, NV 88901-6931

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

Columbia County Tax Office:	Columbia County Tax Claim Bureau
Columbia County Tax Claim Bureau	Columbia County Courthouse
	35 West Main Street
	P.O. Box 380
	Bloomsburg, PA 17815

Briar Creek Township Tax Office:	Joan M. Rothery, Tax Collector
Joan M. Rothery, Tax Collector	Briar Creek Township Tax Office
	122 Twin Church Road
	Berwick, PA 18603

Berwick Area School District Tax  
Office:  
Joan M. Rothery, Tax Collector

Joan M. Rothery, Tax Collector  
Berwick Area School District Tax Office  
122 Twin Church Road  
Berwick, PA 18603

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

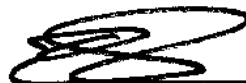
None

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

None

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

Dated: February 22, 2006

  
\_\_\_\_\_  
Erin P. Dyer, Esquire  
PA ID Number: 52748  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

*Brian C. Culp*  
**REAL ESTATE TRANSFER TAX**  
 Amount \$1150 Paid 7-3-96

THE BERWICK AREA SCHOOL DISTRICT  
**REAL ESTATE TRANSFER TAX**  
 Amount \$1150 Paid 7-3-96

**THIS DEED**

MADE the 27<sup>th</sup> day of June, in the year nineteen hundred and ninety-six (1996), between **LEONARD BENEDICT and CHRISTINA BENEDICT**, his wife, of P. O. Box 87, Beach Haven, Pennsylvania, 18601, GRANTORS, - AND - **MATTHEW G. BARWICK**, of R. R. #3, Sleepy Hollow Trailer Court 20P, Shickshinny, Pennsylvania 18655, GRANTEE.

WITNESSETH, That in consideration of **TWO THOUSAND THREE HUNDRED & 00/100 (\$2,300.00) DOLLARS**, in hand paid, the receipt whereof is hereby acknowledged, the said Grantors do hereby grant and convey to the said Grantee, his heirs and assigns,

ALL that certain piece, parcel and lot of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, more particularly bounded and described as follows, to-wit:

**BEGINNING** at a point on the northerly side of a street having a 20 foot width, designated as Scott Run Road and in line of land designated as Lot No. 119C, now or formerly of Ray H. Moates; thence along said land of Ray H. Moates, North 7 degrees 27 minutes West 185 feet, more or less, to a point in line of land designated as Lot No. 119F, now or formerly of Carl Steckroth; thence along said land of Carl Steckroth, South 79 degrees 48 minutes East 100 feet to a point in line of Lot No. 119E; thence along Lot No. 119E, South 7 degrees 27 minutes East 125 feet, more or less, to a point on the aforesaid Scott Run Road; thence along said Road, its various courses and distances, 100 feet, more or less, to a point, the place of beginning.

It being Lot No. 119D as shown on a map of Hemlock Springs surveyed October 11, 1971, by Gary D. Morgan, R.S.

**BEING** the same premises conveyed by John B. Thomas and Jean K. Thomas, his wife, to Leonard Benedict and Christina Benedict, his wife, by deed dated October 3, 1972, which was recorded in Columbia County Deed Book 258, Page 379.

**TOGETHER** with, unto the Grantee, his heirs and assigns, in common, however, with John B. Thomas and Jean K. Thomas, his wife, their heirs and assigns, the following:

Page 1

BK 629PG0629

**EXHIBIT "A"**



(a) The right of egress, regress and ingress over all roadways as shown on map of the lands of the Grantors.

(b) The right to the use of the aforesaid roadways and facilities as is hereby granted, upon the condition and subject to the restrictions that the Grantee, his heirs and assigns, contribute a proportionate amount for the maintenance and repair of the said roadways.

