

SHERIFF'S SALE COST SHEET

Camityville vs. Eck
 NO. 227-07 ED NO. 1527-07 JD DATE/TIME OF SALE May 2007

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>150.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>30.00</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>16.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>5.00</u>
NOTARY	\$ <u>15.00</u>
TOTAL ***** \$ <u>303.50</u>	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>351.93</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>501.93</u>	

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

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

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

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

1350 Dep.
 TOTAL COSTS (OPENING BID) \$ 920.43
 Refund \$ 429.57

Phelan Hallinan & Schmieg, L.L.P.
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
(215) 563-7000
Fax: (215) 563-5534

Stephen Ames, Ext.1244
Foreclosure Manager

Representing Lenders in
Pennsylvania and New Jersey

February 7, 2008

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: COUNTRYWIDE HOME LOANS, INC. v.
DAVID A. ECK and MICHELLE L. ECK
Court No. 2007-CV-1527

Dear Sir/Madam:

Please STAY the Sheriff's Sale of the above referenced property, which is scheduled for February 27, 2008 due to the following: Per Client.

\$0.00 was received in consideration of the stay. Please be advised that no funds were reported to be received.

You are hereby directed to immediate discontinue the advertising of the sale and processing or posting of the Notice of Sale.

Please return the original Writ of Execution to the Prothonotary as soon as possible..

Thank you for your correspondence in this matters.

Very Truly Yours,
PETER TREMPER for
Phelan Hallinan & Schmieg, LLP

COUNTY OF COLUMBIA
REAL ESTATE TAX LIEN CERTIFICATE

DATE:29-JAN-08

FEE:\$5.00

CERT. NO:4169

ECK DAVID A & MICHELLE L
2201 MILL RD
CATAWISSA PA 17820

DISTRICT: LOCUST TWP
DEED 20060-0112
LOCATION: 2201 MILL RD CATAWISSA
PARCEL: 20 -06 -017-07,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING	COSTS	TOTAL AMOUNT DUE
2007	INTR	149.01	2.01		30.00	181.02
2007	PRIM	2,326.84	34.68		30.00	2,391.52
TOTAL DUE :						\$2,572.54

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: March ,2008

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF
DECEMBER 31, 2007

REQUESTED BY:

Timothy T Chamberlain, Sheriff
dm.

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 12/10/2007

SERVICE# 8 - OF - 11 SERVICES
DOCKET # 227ED2007

PLAINTIFF COUNTRYWIDE HOME LOANS, INC.

DEFENDANT DAVID A ECK
MICHELLE L ECK

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Dob

RELATIONSHIP _____ IDENTIFICATION _____

DATE 1-25-08 TIME 1550 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

TC DATE _____

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.

COUNTRYWIDE HOME LOANS, INC.

VS.

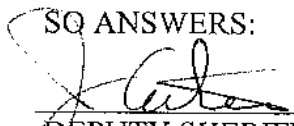
DAVID & MICHELLE ECK


WRIT OF EXECUTION #227 OF 2007 ED

POSTING OF PROPERTY

January 23, 2008 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF DAVID & MICHELLE ECK. AT LOT #2 MILL ROAD AKA 2201 MILL ROAD
CATAWISSA COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY
COLUMBIA COUNTY CHIEF DEPUTY SHERIFF JAMES ARTER.

SQ ANSWERS:

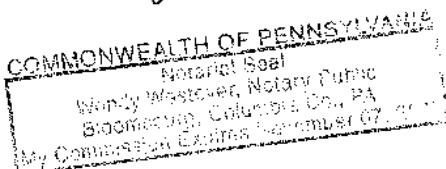

DEPUTY SHERIFF


TIMOTHY T. CHAMBERLAIN
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 23RD DAY OF JANUARY 2008





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

COUNTRYWIDE HOME LOANS, INC.

Docket # 227ED2007

VS

MORTGAGE FORECLOSURE

DAVID A ECK
MICHELLE L ECK

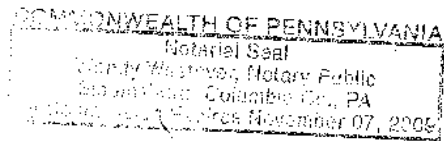
AFFIDAVIT OF SERVICE

NOW, THIS FRIDAY, DECEMBER 28, 2007, AT 2:25 PM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON DAVID ECK AT LOT #2 MILL ROAD AKA 2201 MILL ROAD, CATAWISSA BY HANDING TO MICHELLE ECK, 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 WEDNESDAY, JANUARY 23, 2008

NOTARY PUBLIC



X

TIMOTHY T. CHAMBERLAIN
SHERIFF

X

P. D'ANGELO
DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN



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

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

COUNTRYWIDE HOME LOANS, INC.

