

SHERIFF'S SALE COST SHEET

JP Morgan VS. David Rice
 NO. 2407 ED NO. 1516-06 JD DATE/TIME OF SALE Stayed

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$165.00
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$32.50
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$6.00
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$5.50
NOTARY	\$10.00
TOTAL ***** \$ 306.50	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$774.52
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ 924.52	

PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$
TOTAL ***** \$ -0-	

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

MUNICIPAL FEES DUE:		
SEWER 20	\$	
WATER 20	\$	
TOTAL ***** \$ -0-		

SURCHARGE FEE (DSTE)	\$	130.00
MISC. poundage	\$	25.88
TOTAL ***** \$ 215.88		

TOTAL COSTS (OPENING BID) \$ 1571.90

1350
 Due \$ 221.90

SHERIFF'S SALE COST SHEET

JP Abigail Anne Price vs. David Price
 NO. 24-07 ED NO. 1510-06 JD DATE/TIME OF SALE Apr 25 09:20

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>165.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>33.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>6.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>5.00</u>
NOTARY	\$ <u>10.00</u>
TOTAL ***** \$ <u>396.50</u>	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>746.52</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>999.52</u>	

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

REAL ESTATE TAXES:	
BORO, TWP & COUNTY 20	\$ <u>223.48</u>
SCHOOL DIST. 20	\$
DELINQUENT 20	\$ <u>155.41</u>
TOTAL ***** \$ <u>1579.09</u>	

MUNICIPAL FEES DUE:	
SEWER 20	\$ <u>290.14</u>
WATER 20	\$
TOTAL ***** \$ <u>290.14</u>	

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

TOTAL COSTS (OPENING BID) \$ 3781.75

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

JP Morgan Chase Bank vs David Rice

NO. 24-07 ED NO. 1510-06 JD

DATE/TIME OF SALE: Apr 25 0930

BID PRICE (INCLUDES COST) \$ _____

POUNDAGE – 2% OF BID \$ _____

TRANSFER TAX – 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ _____

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____

TOTAL DUE: \$ _____

LESS DEPOSIT: \$ _____

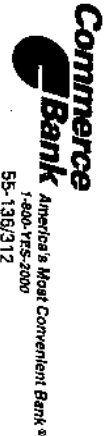
DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ _____

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

32747

Millstead & Associates LLC
220 LAKE DRIVE EAST, SUITE 301
CHERRY HILL, NJ 08002
856-482-1400



DATE 04/27/07

CHECK AMOUNT
****\$221.90

PAY TO THE ORDER

*** TWO HUNDRED TWENTY-ONE & 90/100 DOLLARS

Columbia County Sheriff

ATTORNEY BUSINESS ACCOUNT

⑈032747⑈ ⑈031201360⑈ 67 8308 2⑈



Securely Print on Back

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

FACSIMILE TRANSMITTAL SHEET

TO: <i>Milstead & Assoc.</i>	FROM: <i>Tim Chamberlain</i>
COMPANY:	DATE: <i>4-25</i>
FAX NUMBER:	TOTAL NO. OF PAGES INCLUDING COVER: <i>2</i>
PHONE NUMBER:	SENDER'S REFERENCE NUMBER:
RE:	YOUR REFERENCE NUMBER:

☐ URGENT ☐ FOR REVIEW ☐ PLEASE COMMENT ☐ PLEASE REPLY ☐ PLEASE RECYCLE

NOTES/COMMENTS:

ATTACHED ARE DOCUMENTS FROM THE COLUMBIA COUNTY SHERIFF'S OFFICE. IF YOU HAVE ANY QUESTIONS CONCERNING THESE DOCUMENTS, PLEASE CALL 570.389.5622. THANK YOU.

FNB Bank, National Association

CASHIER'S CHECK 4450157510

DATE 4-24-07

PAY TO THE ORDER OF ***POPULAR MORTGAGE*****10,794.01*****

NAME OF REMITTER ***PRICE***

ADDRESS PAYABLE THROUGH BBAT CHARLESTON, WV

DRAWER: FNB BANK, NATIONAL ASSOCIATION
BY *Michael J. [Signature]*
AUTHORIZED SIGNATURE

⑆051900353⑆00445 01575104⑈

Shank Sale of 4-25-07

*1000
to [Signature]*

*150 from [Signature] 4/25
Blue Price*

SHERIFF'S SALE COST SHEET

JP Morgan Chase Bank vs. David Price
 NO. 24-07 ED NO. 1510-06 JD DATE/TIME OF SALE Apr 25 0930

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>165.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>32.50</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>6.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>5.50</u>
NOTARY	\$ <u>10.00</u>
TOTAL ***** \$ <u>391.50</u>	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>714.52</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>999.52</u>	

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

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20		\$ <u>223.48</u>
SCHOOL DIST. 20		\$
DELINQUENT 20		\$ <u>1655.61</u>
TOTAL ***** \$ <u>1879.09</u>		