1. That the said premises, and/or improvements thereto shall be used for dwelling purposes only and no other purposes.

2. Construction on the said premises shall be limited to single family dwelling with or without appurtenances.

3. Minimum set back from any front property line for any dwelling or appurtenance thereto shall be 60 feet unless otherwise approved by Grantors.

4. That no sewage and waste water shall be disposed of, except by an approved septic system.

5. Only ordinary household pets shall be kept upon the premises.

6. Each property owner may not permit his buildings or grounds around same to become shabby, unpainted, trash or junk laden, or in a state of disrepair, that would injure the general neat, well kept appearance of the area.

7. Utilities Companies shall not be prevented from using the extreme boundary lines of any property in this Development for the purpose of installing facilities necessary to furnish gas, water, electric light or telephone service in said Development. Telephone and/or electric lights and power wiring shall be permitted to cross over property when necessary.

8. The use of any type or kind of sign whatsoever on any part of the property is permissible, providing it does not exceed four (4) square feet in size and is not commercial in nature.

That the said Grantee, for himself, his heirs and assigns except this conveyance subject to the easements and restrictions set forth herein, for himself, his

Page 2

BK 62960630

heirs and assigns, and covenant to and with the Grantors, their heirs and assigns, shall forever faithfully observe and perform the said several restrictions and conditions, and each of them, and if said Grantee, or any person claiming him shall at any time violate or attempt to violate or shall omit to perform or observe any one of the restrictions and conditions set forth in this deed, it shall be lawful for any person owning a lot and deriving title through the Grantors, which is subject to the same restrictions or conditions in respect to which the default is made, to institute and prosecute appropriate proceedings at law or in equity for the wrong done or attempted.

The above described premises were surveyed on May 8, 1996 by Battle, James & Associates and is described by their survey as follows:

BEGINNING at an iron pin found, said pin being located on the North side of Scott Run Road, and being at the Southwest corner of Lot 119-E, thence from point of beginning and along Scott Run Road N 84 -15-48 W, 95.51 feet to a rebar set; thence along lot #119-C, N 7-27-00 E, 165.00 feet to a found iron pipe; thence S 88-10-24E, 99.50 feet to a found iron pipe; thence along lot #119-E, S 7-27-00 W, 134.09 feet to the place of beginning, containing 14,277 square feet in all.

SAID tract is more fully shown on plot of survey of Battle, James & Associates dated 5-8-96 file # 2-2289.

BEING Lot # 119-D in Hamlock Springs.

AND the said Grantors will **SPECIALY WARRANT AND FOREVER DEFEND** the property hereby conveyed.

Page 3

BK 629PG0631

IN WITNESS WHEREOF, said Grantees have hereunto set their hands and seals the day and year first above-written.

WITNESSES:

*Adrienne K. [Signature]* *Leonard Benedict* (SEAL)  
LEONARD BENEDICT  
*Christina Benedict* (SEAL)  
CHRISTINA BENEDICT

STATE OF PENNSYLVANIA,

COUNTY OF COLUMBIA.

On this, the 27<sup>th</sup> day of June, 1995, before me, a Notary Public, the undersigned officer, personally appeared LEONARD BENEDICT and CHRISTINA BENEDICT, his wife, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purpose therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.



NOTARY PUBLIC



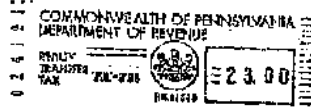
CERTIFICATE OF RESIDENCE

I hereby certify that the precise address of the Grantees herein is R.R.#3, Sleepy Hollow Trailer Court 20P, Shickadee, PA 18855.

*[Signature]*  
Attorney for Grantees

Page 4

BK 629P60632



COMMONWEALTH OF PENNSYLVANIA, )  
COUNTY OF COLUMBIA. ) SS: 1:52pm

RECORDED in the Office for Recording of Deeds, etc., in and for said  
County, in Record Book 629, Page 629.

WITNESS my hand and official seal this 3rd day of July  
1995.