Docket # 227ED2007

VS

MORTGAGE FORECLOSURE

DAVID A ECK
MICHELLE L ECK

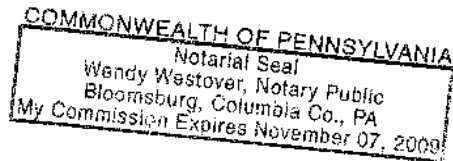
AFFIDAVIT OF SERVICE

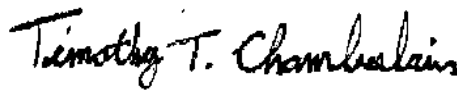
NOW, THIS FRIDAY, DECEMBER 28, 2007, AT 2:25 PM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON MICHELLE ECK AT LOT #2 MILL ROAD AKA 2201 MILL ROAD, CATAWISSA BY HANDING TO MICHELLE ECK, A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.


SO ANSWERS,

SWORN AND SUBSCRIBED BEFORE ME
THIS MONDAY, DECEMBER 31, 2007


NOTARY PUBLIC




X
TIMOTHY T. CHAMBERLAIN
SHERIFF


X
P. D'ANGELO
DEPUTY SHERIFF

Phelan Hallinan & Schmieg, LLP
By: Daniel G. Schmieg, Esquire
Identification No. 62205
One Penn Center Plaza
1617 JFK Boulevard, Ste. 1400
Philadelphia, PA 19103
(215) 320-0007

Attorney for Plaintiff

COUNTRYWIDE HOME LOANS, INC.	:	COLUMBIA COUNTY
	:	
vs.	:	COURT OF COMMON PLEAS
	:	
DAVID A. ECK	:	CIVIL DIVISION
	:	
MICHELLE L. ECK	:	NO. 2007-CV-1527
	:	
	:	

VERIFICATION OF NON-MILITARY SERVICE

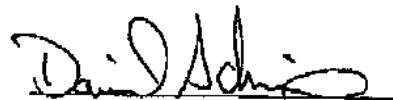
Daniel G. Schmieg, Esquire, hereby verifies that he is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant(s) is/are not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Soldiers' and Sailors' Civil Relief Act of Congress of 1940, as amended.

(b) that defendant **DAVID A. ECK** is over 18 years of age and resides at **LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820.**

(c) that defendant **MICHELLE L. ECK** is over 18 years of age, and resides at **LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820.**

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


Daniel G. Schmieg, Esquire
Attorney for Plaintiff

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 12/10/2007

SERVICE# 2 - OF - 11 SERVICES
DOCKET # 227ED2007

PLAINTIFF COUNTRYWIDE HOME LOANS, INC.

DEFENDANT DAVID A ECK
MICHELLE L ECK

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED
MICHELLE ECK
LOT #2 MILL ROAD AKA 2201 MILL ROAD
CATAWISSA

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON MICHELLE ECK

RELATIONSHIP _____ IDENTIFICATION _____

DATE 12-28-07 TIME 1425 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

Pam T. Dell

DATE

12-28-07

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 12/10/2007

SERVICE# 1 - OF - 11 SERVICES
DOCKET # 227ED2007

PLAINTIFF COUNTRYWIDE HOME LOANS, INC.

DEFENDANT DAVID A ECK
MICHELLE L ECK

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED
DAVID ECK
LOT #2 MILL ROAD AKA 2201 MILL ROAD
CATAWISSA

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON MICHELLE ECK

RELATIONSHIP WIFE IDENTIFICATION _____

DATE 12-28-07 TIME 1425 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

12-28-05

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 12/10/2007

SERVICE# 5 - OF - 11 SERVICES
DOCKET # 227ED2007

PLAINTIFF COUNTRYWIDE HOME LOANS, INC.