MUNICIPAL FEES DUE:		
SEWER 20		\$ <u>290.14</u>
WATER 20		\$
TOTAL ***** \$ <u>290.14</u>		

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

TOTAL COSTS (OPENING BID) \$ 3731.75

1. Article Addressed to:
2. Article Number
3. Service Type
4. Restricted Delivery? (Extra Fee)

1. Article Addressed to:
2. Article Number
3. Service Type
4. Restricted Delivery? (Extra Fee)

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2. Article Number
3. Service Type
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2. Article Number
3. Service Type
4. Restricted Delivery? (Extra Fee)

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3. Service Type
4. Restricted Delivery? (Extra Fee)

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3. Service Type
4. Restricted Delivery? (Extra Fee)

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2. Article Number
3. Service Type
4. Restricted Delivery? (Extra Fee)

1. Article Addressed to:
2. Article Number
3. Service Type
4. Restricted Delivery? (Extra Fee)

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Jim Micklow, Treasurer being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since that day and on the attached notice

April 4, 11 & 18, 2007 as printed and published; that the affiant is one of the officers or publisher or designated agent of the owner or publisher of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

James T. Micklow

Sworn and subscribed to before me this 19th day of April, 2007.

Dennis L. Achenfelder

(Notary Public)

Commonwealth Of Pennsylvania

My commission expires

Notarial Seal

Dennis L. Achenfelder, 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.

County 024

PARCEL ID: 05W-022-00-00.000

TAX YEAR: 2007

ALTERNATE ID:

EFFECTIVE DATE: 05/01/2007

Year	Authority	Fund
2005	PRIM	728.28
2006	PRIM	536.92
Total		1,265.20

Year	Authority	Fund	2005	2006	2007	2008	2009	2010
2005	PRIM		728.28	90.15	72.84	45.00	6.01	942.28
2006	PRIM		536.92	13.29	53.69	45.00	4.43	653.33
Total			1,265.20	103.44	126.53	90.00	10.44	1,595.61

Plus-
2005 Taxes

\$55.00

\$1,650.61

+ 5.00

\$1,655.61

24/

MILSTEAD & ASSOCIATES, LLC

Attorneys at Law

Woodland Falls Corporate Park
220 Lake Drive East, Ste 301
Cherry Hill, New Jersey 08002
TEL (856) 482-1400 FAX (856) 482-9190

Michael J. Milstead, Esq.
mmilstead@milsteadlaw.com

Jana S. Wertheimer, Esq., PA & AI
jwertheimer@milsteadlaw.com

Eric Alan Thomas, Prothonotary Administrator
ETHOMAS@MILSTEADLAW.COM

Philadelphia Address:
225 South 11th Street
Philadelphia, PA 19107

Please Reply To: NJ Office
Our File No. 1.05514

March 28, 2007

Office of the Sheriff
Columbia County Courthouse
PO Box 380
Bloomsburg, PA 17815

**Re: JP Morgan Chase Bank as Trustee for Equity One
ABS, Inc. Mortgage Pass Through Certificate Series
2001-1 vs. David M. Price
2006-CV-1510
Affidavit Pursuant to Pa.R.C.P. 3129.2**

Dear Sir/Madam:

Enclosed please find an Affidavit pursuant to Pa.R.C.P. 3129.2. As of the date of this letter, our office has forwarded the original affidavit to the Prothonotary's office to be filed of record.

Thank you for your attention to this matter.

Very truly yours,



Gregory Wilkins
Paralegal

*****THE PROPERTY IS LISTED FOR THE April 25, 2007 SHERIFF'S SALE.**

MILSTEAD & ASSOCIATES, LLC
BY: Pina S. Wertzberger, Esquire
ID No. 77274
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400
Attorney for Plaintiff

**JP Morgan Chase Bank as Trustee for Equity
One ABS, Inc. Mortgage Pass Through
Certificate Series 2001-1,**

Plaintiff,

Vs.

David M. Price,

Defendant.

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

NO.: 2006-CV-1510

**AFFIDAVIT PURSUANT TO
Pa.R.C.P. 3129.2**

COMMONWEALTH OF PENNSYLVANIA

SS:

COUNTY OF COLUMBIA

I, Pina S. Wertzberger, Esquire, being duly sworn according to law upon my oath, depose and say,

1. On February 21, 2007, a copy of the Notice of Sheriff's Sale of Real Property was served upon the defendant, David M. Price, by the Sheriff's Office of Columbia County.

2. On March 1, 2007, a notice of Sheriff's Sale was served upon lien holders of record and interested parties by ordinary mail. A copy of the certificate of mailing is attached hereto and made a part hereof as Exhibit "A".