*Bruce M. Macleod*  
RECORDER OF DEEDS  
*J. Palmer*  
*cd*

DAVID C. DICKSON, JR., ESQUIRE  
DICKSON AND GORDNER  
208 EAST SECOND STREET  
BERWICK, PA 18603  
(717) 758-9814

121  
RECD BY RECORDER  
COLUMBIA CO. PA.  
TAX 25.00 FEE 15.00  
M. 3 1 52 PM '95  
\$30.00

Page 3

8K 629PG0633

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

) CIVIL DIVISION

) No. 2005-CV-1646

) *2006-ED-31*

AFFIDAVIT PURSUANT TO RULE 3129.1

Green Tree Consumer Discount Company, f/k/a Conseco Finance Consumer Discount Company, Plaintiff in the above action, sets forth, as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located in the Township of Briar Creek, County of Columbia, and Commonwealth of Pennsylvania at 43 Laurel Run Road, Shickshinny, Pennsylvania 18655, being identified as Parcel Number 07-05A-074, being more fully described in a Deed dated June 27, 1996, and recorded July 3, 1996, among the land records of the county and state set forth above, in Deed Book Volume 629 at Page 629. See attached Exhibit "A."

1. Name and address of owners or reputed owners:

Name:  
Matthew G. Barwick

Matthew G. Barwick  
1096 State Route 239  
Shickshinny, PA 18655

2. Name and address of Defendant in the judgment:

Name:  
Matthew G. Barwick

Matthew G. Barwick  
1096 State Route 239  
Shickshinny, PA 18655

*copy*

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

Name: Green Tree Consumer Discount Company, f/k/a Conseco Finance Consumer Discount Company	Green Tree Consumer Discount Company, f/k/a Conseco Finance Consumer Discount Company Stonewood Commons III 105 Bradford Road, Suite 200 Wexford, PA 15090
--	---

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

Name: Conseco Finance Consumer Discount Company	Conseco Finance Consumer Discount Company Stonewood Commons III 105 Bradford Road, Suite 200 Wexford, PA 15090
---	--

Name: Citifinancial, Inc.	Citifinancial, Inc. 13 Narrows Shopping Center Kingston, PA 18704
------------------------------	---

Name: Citifinancial, Inc.	Citifinancial, Inc. P.O. Box 17170 Baltimore, MD 21203
------------------------------	--

Name: Citifinancial, Inc.	Citifinancial, Inc. P.O. Box 6931 The Lakes, NV 88901-6931
------------------------------	--

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

Columbia County Tax Office: Columbia County Tax Claim Bureau	Columbia County Tax Claim Bureau Columbia County Courthouse 35 West Main Street P.O. Box 380 Bloomsburg, PA 17815
--	---

Briar Creek Township Tax Office: Joan M. Rothery, Tax Collector	Joan M. Rothery, Tax Collector Briar Creek Township Tax Office 122 Twin Church Road Berwick, PA 18603
--	--

Berwick Area School District Tax  
Office:  
Joan M. Rothery, Tax Collector

Joan M. Rothery, Tax Collector  
Berwick Area School District Tax Office  
122 Twin Church Road  
Berwick, PA 18603

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

None

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

None

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

Dated: February 22, 2006



Erin P. Dyer, Esquire  
PA ID Number: 52748  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

Brier Creek Twp  
REAL ESTATE TRANSFER TAX  
Amount \$1150 Paid 7-3-96

THE BERWICK AREA SCHOOL DISTRICT  
REAL ESTATE TRANSFER TAX  
Amount \$1150 Paid 7-3-96

THIS DEED

MADE the 27th day of June in the  
year nineteen hundred and ninety-six (1996), between **LEONARD BENEDICT and  
CHRISTINA BENEDICT**, his wife, of P. O. Box 87, Beach Haven, Pennsylvania, 19601,  
GRANTORS, - AND - **MATTHEW G. BARWICK**, of R. R. #3, Sleepy Hollow Trailer  
Court 20P, Shickshinny, Pennsylvania 18655, GRANTEE.