DEFENDANT DAVID A ECK
MICHELLE L ECK

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

SERVED UPON MAUREEN Cole

RELATIONSHIP Customer Service IDENTIFICATION _____

DATE 12-17-07 TIME 1530 MILEAGE _____ OTHER _____

Race _____ Sex _____ Height _____ Weight _____ Eys _____ 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 12-17-07

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 12/10/2007

SERVICE# 4 - OF - 11 SERVICES
DOCKET # 227ED2007

PLAINTIFF COUNTRYWIDE HOME LOANS, INC.

DEFENDANT DAVID A ECK
MICHELLE L ECK

ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED
HELEN LINDEMUTH-TAX COLLECTOR
1223A NUMIDIA DRIVE
CATAWISSA

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Tax Office

RELATIONSHIP _____ IDENTIFICATION _____

DATE 12/11/07 TIME 1535 MILEAGE _____ OTHER _____

Race ____ Sex ____ Height ____ Weight ____ Eys ____ 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

E OTHER (SPECIFY) Put on Tax Collector's
Desk in Office.

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

Sgt Perry DATE 12/11/07

REAL ESTATE OUTLINE

ED # 277-07

DATE RECEIVED 12-10-07
DOCKET AND INDEX 12-11-07

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<input checked="" type="checkbox"/>	
COPY OF DESCRIPTION	<input checked="" type="checkbox"/>	
WHEREABOUTS OF LKA	<input checked="" type="checkbox"/>	
NON-MILITARY AFFIDAVIT	<input checked="" type="checkbox"/>	
NOTICES OF SHERIFF SALE	<input checked="" type="checkbox"/>	
WATCHMAN RELEASE FORM	<input checked="" type="checkbox"/>	
AFFIDAVIT OF LIENS LIST	<input checked="" type="checkbox"/>	
CHECK FOR \$1,350.00 OR	<u>1</u>	CK# <u>649308</u>

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

SALE DATE	<u>Feb. 21, 08</u>	TIME <u>0930</u>
POSTING DATE	<u>Jan. 20, 08</u>	
ADV. DATES FOR NEWSPAPER	1 ST WEEK <u>Feb. 20</u>	
	2 ND WEEK <u>Feb. 27</u>	
	3 RD WEEK <u>Mar. 6</u>	

SHERIFF'S SALE

WEDNESDAY FEBRUARY 27, 2008 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 227 OF 2007 ED AND CIVIL WRIT NO. 1527 OF 2007 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 or tract of land situate, lying and being in the Township of Locust, Columbia County, Pennsylvania, being more fully bounded and described as follows:

BEGINNING at a Mag Nail (set) in the centerline of State Route 2001 located on a bridge over what is known as 'Lick Run', said nail marks the southerly most corner of the herein described Lot No. 2, said nail is on line of lands of Arthur B. Krum, Barry L. Krum and Rictor T. Krum; thence along the centerline of said State Route 2001, through lands of Molly B. Conrad of which the herein described Lot No. 2 was a part, the following coursed and distances; North 32 degrees 15 minutes 00 seconds West, 136.78 feet to a point; thence on a curve to the right having a Radius of 716.78 feet, an Arc Length of 344.66 feet, and a Chord of North 18 degrees 28 minutes 30 seconds West 341.34 feet to a point; and North 04 degrees 42 minutes 00 seconds East, 62.09 feet to a Mag Nail (set); thence across the easterly half of said road, through lands of Molly B. Conrad, passing through an iron pin (set) on line at a distance of 30 feet, North 82 degrees 18 minutes 05 seconds East for a total distance of 398.58 feet to an iron pin (set) near the westerly edge of Roaring Creek, said iron pin is also on line of lands of the aforesaid Arthur B. Krum, Barry L. Krum and Rictor T. Krum; thence along said lands of said Krum, South 35 degrees 47 minutes 26 seconds West, 162.70 feet to appoint which is 0.83 feet from an iron pin (found); thence along lands of same, South 15 degrees 02 minutes 26 seconds West, 437.73 feet to the point of BEGINNING.

The herein described Lot No. 2 contains 2.436 acres of land in all.

SUBJECT TO THE FOLLOWING:

1. The right-of-way of State Route 2001 which contains, in area, 0.436 acres.
2. Those Deed Restrictions for the Molly B. Conrad Subdivision as recorded January 13, 2004, to Columbia County Instrument No. 200400377.