Pina S. Wertzberger, Esq.
Attorney ID No. 77274
Milstead and Associates, LLC

Dated: March 28, 2007

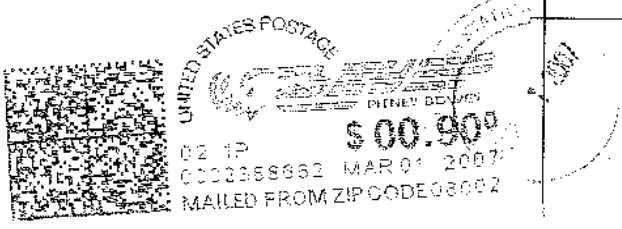
NAME AND ADDRESS OF SENDER
 MILSTEAD & ASSOCIATES, LLC
 Woodland Falls Corporate Park
 220 Lake Drive East, Suite 301
 Cherry Hill, NJ 08002

INDICATE TYPE OF MAIL
☒ Certificate Mailing
☐ Insured
☐ COD
☐ Certified Mail

CHECK APPROPRIATE BLOCK FOR
☐ Registered Mail:
☐ With Postal Insurance
☐ Without Postal Insurance

POSTMARK AND DATE OF RECEIPT
 Affix stamp here if issued as certificate of mailing
 or for additional copies of this bill.

Line	Number of Article	Name of Addressee, Street, and Post-Office Address	Postage	Fee	Handling Charge	Act. Value (If Regis.)	Insured Value	Due Sender If C.O.D.	R.R. Fee	S.D. Fee	S.H. Fee	Rest. Del. Fee
1		Tenant/Occupant 130 Rear W. 9th Street Bloomsburg, PA 17815										
2		Commonwealth of Pennsylvania Department of Welfare P.O. Box 2675 Harrisburg, PA 17105										
3		Department of Domestic Relations Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815										
4												
5												
6												
7												
8												
9												
10												
Total Number of Pieces Listed by Sender			POSTMASTER, PER (Name of receiving employee)		<p>The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$50,000 per occurrence. The maximum indemnity payable on Express Mail merchandise insurance is \$500. The maximum indemnity payable is \$25,000 for Registered Mail, \$500 for COD and \$500 for Insured Mail. Special handling charges apply only to Third- and Fourth-Class parcels. Special delivery service also includes special handling service.</p>							
3		<i>Three</i>										



PS FORM 3877

06-1-05614

FOR REGISTERED, INSURED, C.O.D., CERTIFIED, AND EXPRESS MAIL

{00014118}

TIMOTHY T. CHAMBERLAIN



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

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, COMMONWEALTH
OF PENNSYLVANIA.

JP MORGAN CHASE BANK AS TRUSTEE

VS.

DAVID PRICE

WRIT OF EXECUTION #24 OF 2007 ED

POSTING OF PROPERTY

March 19, 2007 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF DAVID PRICE. AT 130 REAR WEST NINTH STREET BLOOMSBURG
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY
COLUMBIA COUNTY SHERIFF TIMOTHY T. CHAMBERLAIN.

SO ANSWERS:

DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 19TH DAY OF MARCH 2007

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

JP MORGAN CHASE BANK AS TRUSTEE
FOR EQUITY ONE ABS, INC. MORTGAGE
PASS THROUGH CERTIFICATE SERIES
2001-1

Docket # 24ED2007

VS

MORTGAGE FORECLOSURE

DAVID M. PRICE

AFFIDAVIT OF SERVICE

NOW, THIS WEDNESDAY, FEBRUARY 21, 2007, AT 10:00 AM, SERVED THE WITHIN
MORTGAGE FORECLOSURE UPON DAVID PRICE AT 336 E. 9TH STREET, BLOOMSBURG
BY HANDING TO DAVID PRICE, , A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT
AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SWORN AND SUBSCRIBED BEFORE ME
THIS WEDNESDAY, FEBRUARY 21, 2007



NOTARY PUBLIC

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Wendy Westover, Notary Public
Bloomsburg, Columbia Co., PA
My Commission Expires November 07, 2008

SO ANSWERS,



SHERIFF TIMOTHY T. CHAMBERLAIN

X 
J. ARTER
DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN



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

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

Thursday, February 15, 2007

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

**JP MORGAN CHASE BANK AS TRUSTEE FOR EQUITY ONE ABS, INC.
MORTGAGE PASS THROUGH CERTIFICATE SERIES 2001-1
VS
DAVID M. PRICE**

DOCKET # 24ED2007

JD # 1510JD2006

Dear Sir:

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

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

Respectfully,

Timothy T. Chamberlain
Sheriff of Columbia County

MILSTEAD & ASSOCIATES, LLC
BY: Pina S. Wertzberger, Esquire
ID No. 77274
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

Attorney for Plaintiff

**JP Morgan Chase Bank as Trustee for
Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,**

Plaintiff,

Vs.