WITNESSETH, That in consideration of **TWO THOUSAND THREE  
HUNDRED & 00/100 (\$2,300.00) DOLLARS**, in hand paid, the receipt whereof is  
hereby acknowledged, the said Grantors do hereby grant and convey to the said  
Grantee, his heirs and assigns,

**ALL** that certain piece, parcel and lot of land situate in the Township of  
Brier Creek, County of Columbia and State of Pennsylvania, more particularly bounded  
and described as follows, to-wit:

**BEGINNING** at a point on the northerly side of a street having a 20 foot  
width, designated as Scott Run Road and in line of land designated as Lot No. 119C,  
now or formerly of Ray H. Moates; thence along said land of Ray H. Moates, North 7  
degrees 27 minutes West 165 feet, more or less, to a point in line of land designated as  
Lot No. 119F, now or formerly of Carl Steckroth; thence along said land of Carl  
Steckroth, South 79 degrees 46 minutes East 100 feet to a point in line of Lot No.  
119E; thence along Lot No. 119E, South 7 degrees 27 minutes East 125 feet, more or  
less, to a point on the aforesaid Scott Run Road; thence along said Road, its various  
courses and distances, 100 feet, more or less, to a point, the place of beginning.

It being Lot No. 119D as shown on a map of Hemlock Springs surveyed  
October 11, 1971, by Gary D. Morgan, R.S.

**BEING** the same premises conveyed by John B. Thomas and Jean K.  
Thomas, his wife, to Leonard Benedict and Christina Benedict, his wife, by deed dated  
October 3, 1972, which was recorded in Columbia County Deed Book 258, Page 379.

**TOGETHER** with, unto the Grantee, his heirs and assigns, in common,  
however, with John B. Thomas and Jean K. Thomas, his wife, their heirs and assigns,  
the following:

Page 1

BK 629PG0629

EXHIBIT "A"



(a) The right of egress, regress and ingress over all roadways as shown on map of the lands of the Grantors.

(b) The right to the use of the aforesaid roadways and facilities as is hereby granted, upon the condition and subject to the restrictions that the Grantee, his heirs and assigns, contribute a proportionate amount for the maintenance and repair of the said roadways.

1. That the said premises, and/or improvements thereto shall be used for dwelling purposes only and no other purposes.

2. Construction on the said premises shall be limited to single family dwelling with or without appurtenances.

3. Minimum set back from any front property line for any dwelling or appurtenance thereto shall be 60 feet unless otherwise approved by Grantors.

4. That no sewage and waste water shall be disposed of, except by an approved septic system.

5. Only ordinary household pets shall be kept upon the premises.

6. Each property owner may not permit his buildings or grounds around same to become shabby, unpainted, trash or junk laden, or in a state of disrepair, that would injure the general neat, well kept appearance of the area.

7. Utilities Companies shall not be prevented from using the extreme boundary lines of any property in this Development for the purpose of installing facilities necessary to furnish gas, water, electric light or telephone service in said Development. Telephone and/or electric lights and power wiring shall be permitted to cross over property when necessary.

8. The use of any type or kind of sign whatsoever on any part of the property is permissible, providing it does not exceed four (4) square feet in size and is not commercial in nature.

That the said Grantee, for himself, his heirs and assigns except this conveyance subject to the easements and restrictions set forth herein, for himself, his

Page 2

BK 62960630

heirs and assigns, and covenant to and with the Grantors, their heirs and assigns, shall forever faithfully observe and perform the said several restrictions and conditions, and each of them, and if said Grantee, or any person claiming him shall at any time violate or attempt to violate or shall omit to perform or observe any one of the restrictions and conditions set forth in this deed, it shall be lawful for any person owning a lot and deriving title through the Grantors, which is subject to the same restrictions or conditions in respect to which the default is made, to institute and prosecute appropriate proceedings at law or in equity for the wrong done or attempted.