The herein described Lot No. 2 is more fully shown on a Subdivision Plan prepared by Keefer and Associates, Inc., Land Surveying, Sunbury, PA, dated February 14, 2003, last revised October 7, 2003, and recorded January 13, 2004, in Columbia County Map Book 8, page 508.

TITLE TO SAID PREMISES IS VESTED IN David A. Eck and Michelle L. Eck, husband and wife, by Deed from Molly B. Conrad, unmarried, dated 09-26-2005, recorded 01/04/2006, in Deed Mortgage Inst# 200600112.

Premises being: LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820

Tax Parcel #20-06-017-07,000

TERMS OF SALE

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

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

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

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

Plaintiff's Attorney
Daniel G. Schmieg
1617 John F. Kennedy Blvd
Philadelphia, PA 19103

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

SHERIFF'S SALE

WEDNESDAY FEBRUARY 27, 2008 AT 9:30 AM

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Premises being: LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820

Tax Parcel #20-06-017-07,000

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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
Daniel G. Schmieg
1617 John F. Kennedy Blvd
Philadelphia, PA 19103

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

SHERIFF'S SALE

WEDNESDAY FEBRUARY 27, 2008 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 227 OF 2007 ED AND CIVIL WRIT NO. 1527 OF 2007 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 or tract of land situate, lying and being in the Township of Locust, Columbia County, Pennsylvania, being more fully bounded and described as follows:

BEGINNING at a Mag Nail (set) in the centerline of State Route 2001 located on a bridge over what is known as 'Lick Run', said nail marks the southerly most corner of the herein described Lot No. 2, said nail is on line of lands of Arthur B. Krum, Barry L. Krum and Rictor T. Krum; thence along the centerline of said State Route 2001, through lands of Molly B. Conrad of which the herein described Lot No. 2 was a part, the following coursed and distances; North 32 degrees 15 minutes 00 seconds West, 136.78 feet to a point; thence on a curve to the right having a Radius of 716.78 feet, an Arc Length of 344.66 feet, and a Chord of North 18 degrees 28 minutes 30 seconds West 341.34 feet to a point; and North 04 degrees 42 minutes 00 seconds East, 62.09 feet to a Mag Nail (set); thence across the easterly half of said road, through lands of Molly B. Conrad, passing through an iron pin (set) on line at a distance of 30 feet, North 82 degrees 18 minutes 05 seconds East for a total distance of 398.58 feet to an iron pin (set) near the westerly edge of Roaring Creek, said iron pin is also on line of lands of the aforesaid Arthur B. Krum, Barry L. Krum and Rictor T. Krum; thence along said lands of said Krum, South 35 degrees 47 minutes 26 seconds West, 162.70 feet to appoint which is 0.83 feet from an iron pin (found); thence along lands of same, South 15 degrees 02 minutes 26 seconds West, 437.73 feet to the point of BEGINNING.

The herein described Lot No. 2 contains 2.436 acres of land in all.

SUBJECT TO THE FOLLOWING:

1. The right-of-way of State Route 2001 which contains, in area, 0.436 acres.
2. Those Deed Restrictions for the Molly B. Conrad Subdivision as recorded January 13, 2004, to Columbia County Instrument No. 200400377.

The herein described Lot No. 2 is more fully shown on a Subdivision Plan prepared by Keefer and Associates, Inc., Land Surveying, Sunbury, PA, dated February 14, 2003, last revised October 7, 2003, and recorded January 13, 2004, in Columbia County Map Book 8, page 508.

TITLE TO SAID PREMISES IS VESTED IN David A. Eck and Michelle L. Eck, husband and wife, by Deed from Molly B. Conrad, unmarried, dated 09-26-2005, recorded 01/04/2006, in Deed Mortgage Inst# 200600112.

Premises being: LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820

Tax Parcel #20-06-017-07,000

TERMS OF SALE

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

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

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

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

Plaintiff's Attorney
Daniel G. Schmieg
1617 John F. Kennedy Blvd
Philadelphia, PA 19103

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

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

COUNTRYWIDE HOME LOANS,
INC.

vs.