**David M. Price,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2006-CV-1510

2007-ED-24
**NOTICE OF SHERIFF'S SALE OF
REAL PROPERTY PURSUANT
TO P.A.R.C.P.3129**

TAKE NOTICE:

Your house (real estate) at 130 Rear W. 9th Street, Bloomsburg, PA 17815, is scheduled to be sold at sheriff's sale on April 25, 2007 at 9:30 am in the Columbia County Sheriff's Office, 35 West Main Street, Bloomsburg, PA 17815 to enforce the Court Judgment of \$63,276.80 obtained by JP Morgan Chase Bank as Trustee for Equity One ABS, Inc. Mortgage Pass Through Certificate Series 2001-1.

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 Milstead & Associates LLC, Attorney for Plaintiff, back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call 856-482-1400.
2. You may be able to stop the Sale by filing a petition asking the court to strike or open the Judgment, if the Judgment was improperly entered. You may also ask the Court to postpone the Sale for good cause.
3. You may also be able to stop the Sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the Sale. (See notice on following page 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 bid price by calling Milstead & Associates at 856-482-1400.

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

3. The Sale will go through only if the Buyer pays the Sheriff the full amount due on the Sale. To find out if this has happened you may call Milstead and Associates at 856-482-1400.

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 house. A Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff not later than thirty days after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after.

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

YOU SHOULD TAKE THIS PAPER TO YOU 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.

Lawyers Referral and Information Service
Columbia County Bar Association
168 E. 5th Street
Bloomsburg, PA 17815
570-784-8760

All that certain piece, parcel or lot of land situate West of Market Street in the Town of Bloomsburg, in the County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

Beginning at an iron pin corner at the Southwest corner of lot now or formerly of Chas. Zimmerman and the Northeast corner of lot now or formerly of Bertha Sterner and running; thence along the line of said Bertha Sterner, South forty-eight degrees and fifty-four minutes East, ninety-nine feet to the Southern line of what was formerly the Pennsylvania Canal Company Southern line; and running; thence along said line and lands now or formerly of the D.J. Waller Estate North thirty-three degrees and thirty minutes East fifty-four feet to an iron pin corner in other lands now or formerly of Aaron C. Jury, et ux.; thence along a line parallel with Market Street North thirty degrees and thirty-four minutes East, one hundred feet, more or less, to an iron pin corner in line of lot now or formerly of Mrs. Conner; thence by the same and lot now or formerly of Chas. Zimmerman, South thirty-three degrees and thirty minutes West, fifty-eight and one tenths feet to a corner in said line; thence by lot of said Zimmerman South twenty-two degrees and twenty-nine minutes West, twenty-one and nine-tenths feet to the iron pin corner and place of beginning. Together with the right of passage over the land now or formerly of Aaron C. Jury, et ux. along the Eastern line of the said lot 16 feet in length and 10 feet in width to lead to an alleyway leading to Ninth Street.

Being known as 130 Rear W. 9th Street, Bloomsburg, PA 17815
Tax Parcel Number: 05W-02-136

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

**MUNICIPAL AUTHORITY
of the
TOWN OF BLOOMSBURG**

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

Board of Directors

Thomas Evans
Andrew D. Keister
Lawrence L. Mack
George Turner
Michael Upton

February 21, 2007

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

RE: David M. Price
130 Rear West 9th Street
Bloomsburg, Pa. 17815

DOCKET # 24ED2007

JD # 1510JD2006

Dear Sheriff Chamberlain:

In response to your notification regarding the pending Sheriff's Sale on the referenced property, the Bloomsburg Municipal Authority would like to inform you of a claim it holds against this property for unpaid sewer charges totaling \$ 290.14.

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

Sincerely,


Jeanette Cashner
Office Manager

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/15/2007

SERVICE# 1 - OF - 12 SERVICES
DOCKET # 24ED2007

PLAINTIFF

JP MORGAN CHASE BANK AS TRUSTEE FOR EQUITY
ONE ABS, INC. MORTGAGE PASS THROUGH
CERTIFICATE SERIES 2001-1

DEFENDANT
ATTORNEY FIRM

DAVID M. PRICE
MILSTEAD & ASSOCIATES, LLC

PERSON/CORP TO SERVED
DAVID PRICE
130 REAR WEST 9TH STREET
BLOOMSBURG

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON David

RELATIONSHIP DEF IDENTIFICATION _____

DATE 2-21-7 TIME 1000 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
DOESN'T LIVE AT 130^W 9TH ST 336^E 9TH

F. OTHER (SPECIFY) SERVED DEF AT 336^E 9TH ST
BLOOMSBURG

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

2-20-7 1546 2 2

DEPUTY

J. Austin

DATE 2-21-7

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/15/2007

SERVICE# 5 - OF - 12 SERVICES
DOCKET # 24ED2007

PLAINTIFF

JP MORGAN CHASE BANK AS TRUSTEE FOR EQUITY
ONE ABS, INC. MORTGAGE PASS THROUGH
CERTIFICATE SERIES 2001-1

DEFENDANT
ATTORNEY FIRM

DAVID M. PRICE
MILSTEAD & ASSOCIATES, LLC

PERSON/CORP TO SERVED
BLOMSBURG SEWER
2ND STREET
BLOOMSBURG

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON JEANETTE CASHMAN
MUNICIPAL AUTHORITY
RELATIONSHIP OFFICE MANAGER IDENTIFICATION _____