The above described premises were surveyed on May 8, 1996 by Baffle, James & Associates and is described by their survey as follows:

BEGINNING at an iron pin found, said pin being located on the North side of Scott Run Road, and being at the Southwest corner of Lot 119-E, thence from point of beginning and along Scott Run Road N 84-15-46 W, 95.51 feet to a rebar set; thence along lot #119-C, N 7-27-00 E, 165.00 feet to a found iron pipe; thence S 66-10-24E, 99.50 feet to a found iron pipe; thence along lot #119-E, S 7-27-00 W, 134.09 feet to the place of beginning, containing 14,277 square feet in all.

SAID tract is more fully shown on plot of survey of Baffle, James & Associates dated 5-8-96 file # 2-2288.

BEING Lot # 119-D in Hemlock Springs.

AND the said Grantors will **SPECIALY WARRANT AND FOREVER DEFEND** the property hereby conveyed.

Page 3

BK 629PG0631

IN WITNESS WHEREOF, said Grantors have hereunto set their hands and seals the day and year first above-written.

WITNESSES:

Madely K. Jester Leonard Benedict (SEAL)  
LEONARD BENEDICT  
Christina Benedict (SEAL)  
CHRISTINA BENEDICT

STATE OF PENNSYLVANIA,

COUNTY OF COLUMBIA.

SS:

On this, the 27<sup>th</sup> day of June, 1996, before me, a Notary Public, the undersigned officer, personally appeared LEONARD BENEDICT and CHRISTINA BENEDICT, his wife, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purpose therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.



Madely K. Jester  
NOTARY PUBLIC



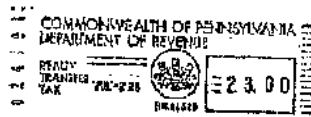
CERTIFICATE OF RESIDENCE

I hereby certify that the precise address of the Grantee herein is  
R.R.#3, Sleepy Hollow Trailer Court 20P, Shickadeamy, PA. 18855.

for Seal  
Attorney for Grantee

Page 4

BK 629PG0632



COMMONWEALTH OF PENNSYLVANIA, )  
COUNTY OF COLUMBIA. ) ss:

RECORDED in the Office for Recording of Deeds, etc., in and for said  
County, in Record Book 629, Page 629.

WITNESS my hand and official seal this 3rd day of July,  
1988.

*Burley MacLennan*  
RECORDER OF DEEDS  
*J. Schaefer*  
*cd*

DAVID C. DICKSON, JR., ESQUIRE  
DICKSON AND GORDNER  
208 EAST SECOND STREET  
BERWICK, PA 18603  
(717) 768-8814

121  
REC'D BY RECORDER  
COLUMBIA CO. PA  
TAX \$2.00 FEE \$1.50  
JUL 31 1 52 PM '88  
#8304

Page 5

OK 629P0633



THE SAID WRIT OF EXECUTION has been issued as a JUDGMENT in the Mortgage Foreclosure action of:

Green Tree Consumer Discount Company, Civil Division Number: 2005-CV-1646  
f/k/a Conseco Finance Consumer Discount  
Company

v.

Matthew G. Barwick

at Execution Number: \_\_\_\_\_ in the amount of \$69,273.32 plus  
additional costs and interest.

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:

North Penn Legal Services  
168 E. 5th Street  
Bloomsburg, PA 17815  
(570) 784-8760

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

CIVIL DIVISION

No. 2005-CV-1646

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file a petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.
2. After the Sheriff's Sale you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. This petition **MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**
3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

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

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

2006-ED. 31

AFFIDAVIT OF ACT 91 COMPLIANCE

ERIN P. DYER, Attorney, being duly sworn according to law, deposes and says that he makes this affidavit on behalf of the within Plaintiff, being so authorized, avers that Notice required by the Homeowners' Emergency Mortgage Assistance Act, Act 91 (35 P.S. §1680.401c, *et seq.*), was mailed to Defendant at his last known address on July 15, 2005. This statement is made subject to the penalties of 18 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.



Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000



IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

2006-ED-31

AFFIDAVIT OF ACT 91 COMPLIANCE

ERIN P. DYER, Attorney, being duly sworn according to law, deposes and says that he makes this affidavit on behalf of the within Plaintiff, being so authorized, avers that Notice required by the Homeowners' Emergency Mortgage Assistance Act, Act 91 (35 P.S. §1680.401c, *et seq.*), was mailed to Defendant at his last known address on July 15, 2005. This statement is made subject to the penalties of 18 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

COPY

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

206-ED-31

## AFFIDAVIT OF ACT 91 COMPLIANCE

ERIN P. DYER, Attorney, being duly sworn according to law, deposes and says that he makes this affidavit on behalf of the within Plaintiff, being so authorized, avers that Notice required by the Homeowners' Emergency Mortgage Assistance Act, Act 91 (35 P.S. §1680.401c, *et seq.*), was mailed to Defendant at his last known address on July 15, 2005. This statement is made subject to the penalties of 18 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

No. 2005-CV-1646

2006-ED-31

V.

Defendant.

ALL that certain piece, parcel and lot of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, more particularly bounded and described as follows, to-wit:

Parcel Number 07-05A-074

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

*2006-ED-31*

LONG PROPERTY DESCRIPTION

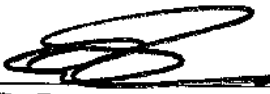
ALL that certain piece, parcel and lot of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, more particularly bounded and described as follows, to-wit:

BEGINNING at a point on the northerly side of a street having a 20 foot width, designated as Scott Run Road and in line of land designated as Lot No. 119C, now or formerly of Ray H. Moates; thence along said land of Ray H. Moates, North 7 degrees 27 minutes West 165 feet, more or less, to a point in line of land designated as Lot No. 119F, now or formerly of Carl Steckroth; thence along said land of Carl Steckroth, South 79 degrees 46 minutes East 100 feet to a point in line of Lot No. 119E; thence along Lot No. 119E, South 7 degrees 27 minutes East 125 feet, more or less, to a point on the aforesaid Scott Run Road; thence along said Road, its various coursed and distance, 100 feet, more or less, to a point, the place of beginning.

It being Lot No. 119D as shown on a map of Hemlock Springs Surveyed October 11, 1971, by Gary D. Morgan, R.S.

BEING the same premises conveyed by Leonard Benedict and Christina Benedict, his wife, to Matthew G. Barwick by deed dated June 27, 1996, which was recorded in Columbia County Deed Book 629, Page 629.

Parcel Number 07-05A-074

  
Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

COPY

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

) CIVIL DIVISION

) No. 2005-CV-1646

) *2006-ED-31*

LONG PROPERTY DESCRIPTION

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It being Lot No. 119D as shown on a map of Hemlock Springs Surveyed October 11, 1971, by Gary D. Morgan, R.S.

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Parcel Number 07-05A-074



Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

v.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

206-ED-31

## LONG PROPERTY DESCRIPTION

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BEING the same premises conveyed by Leonard Benedict and Christina Benedict, his wife, to Matthew G. Barwick by deed dated June 27, 1996, which was recorded in Columbia County Deed Book 629, Page 629.

Parcel Number 07-05A-074

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

206-ED.31

### LONG PROPERTY DESCRIPTION

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Parcel Number 07-05A-074

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

**Matthew G. Barwick,**

**Defendant.**

CIVIL DIVISION

No. 2005-CV-1646

2006-ED.31

### SHORT PROPERTY DESCRIPTION

ALL that certain piece or parcel of land situate in Township of Briar Creek, County of Columbia, and Commonwealth of Pennsylvania with a mailing address of 43 Laurel Run Road, Shickshinny, Pennsylvania 18655.