DAVID A. ECK

MICHELLE L. ECK

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 2007-CV-1527 Term 200__

2007-EN-237

WRIT OF EXECUTION
(Mortgage Foreclosure)

Commonwealth of Pennsylvania:

County of Columbia

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

PREMISES: LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820
(See Legal Description attached)

Amount Due	<u>\$179,989.59</u>
Additional Fees and Costs	<u>\$1,928.50</u>
Interest from 11/14/07 to Sale	\$.....and costs.
at \$29.59per diem	

Dated 12-12-07
(SEAL)

PIIS#162170

Tamara B. Kline
Barbara J. Schutte

(Clerk) Office of the Prothy Support, Common Pleas Court
of Columbia County, Penna. *Chad*

Prothonotary & Clerk of the Court
My Comm. Exp. 1st Mon. Jan 2008

DESCRIPTION

ALL that certain piece, parcel or tract of land situate, lying and being in the Township of Locust, Columbia County, Pennsylvania, being more fully bounded and described as follows:

BEGINNING at a Mag Nail (set) in the centerline of State Route 2001 located on a bridge over what is known as 'Lick Run', said nail marks the southerly most corner of the herein described Lot No. 2, said nail is also on line of lands of Arthur B. Krum, Barry L. Krum and Rictor T. Krum; thence along the centerline of said State Route 2001, through lands of Molly B. Conrad of which the herein described Lot No. 2 was a part, the following courses and distances: North 32 degrees 15 minutes 00 seconds West, 136.78 feet to a point; thence on a curve to the right having a Radius of 716.78 feet, an Arc Length of 344.66 feet, and a Chord of North 18 degrees 28 minutes 30 seconds West, 341.34 feet to a point; and North 04 degrees 42 minutes 00 seconds East, 62.09 feet to a Mag Nail (set) ; thence across the easterly half of said road, through lands of Molly B. Conrad, passing through an iron pin (set) on line at a distance of 30 feet, North 82 degrees 18 minutes 05 seconds East for a total distance of 398.58 feet to an iron pin (set) near the westerly edge of Roaring Creek, said iron pin is also on line of lands of the aforesaid Arthur B. Krum, Barry L. Krum and Rictor T. Krum; thence along lands of said Krum, South 35 degrees 47 minutes 26 seconds West, 162.70 feet to a point which is 0.83 feet from an iron pin (found) ; thence along lands of same, South 15 degrees 02 minutes 26 seconds West, 437.73 feet to the point of BEGINNING.

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1. The right-of-way of State Route 2001 which contains, in area, 0.436 acres.
2. Those Deed Restrictions for the Molly B. Conrad Subdivision as recorded January 13, 2004, to Columbia County Instrument No. 200400377.

The herein described Lot No. 2 is more fully shown on a Subdivision Plan prepared by Keefer and Associates, Inc., Land Surveying, Sunbury, PA, dated February 14, 2003, last revised October 7, 2003, and recorded January 13, 2004, in Columbia County Map Book 8, page 508.

TITLE TO SAID PREMISES IS VESTED IN David A. Eck and Michelle L. Eck, husband and wife, by Deed from Molly B. Conrad, unmarried, dated 09/26/2005, recorded 01/04/2006, in Deed Mortgage Inst# 200600112.

Premises being: LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820
Tax Parcel #20-06-017-07,000

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

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.

Article Addressed to:

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

Commonwealth of PA
PO Box 2675
Harrisburg, PA 17105

COMPLETE THIS SECTION ON DELIVERY

A. Signature *E. D. J. [Signature]* ☐ Agent ☒ Address

B. Received by (Printed Name) *E. D. J. [Signature]* C. Date of Delivery *DEC 17 2007*

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

2. Article Number *7007 0710 0002 4094 7617*
(Transfer from service label)

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-11

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature *[Signature]* ☐ Agent ☒ Address

B. Received by (Printed Name) *[Signature]* C. Date of Delivery *DEC 17 2007*

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

2. Article Number *7007 0710 0002 4094 7655*
(Transfer from service label)

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-11

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature *L. Miller* ☐ Agent ☒ Address

B. Received by (Printed Name) *L. Miller* C. Date of Delivery *DEC 17 2007*

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

2. Article Number *7007 0710 0002 4094 7631*
(Transfer from service label)

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-11

COMPLETE THIS SECTION ON DELIVERY

A. Signature *[Signature]* ☐ Agent ☒ Address

B. Received by (Printed Name) *[Signature]* C. Date of Delivery *DEC 17 2007*

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

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:

COMPLETE THIS SECTION ON DELIVERY

A. Signature *[Signature]* ☐ Agent ☒ Address

B. Received by (Printed Name) *[Signature]* C. Date of Delivery *DEC 17 2007*

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.