DATE 2-20-7 TIME 1450 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

DATE 2-20-7

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/15/2007

SERVICE# 4 - OF - 12 SERVICES
DOCKET # 24ED2007

PLAINTIFF

JP MORGAN CHASE BANK AS TRUSTEE FOR EQUITY
ONE ABS, INC. MORTGAGE PASS THROUGH
CERTIFICATE SERIES 2001-1

DEFENDANT
ATTORNEY FIRM

DAVID M. PRICE
MILSTEAD & ASSOCIATES, LLC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON DROPPED IN MAIL / S107

RELATIONSHIP _____ IDENTIFICATION _____

DATE 2-20-7 TIME 1455 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) _____

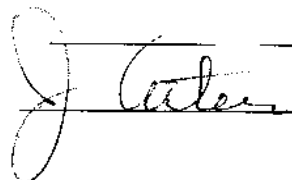
ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY



DATE 2-20-7

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 2/15/2007

SERVICE# 9 - OF - 12 SERVICES
DOCKET # 24ED2007

PLAINTIFF

JP MORGAN CHASE BANK AS TRUSTEE FOR EQUITY
ONE ABS, INC. MORTGAGE PASS THROUGH
CERTIFICATE SERIES 2001-1

DEFENDANT
ATTORNEY FIRM

DAVID M. PRICE
MILSTEAD & ASSOCIATES, LLC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Det M. Price

RELATIONSHIP CLERK IDENTIFICATION _____

DATE 2-15-7 TIME 1345 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 2-15-7

COUNTY OF COLUMBIA
REAL ESTATE TAX LIEN CERTIFICATE

DATE:16-FEB-07

FEE:\$5.00

CERT. NO:3080

PRICE DAVID M
336 EAST NINTH ST
BLOOMSBURG PA 17815

DISTRICT: TOWN OF BLOOMSBURG
DEED 20010-1466
LOCATION: 130 W 9TH ST REAR
PARCEL: 05W-02 -136-00,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING	TOTAL AMOUNT
2005	PRIM	924.25	18.03		997.28
2006	PRIM	610.04	13.29		683.33
TOTAL DUE :					\$1,680.61

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: May ,2007

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF
DECEMBER 31, 2006

REQUESTED BY:

Timothy T. Chamberlain, Sheriff
dm.

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 2/15/2007

SERVICE# 6 - OF - 12 SERVICES
DOCKET # 24ED2007

PLAINTIFF

JP MORGAN CHASE BANK AS TRUSTEE FOR EQUITY
ONE ABS, INC. MORTGAGE PASS THROUGH
CERTIFICATE SERIES 2001-1

DEFENDANT
ATTORNEY FIRM

DAVID M. PRICE
MILSTEAD & ASSOCIATES, LLC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON LESLIE LEVARI

RELATIONSHIP CUSTOMER SEX M IDENTIFICATION _____

DATE 2-15-07 TIME 1405 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 2-15-07

REAL ESTATE OUTLINE

ED # 24-07

DATE RECEIVED 2-15-07
DOCKET AND INDEX 2-15-07

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>✓</u>	
COPY OF DESCRIPTION	<u>✓</u>	
WHEREABOUTS OF LKA	<u>✓</u>	
NON-MILITARY AFFIDAVIT	<u>✓</u>	
NOTICES OF SHERIFF SALE	<u>✓</u>	
WATCHMAN RELEASE FORM	<u>✓</u>	
AFFIDAVIT OF LIENS LIST	<u>✓</u>	
CHECK FOR \$1,350.00 OR	<u>✓</u>	CK# <u>20882</u>

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

SALE DATE Apr 25, 07 TIME 0930
POSTING DATE June 25, 07
ADV. DATES FOR NEWSPAPER

1 ST WEEK	<u>June 25, 07</u>
2 ND WEEK	<u>July 2, 07</u>
3 RD WEEK	<u>July 9, 07</u>

SHERIFF'S SALE

WEDNESDAY APRIL 25, 2007 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 24 OF 2007 ED AND CIVIL WRIT NO. 1510 OF 2006 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

All that certain piece, parcel or lot of land situate West of Market Street in the Town of Bloomsburg, in the County of Columbia and Commonwealth of Pennsylvania, bounded, and described as follows, to-wit:

Beginning at an iron pin corner at the Southwest corner of lot now or formerly of Chas. Zimmerman and the Northeast corner of lot now or formerly of Bertha Sterner and running; thence along the line of said Bertha Sterner, South forty-eight degrees and fifty-four minutes East, ninety-nine feet to the Southern line of what was formerly the Pennsylvania Canal Company Southern line; and running; thence along said line and lands now or formerly of the D.J. Waller Estate North thirty-three degrees and thirty minutes East fifty-four feet to an iron pin corner in other lands now or formerly of Aaron C. Jury, et ux.; thence along a line parallel with Market Street North thirty degrees and thirty-four minutes East, one hundred feet, more or less, to an iron pin corner in line of lot now or formerly of Mrs. Conner; thence by the same and lot now or formerly of Chas. Zimmerman, South thirty-three degrees and thirty minutes West, fifty-eight and one tenths feet to a corner in said line; thence by lot of said Zimmerman South twenty-two degrees and twenty-nine minutes West, twenty-one and nine-tenths feet to the iron pin corner and place of beginning. Together with the right of passage over the land now or formerly of Aaron C. Jury, et ux. along the Eastern line of the said lot 16 feet in length and 10 feet in width to lead to an alleyway leading to Ninth Street. Being known as 130 Rear W. 9th Street, Bloomsburg, PA 17815

Tax Parcel Number: 05W-02-136

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
Pina Wertzberger
220 Lake Drive East
Cherry Hill, NJ 08002

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

SHERIFF'S SALE

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Being known as 130 Rear W. 9th Street, Bloomsburg, PA 17815

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Plaintiff's Attorney
Pina Wertzberger
220 Lake Drive East
Cherry Hill, NJ 08002

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

SHERIFF'S SALE

WEDNESDAY APRIL 25, 2007 AT 9:30 AM

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Tax Parcel Number: 05W-02-136

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Plaintiff's Attorney
Pina Wertzberger
220 Lake Drive East
Cherry Hill, NJ 08002

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

JP Morgan Chase Bank as Trustee for
Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,

Plaintiff,

Vs.

David M. Price,

Defendant(s)

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA

WRIT OF EXECUTION
(Mortgage Foreclosure)

NO.: 2006-CV-1510

2007-ED-24

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

COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF COLUMBIA:

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

130 Rear W. 9th Street, Bloomsburg, PA 17815
(see legal description attached)

AMOUNT DUE	\$63,276.80
INTEREST	
From 02/14/2007 to Date	\$
of Sale at \$10.40 per diem	
TOTAL DUE	\$
Plus costs as endorsed	

Dated: February 15, 2007

(SEAL)

Liam B. Kline
(clerk) Office of Judicial Support, Common
Pleas Court of Columbia County, Penna.

All that certain piece, parcel or lot of land situate West of Market Street in the Town of Bloomsburg, in the County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

Beginning at an iron pin corner at the Southwest corner of lot now or formerly of Chas. Zimmerman and the Northeast corner of lot now or formerly of Bertha Sterner and running; thence along the line of said Bertha Sterner, South forty-eight degrees and fifty-four minutes East, ninety-nine feet to the Southern line of what was formerly the Pennsylvania Canal Company Southern line; and running; thence along said line and lands now or formerly of the D.J. Waller Estate North thirty-three degrees and thirty minutes East fifty-four feet to an iron pin corner in other lands now or formerly of Aaron C. Jury, et ux.; thence along a line parallel with Market Street North thirty degrees and thirty-four minutes East, one hundred feet, more or less, to an iron pin corner in line of lot now or formerly of Mrs. Conner; thence by the same and lot now or formerly of Chas. Zimmerman, South thirty-three degrees and thirty minutes West, fifty-eight and one tenths feet to a corner in said line; thence by lot of said Zimmerman South twenty-two degrees and twenty-nine minutes West, twenty-one and nine-tenths feet to the iron pin corner and place of beginning. Together with the right of passage over the land now or formerly of Aaron C. Jury, et ux. along the Eastern line of the said lot 16 feet in length and 10 feet in width to lead to an alleyway leading to Ninth Street.

Being known as 130 Rear W. 9th Street, Bloomsburg, PA 17815
Tax Parcel Number: 05W-02-136

MILSTEAD & ASSOCIATES, LLC
BY: Pina S. Wertzberger, Esquire
ID No. 77274
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400
Attorney for Plaintiff

**JP Morgan Chase Bank as Trustee for
Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,**

Plaintiff,

Vs.

David M. Price,

Defendant.

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2006-CV-1510

2007-ED-24

**AFFIDAVIT OF SERVICE
PURSUANT TO RULE 3129.1**

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA

**JP Morgan Chase Bank as Trustee for Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,** Plaintiff in the above entitled cause of action, sets forth as
of the date the praecipe for writ of execution was filed the following information concerning the
real property located at 130 Rear W. 9th Street, Bloomsburg, PA 17815:

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

David M. Price
130 Rear West 9th Street
Bloomsburg, PA 17815

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

Same as above

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

None Known

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

JP Morgan Chase Bank as Trustee for Equity
One ABS, Inc. Mortgage Pass Through
Certificate Series 2001-1
(Plaintiff herein)
450 West 33rd Street, 15th Floor
New York, NY 10001

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

None Known

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 Known


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

Tenant/Occupant
130 Rear W. 9th Street
Bloomsburg, PA 17815

Department of Domestic Relations
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 the 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.