Parcel Number 07-05A-074

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000



IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

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IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION


No. 2005-CV-1646

206.ED.31

### SHORT PROPERTY DESCRIPTION

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Parcel Number 07-05A-074



Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

**Matthew G. Barwick,**

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

2066-ED-31

### SHORT PROPERTY DESCRIPTION

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Parcel Number 07-05A-074

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

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CIVIL DIVISION

No. 2005-CV-1646

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PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

Green Tree Consumer Discount  
Company, f/k/a Conseco Finance  
Consumer Discount Company,

Plaintiff,

V.

Matthew G. Barwick,

Defendant.

CIVIL DIVISION

No. 2005-CV-1646

2006-ED 31

### SHORT PROPERTY DESCRIPTION

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Parcel Number 07-05A-074

*[Handwritten signature]*

Erin P. Dyer, Esquire  
PA ID Number: 52748  
Attorney for Green Tree  
5743 Centre Avenue  
Pittsburgh, PA 15206  
(412) 361-1000

**DIRECTIONS TO SHERIFF**

To: The Sheriff of Columbia County

Re: Green Tree Consumer Discount No. 2005-CV-1646 Term, 20 \_\_\_\_  
Company, f/k/a Conseco Finance Consumer  
Discount Company,

Plaintiff,

City Ward \_\_\_\_\_

v.

Mun. \_\_\_\_\_

Matthew G. Barwick,

Defendant.

Please serve one copy of the **(1) Writ of Execution, (2) Notice of Sheriff's Sale, (3) Notice of Legal Rights and (4) Long Property Description** on Defendant Matthew G. Barwick or an adult member of the family with whom he resides; but if no adult member of the family is found then to an adult person in charge of such residence at:

1096 State Route 239  
Shickshinny, PA 18655

Date: February 22, 2006  
Phone: (412) 361-1000

Attorney: Erin P. Dyer, Esquire  
5743 Centre Avenue  
Pittsburgh, PA 15206

**REPORT OF DEPUTY SHERIFF ATTEMPTS**

Deputy: \_\_\_\_\_

How Served: \_\_\_\_\_

Date and Time of Service: \_\_\_\_\_

Place Served: \_\_\_\_\_

If Residence Service, State Relationship of Party Served to Defendant  
\_\_\_\_\_

If served at place of business, state Relationship of Party Served to Defendant, and if Individual Defendant, efforts made to get Residence Service  
\_\_\_\_\_  
\_\_\_\_\_

Date of Report: \_\_\_\_\_, 20 \_\_\_\_.

THIS CHECK IS VOID WITHOUT A PURPLE & BLUE BORDER AND BACKGROUND PLUS A KNIGHT & FINGERPRINT WATERMARK ON THE BACK. HOLD AT ANGLE TO VIEW

**Green Tree Servicing LLC**

Accounts Payable Department

345 St. Peter Street, STE 1700

St. Paul, MN 55102

75-1592/912

US BANK

East Grand Forks, MN 56721

**1568090**

02/07/2006

1,350.00 USD

Pay \*\*\* ONE THOUSAND THREE HUNDRED FIFTY USD \*\*\*

VOID AFTER 90 DAYS

To the  
order of

COLUMBIA COUNTY SHERIFF  
COURTHOUSE P.O. BOX 380  
BLOOMSBURG PA 17815-0380

*Kathy Anderson*  
60306677

SIGNATURE AREA CONTAINS A KNIGHT & FINGERPRINT CHECK WORDING

1568090 091215927152100015235

ABSENCE OF PINK U.S. PATENT NUMBERS UNDER SIGNATURE INDICATES CHECK IS FRAUDULENT. PATENT NUMBERS ARE PRINTED WITH HEAT SENSITIVE INK & WILL DISAPPEAR WHEN BLOWING OR RUBBING.