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

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

Phelan Hallinan & Schmieg, LLP
By: Daniel G. Schmieg, Esquire
Identification No. 62205
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
Attorney for Plaintiff
(215)563-7000

Attorney for Plaintiff

COUNTRYWIDE HOME LOANS, INC.
7105 CORPORATE DRIVE
PLANO, TX 75024

Plaintiff,

v.

DAVID A. ECK
MICHELLE L. ECK
LOT # 2 MILL ROAD
A/K/A 2201 MILL ROAD
CATAWISSA, PA 17820

Defendant(s).

: **COLUMBIA COUNTY**
:
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO. 2007-CV-1527**
:
:
:
:

AFFIDAVIT PURSUANT TO RULE 3129
(Affidavit No.1)

COUNTRYWIDE HOME LOANS, INC., Plaintiff in the above action, by its attorney, Daniel G. Schmieg, Esquire, sets forth as of the date the Praccipe for the Writ of Execution was filed, the following information concerning the real property located at **LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820**.

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

NAME

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

DAVID A. ECK

LOT #2 MILL ROAD A/K/A 2201 MILL ROAD
CATAWISSA, PA 17820

MICHELLE L. ECK

LOT # 2 MILL ROAD A/K/A 2201 MILL ROAD
CATAWISSA, PA 17820

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

NAME

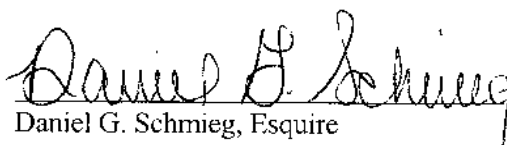
LAST KNOWN ADDRESS (If address cannot be
reasonably ascertained, please so indicate.)

SAME AS ABOVE

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
4. Name and address of the last recorded holder of every mortgage of record:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
5. Name and address of every other person who has any record lien on the property:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | | |
|---|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| TENANT/OCCUPANT | LOT #2 MILL ROAD A/K/A 2201 MILL ROAD
CATAWISSA, PA 17820 |
| DOMESTIC RELATIONS OF
COLUMBIA COUNTY | COLUMBIA COUNTY COURTHOUSE
P.O. BOX 380
BLOOMSBURG, PA 17815 |
| COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF WELFARE | P.O. BOX 2675
HARRISBURG, PA 17105 |

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

December 7, 2007
Date


Daniel G. Schmieg, Esquire
Attorney for Plaintiff

Phelan Hallinan & Schmieg, LLP
By: Daniel G. Schmieg, Esquire
Identification No. 62205
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
Attorney for Plaintiff
(215)563-7000

Attorney for Plaintiff

COUNTRYWIDE HOME LOANS, INC.
7105 CORPORATE DRIVE
PLANO, TX 75024

Plaintiff,

v.

DAVID A. ECK
MICHELLE L. ECK
LOT # 2 MILL ROAD
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CATAWISSA, PA 17820

Defendant(s).

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

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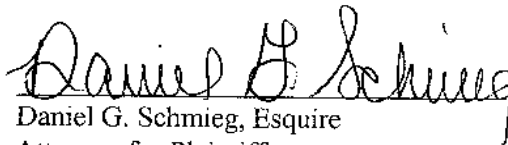
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SAME AS ABOVE

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- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
4. Name and address of the last recorded holder of every mortgage of record:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
5. Name and address of every other person who has any record lien on the property:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | | |
|---|---|
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| TENANT/OCCUPANT | LOT #2 MILL ROAD A/K/A 2201 MILL ROAD
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Date


Daniel G. Schmieg, Esquire
Attorney for Plaintiff

Phelan Hallinan & Schmieg, LLP
By: Daniel G. Schmieg, Esquire
Identification No. 62205
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
Attorney for Plaintiff
(215)563-7000

Attorney for Plaintiff

COUNTRYWIDE HOME LOANS, INC.
7105 CORPORATE DRIVE
PLANO, TX 75024

Plaintiff,

v.

DAVID A. ECK
MICHELLE L. ECK
LOT # 2 MILL ROAD
A/K/A 2201 MILL ROAD
CATAWISSA, PA 17820

Defendant(s).