Pina S. Wertzberger, Esquire
Attorney for Plaintiff

Date: February 13, 2007

MILSTEAD & ASSOCIATES, LLC
BY: Pina S. Wertzberger, Esquire
ID No. 77274
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400
Attorney for Plaintiff

**JP Morgan Chase Bank as Trustee for
Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,**

Plaintiff,

Vs.

David M. Price,

Defendant.

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2006-CV-1510

2007-ED-24

**AFFIDAVIT OF SERVICE
PURSUANT TO RULE 3129.1**

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COUNTY OF COLUMBIA

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David M. Price
130 Rear West 9th Street
Bloomsburg, PA 17815

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Same as above

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

None Known

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JP Morgan Chase Bank as Trustee for Equity
One ABS, Inc. Mortgage Pass Through
Certificate Series 2001-1
(Plaintiff herein)
450 West 33rd Street, 15th Floor
New York, NY 10001

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

None Known

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 Known

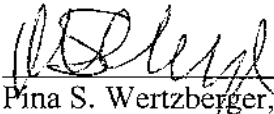
7. Name and address of every person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale:

Tenant/Occupant
130 Rear W. 9th Street
Bloomsburg, PA 17815

Department of Domestic Relations
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 the 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.



Pina S. Wertzberger, Esquire
Attorney for Plaintiff

Date: February 13, 2007

MILSTEAD & ASSOCIATES, LLC
BY:Pina S. Wertzberger, Esquire
ID No. 77274
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

**JP Morgan Chase Bank as Trustee for
Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,**

Plaintiff,

Vs.

**David M. Price,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2006-CV-1510

2007-ED-24

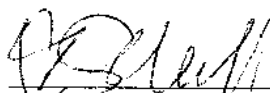
CERTIFICATION

CERTIFICATION

Pina S. Wertzberger, Esquire, hereby verifies that she is attorney for the Plaintiff in the above captioned matter, and that the premises are 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. Section 4904 relating to unsworn falsification to authorities.



Pina S. Wertzberger, Esquire
Attorney for Plaintiff

Date: February 13, 2007

MILSTEAD & ASSOCIATES, LLC
BY:Pina S. Wertzberger, Esquire
ID No. 77274
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

**JP Morgan Chase Bank as Trustee for
Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,**

Plaintiff,

Vs.

**David M. Price,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2006-CV-1510

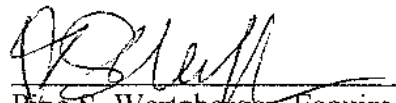
2007-ED 24
CERTIFICATION

CERTIFICATION

Pina S. Wertzberger, Esquire, hereby verifies that she is attorney for the Plaintiff in the above captioned matter, and that the premises are 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. Section 4904 relating to unsworn falsification to authorities.



Pina S. Wertzberger, Esquire
Attorney for Plaintiff

Date: February 13, 2007

MILSTEAD & ASSOCIATES, LLC
BY: Pina S. Wertzberger, Esquire
ID No. 77274
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

Attorney for Plaintiff

**JP Morgan Chase Bank as Trustee for
Equity One ABS, Inc. Mortgage Pass
Through Certificate Series 2001-1,**

Plaintiff,

Vs.

**David M. Price,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2006-CV-1510

**2007-ED-24
NOTICE OF SHERIFF'S SALE OF
REAL PROPERTY PURSUANT
TO P.A.R.C.P.3129**

TAKE NOTICE:

Your house (real estate) at 130 Rear W. 9th Street, Bloomsburg, PA 17815, is scheduled to be sold at sheriff's sale on _____ at _____ in the Columbia County Sheriff's Office, 35 West Main Street, Bloomsburg, PA 17815 to enforce the Court Judgment of \$63,276.80 obtained by JP Morgan Chase Bank as Trustee for Equity One ABS, Inc. Mortgage Pass Through Certificate Series 2001-1.

**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 Milstead & Associates LLC, Attorney for Plaintiff, back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call 856-482-1400.

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

3. You may also be able to stop the Sale through other legal proceedings. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the Sale. (See notice on following page 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 bid price by calling Milstead & Associates at 856-482-1400.
2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the market value of your property.
3. The Sale will go through only if the Buyer pays the Sheriff the full amount due on the Sale. To find out if this has happened you may call Milstead and Associates at 856-482-1400.
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 house. A Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff not later than thirty days after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after.
7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the Sale.

YOU SHOULD TAKE THIS PAPER TO YOU 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.