: **COLUMBIA COUNTY**
:
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO. 2007-CV-1527**
:
:
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MICHELLE L. ECK

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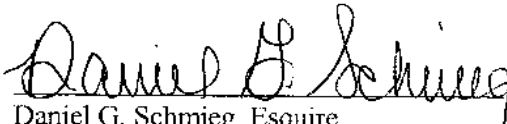
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| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
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| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the Sale:
- | | |
|------|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| NONE | |
7. Name and address of every other person whom the Plaintiff has knowledge who has any interest in the property which may be affected by the Sale:
- | | |
|---|---|
| NAME | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
| TENANT/OCCUPANT | LOT #2 MILL ROAD A/K/A 2201 MILL ROAD
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| DOMESTIC RELATIONS OF
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P.O. BOX 380
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| COMMONWEALTH OF PENNSYLVANIA
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HARRISBURG, PA 17105 |

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December 7, 2007
Date


Daniel G. Schmieg, Esquire
Attorney for Plaintiff

Phelan Hallinan & Schmieg, LLP

By: Daniel G. Schmieg, Esquire

Identification No. 62205

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

COUNTRYWIDE HOME LOANS, INC.

7105 CORPORATE DRIVE

PLANO, TX 75024

Plaintiff,

v.

DAVID A. ECK

MICHELLE L. ECK

LOT # 2 MILL ROAD

A/K/A 2201 MILL ROAD

CATAWISSA, PA 17820

Defendant(s).

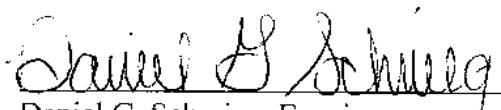
: COLUMBIA COUNTY
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO. 2007-CV-1527
:
:
:
:
:

CERTIFICATION

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

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

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


Daniel G. Schmieg, Esquire
Attorney for Plaintiff

Phelan Hallinan & Schmieg, LLP

By: Daniel G. Schmieg, Esquire

Identification No. 62205

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1617 John F. Kennedy Boulevard

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Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

COUNTRYWIDE HOME LOANS, INC.

7105 CORPORATE DRIVE

PLANO, TX 75024

Plaintiff,

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DAVID A. ECK

MICHELLE L. ECK

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CATAWISSA, PA 17820

Defendant(s).

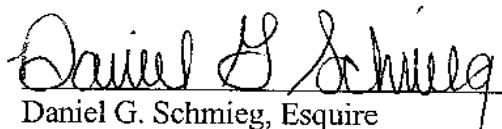
: COLUMBIA COUNTY
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: COURT OF COMMON PLEAS
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: CIVIL DIVISION
:
: NO. 2007-CV-1527
:
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CERTIFICATION

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

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

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



Daniel G. Schmieg, Esquire
Attorney for Plaintiff

Phelan Hallinan & Schmieg, LLP

By: Daniel G. Schmieg, Esquire

Identification No. 62205

One Penn Center at Suburban Station

1617 John F. Kennedy Boulevard

Suite 1400

Philadelphia, PA 19103-1814

Attorney for Plaintiff

(215)563-7000

Attorney for Plaintiff

COUNTRYWIDE HOME LOANS, INC.

7105 CORPORATE DRIVE

PLANO, TX 75024

Plaintiff,

v.

DAVID A. ECK

MICHELLE L. ECK

LOT # 2 MILL ROAD

A/K/A 2201 MILL ROAD

CATAWISSA, PA 17820

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COLUMBIA COUNTY

COURT OF COMMON PLEAS

CIVIL DIVISION

NO. 2007-CV-1527

Defendant(s).

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: DAVID A. ECK
LOT #2 MILL ROAD
A/K/A 2201 MILL ROAD
CATAWISSA, PA 17820

MICHELLE L. ECK
LOT # 2 MILL ROAD
A/K/A 2201 MILL ROAD
CATAWISSA, PA 17820

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

Your house (real estate) at **LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820** is scheduled to be sold at Sheriff's Sale on _____, at _____ a.m., in the Office of the Sheriff at the Columbia County Courthouse, Bloomsburg, PA 17815, to enforce the Court Judgment of \$179,989.59 obtained by COUNTRYWIDE HOME LOANS, INC., (the Mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The Sale will be cancelled if you pay to the Mortgagee, COUNTRYWIDE HOME LOANS, INC. , the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call (215) 563-7000.
2. You may be able to stop the Sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the Sale for good cause.
3. You may also be able to stop the Sale through other legal proceedings.

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.
2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the value of your property.
3. The Sale will go through only if the buyer pays the Sheriff the full amount due in the Sale. To find out if this has happened, you may call (215) 563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your real estate. A Schedule of Distribution of the money bid for real estate will be filed by the Sheriff on _____. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reason why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the Schedule of Distribution is filed.
7. You may also have other rights and defenses or ways of getting your home back if you act immediately after the Sale.

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

**COLUMBIA COUNTY
SUSQUEHANNA LEGAL SERVICES
168 EAST 5TH STREET
BLOOMSBURG, PA 17815
(570) 784-8760**

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

..... (SEAL)
(Attorney for Plaintiff(s))

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

..... (SEAL)
(Attorney for Plaintiff(s))

HARRY A. ROADARMEL
Columbia County, Pa.

Sheriff

Sir: — There will be placed in your hands

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

follows: COUNTRYWIDE HOME LOANS, INC. vs DAVID A. ECK and MICHELL L. ECK

The defendant(s) will be found at LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820

CATAWISSA, PA 17820 LOT # 2 MILL ROAD A/K/A 2201 MILL ROAD,

.....Attorney for Plaintiff

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

See attached legal description

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The herein described Lot No. 2 contains 2.436 acres of land in all.

SUBJECT TO THE FOLLOWING:

1. The right-of-way of State Route 2001 which contains, in area, 0.436 acres.
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Tax Parcel #20-06-017-07,000

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Premises being: LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820
Tax Parcel #20-06-017-07,000

SHERIFF'S RETURN

COUNTRYWIDE HOME LOANS, INC.

Plaintiff

vs.

DAVID A. ECK

MICHELLE L. ECK

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No. 2007-CV-1527 CD Term, 200__

WRIT

ISSUED

NOW, _____ 20__ I, _____ High Sheriff of Columbia County, Pennsylvania, do hereby deputize the Sheriff of _____ County, Pennsylvania, to execute this Writ. This deputation being made at the request and risk of the Plaintiff.

Defendants alleged address is _____

Sheriff, Columbia County, Pennsylvania

By _____
Deputy Sheriff

AFFIDAVIT OF SERVICE

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

_____ upon _____

at _____

_____ by handing to _____

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

Sworn and Subscribed before me

So Answers,

this _____

day of _____ 20__

Notary Public

BY: _____

Sheriff

20, _____, See return endorsed hereon by Sheriff of

County, Pennsylvania, and made a part of this

return

So Answers,

Sheriff

Deputy Sheriff

SHERIFF'S DEPARTMENT

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

Plaintiff COUNTRYWIDE HOME LOANS, INC.	Court Number 2007-CV-1527
--	-------------------------------------

Defendant DAVID A. ECK & MICHELLE L. ECK	Type or Writ of Complaint EXECUTION/NOTICE OF SALE
--	--

SERVE AT	{	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>MICHELLE L. ECK</u> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>LOT # 2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820</u>	
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SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

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

Sheriff of COLUMBIA County, Penna.

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

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

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

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

RETURNED: AFFIRMED and subscribed to before me this _____ day of _____ 20____	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 80%;"> SO ANSWERS Signature of Dep. Sheriff </td> <td style="width: 20%;"> Date </td> </tr> <tr> <td> Signature of Sheriff </td> <td> Date </td> </tr> <tr> <td colspan="2"> Sheriff of _____ </td> </tr> </table>	SO ANSWERS Signature of Dep. Sheriff	Date	Signature of Sheriff	Date	Sheriff of _____	
SO ANSWERS Signature of Dep. Sheriff	Date						
Signature of Sheriff	Date						
Sheriff of _____							

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.


Expiration date

Plaintiff
COUNTRYWIDE HOME LOANS, INC.

Court Number
2007-CV-1527

Defendant
DAVID A. ECK & MICHELLE L. ECK

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE  **AT** { NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
LOT #2 MILL ROAD A/K/A 2201 MILL ROAD, CATAWISSA, PA 17820

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

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

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

Sheriff of COLUMBIA County, Penna.

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

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

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

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

RETURNED:

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

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

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

COMMERCE BANK
PHILADELPHIA, PA 19148

3-180/360

CHECK NO
649803

Pay ONE THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS

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

Travis S. Hallinan

DATE	AMOUNT
12/07/2007	*****1,350.00

JAG 1207/2007

Void after 180 days

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

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