Lawyers Referral and Information Service
Columbia County Bar Association
168 E. 5th Street
Bloomsburg, PA 17815
570-784-8760

All that certain piece, parcel or lot of land situate West of Market Street in the Town of Bloomsburg, in the County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

Beginning at an iron pin corner at the Southwest corner of lot now or formerly of Chas. Zimmerman and the Northeast corner of lot now or formerly of Bertha Sterner and running; thence along the line of said Bertha Sterner, South forty-eight degrees and fifty-four minutes East, ninety-nine feet to the Southern line of what was formerly the Pennsylvania Canal Company Southern line; and running; thence along said line and lands now or formerly of the D.J. Waller Estate North thirty-three degrees and thirty minutes East fifty-four feet to an iron pin corner in other lands now or formerly of Aaron C. Jury, et ux.; thence along a line parallel with Market Street North thirty degrees and thirty-four minutes East, one hundred feet, more or less, to an iron pin corner in line of lot now or formerly of Mrs. Conner; thence by the same and lot now or formerly of Chas. Zimmerman, South thirty-three degrees and thirty minutes West, fifty-eight and one tenths feet to a corner in said line; thence by lot of said Zimmerman South twenty-two degrees and twenty-nine minutes West, twenty-one and nine-tenths feet to the iron pin corner and place of beginning. Together with the right of passage over the land now or formerly of Aaron C. Jury, et ux. along the Eastern line of the said lot 16 feet in length and 10 feet in width to lead to an alleyway leading to Ninth Street.

Being known as 130 Rear W. 9th Street, Bloomsburg, PA 17815
Tax Parcel Number: 05W-02-136

All that certain piece, parcel or lot of land situate West of Market Street in the Town of Bloomsburg, in the County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows, to-wit:

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Tax Parcel Number: 05W-02-136

SHORT DESCRIPTION

DOCKET NO: 2006-CV-1510

ALL THAT CERTAIN lot or piece of ground situate in Bloomsburg, County of Columbia, and Commonwealth of Pennsylvania

TAX PARCEL NO: 05W-02-136

PROPERTY ADDRESS 130 Rear W. 9th Street
Bloomsburg, PA 17815

IMPROVEMENTS: a Residential Dwelling

SOLD AS THE PROPERTY OF: David M. Price

ATTORNEY'S NAME: Pina S. Wertzberger, Esquire

SHERIFF'S NAME: Timothy T. Chamberlain

SHORT DESCRIPTION

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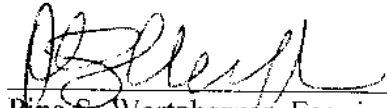
SOLD AS THE PROPERTY OF: David M. Price

ATTORNEY'S NAME: Pina S. Wertzberger, Esquire

SHERIFF'S NAME: Timothy T. Chamberlain

WAIVER OF WATCHMAN

Any Deputy Sheriff levying upon or attaching any property under within writ may leave same with a watchman, in custody of whomever is found in possession, after notifying 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; and the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Pina S. Wertzberger, Esquire
Attorney for Plaintiff

MILSTEAD & ASSOCIATES, LLC

Attorneys at Law

Woodland Falls Corporate Park
220 Lake Drive East, Ste 301
Cherry Hill, New Jersey 08002
TEL (856) 482-1400 FAX (856) 482-9190

Michael J. Milstead, Esq.
mmilstead@milsteadlaw.com

Paul S. Wertzberger, Esq. 1 & 6 NJ
pwertzberger@milsteadlaw.com

Just Ann Thomas, Foreclosure Administrator
JTHOMAS@CSTLAW.COM

Philadelphia Address:
235 South 13th Street
Philadelphia, PA 19107

Please Reply To: NJ Office
Our File No. 1.05514

February 13, 2007

Office of the Sheriff
Columbia County Courthouse
PO Box 380
Bloomsburg, PA 17815

**Re: JP Morgan Chase Bank as Trustee for Equity One
ABS, Inc. Mortgage Pass Through Certificate Series
2001-1 vs. David M. Price
List property for Sheriff's Sale/Service of Defendants**

Dear Sir/Madam:

Please serve the defendant(s) as listed below:

David M. Price - 130 Rear West 9th Street, Bloomsburg, PA 17815.

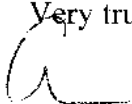
Also post the handbill on the mortgage premises listed below:

130 Rear W. 9th Street, Bloomsburg, PA 17815

Once service has been completed please forward the returns to our office in the enclosed self addressed stamped envelope.

Thank you for your attention to this matter.

Very truly yours,


Gregory Wilkins
Paralegal

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

30832

Milstead & Associates LLC

220 LAKE DRIVE EAST, SUITE 301
CHERRY HILL, NJ 08002
856-482-1400



America's Most Convenient Bank®
1-800-YES-2000
55-136/312

DATE

02/13/07

CHECK

AMOUNT

**\$1,350.00

PAY
TO THE
ORDER
OF

*** ONE THOUSAND THREE HUNDRED FIFTY & 00/100 DOLLARS

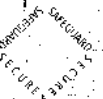
Columbia County Sheriff

ATTORNEY BUSINESS ACCOUNT

A handwritten signature in black ink, appearing to be "L. J. [unclear]", written over a horizontal line.

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

⑈030832⑈ ⑈03⑈20⑈350⑈ 57 8305 2⑈



Security Fast Ink® Included

Details on back