

# SHERIFF'S SALE COST SHEET

Wells Fargo Bank vs. 16/1/2014  
 NO. 196-02 ED NO. 687-02 JD DATE/TIME OF SALE Stacy

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>135.00</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>4.50</u>
NOTARY	\$ <u>10.00</u>
TOTAL ***** \$ <u>715.00</u>	

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>756.00</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>756.00</u>	

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

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

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

SURCHARGE FEE (DSTE)	\$ <u>100.00</u>
MISC. _____	\$ _____
_____	\$ _____
TOTAL ***** \$ <u>100.00</u>	

TOTAL COSTS (OPENING BID) \$ 1576.00

*1576.00* *Stacy*  
*120.00* *Stacy*

**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) 563-7009**

Foreclosure Manager

Representing Lenders in  
Pennsylvania and New Jersey

June 9, 2009

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: **WELLS FARGO BANK, NA v.**  
**JEFFERY JOHN WHITENIGHT**  
**237 SLABTOWN RD CATAWISSA, PA 17820-8029**  
**Court No. 2008-CV-687**

Dear Sir/Madam:

Please **STAY** the Sheriff's Sale of the above referenced property, which is scheduled for June 10, 2009 due to the following: Loss Mitigation.

Please be advised that no funds were reported to have been received.

You are hereby directed to immediately 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. **In addition, please forward a copy of the cost sheet pertaining to this sale to our office via facsimile to 215-567-0072 or regular mail at your earliest convenience.**

Thank you for your correspondence in this matter.

Very Truly Yours,  
TOBY BJORKMAN for  
Phelan Hallinan & Schmieg, LLP

# SHERIFF'S SALE COST SHEET

Wells Fargo Bank vs. Jeffery Whitworth  
 NO. 156-08 ED NO. 687-08 JD DATE/TIME OF SALE Feb. 4 0900

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>135.00</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>4.50</u>	
NOTARY	\$ <u>16.00</u>	
TOTAL *****		\$ <u>368.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>75.00</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>980.00</u>

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

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

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

SURCHARGE FEE (DSTE)	\$ <u>100.00</u>	
MISC. _____	\$ _____	
_____	\$ _____	
TOTAL *****		\$ <u>0.00</u>

TOTAL COSTS (OPENING BID) \$ 1808.50

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

Article Addressed to:

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.

SENDER: COMPLETE THIS SECTION

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 *[Signature]* 156  
B. Received by (Printed Name) *[Name]*  
C. Date of Delivery *10/8*  
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  
(Transfer from service label)

7007 0710 0002 4087 6597

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-16

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

COMPLETE THIS SECTION ON DELIVERY

- A. Signature *[Signature]* 156  
B. Received by (Printed Name) *[Name]*  
C. Date of Delivery *OCT 07 2004*  
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  
(Transfer from service label)

7007 0710 0002 4087 6627

Domestic Return Receipt

102595-02-M-16

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

COMPLETE THIS SECTION ON DELIVERY

- A. Signature *[Signature]* 156  
B. Received by (Printed Name) *[Name]*  
C. Date of Delivery *10-8-04*  
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

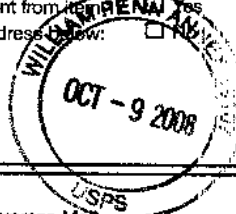
2. Article Number  
(Transfer from service label)

7007 0710 0002 4087 6603

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1



COMPLETE THIS SECTION ON DELIVERY

SENDER: COMPLETE THIS SECTION

COMPLETE THIS SECTION ON DELIVERY

- A. Signature *[Signature]* 156  
B. Received by (Printed Name) *[Name]*  
C. Date of Delivery *OCT 07 2004*  
D. Is delivery address different from item 1? ☐ Yes  
If YES, enter delivery address below: ☐ No

- 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.

- A. Signature *[Signature]* 156  
B. Received by (Printed Name) *[Name]*  
C. Date of Delivery *OCT 07 2004*  
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.

Commonwealth of PA  
PO Box 2675  
Harrisburg, PA 17105

3. Service Type

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

# COLUMBIA COUNTY SHERIFF'S OFFICE

## SHERIFF'S REAL ESTATE FINAL COST SHEET

U.S. Trust Bank VS Jeffery A. McIntosh  
NO. 156-06 ED NO. 687-08 JD

DATE/TIME OF SALE: Feb. 4 2007

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

POUNDAGE - 2% OF BID \$ \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

**Phelan Hallinan & Schmieg, 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) 563-8656**

Representing Lenders in  
Pennsylvania and New Jersey

Foreclosure Manager

April 14, 2009

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: WELLS FARGO BANK, NA v.  
JEFFERY JOHN WHITENIGHT  
237 SLABTOWN RD CATAWISSA, PA 17820-8029  
Court No. 2008-CV-687

Dear Sir/Madam:

Please Postpone the Sheriff Sale of the above referenced property, which is scheduled for April 29, 2009 due to the following: Moratorium.

The Property is to be relisted for the June 10, 2009 Sheriff Sale.

Thank you for your correspondence in this matters.

Very Truly Yours,  
LYNNETTE BRITTON for  
Phelan Hallinan & Schmieg, LLP

**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) 563-7009**

Foreclosure Manager

Representing Lenders in  
Pennsylvania and New Jersey

February 3, 2009

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: WELLS FARGO BANK, NA v.  
JEFFERY JOHN WHITENIGHT  
237 SLABTOWN RD CATAWISSA, PA 17820-8029  
Court No. 2008-CV-687

Dear Sir/Madam:

Please Postpone the Sheriff Sale of the above referenced property, which is scheduled for February 4, 2009 due to the following: Per Client.

The Property is to be relisted for the April 29, 2009 Sheriff Sale.

Thank you for your correspondence in this matters.

Very Truly Yours,  
ELIZABETH HALLINAN for  
Phelan Hallinan & Schmieg, LLP

STATE OF PENNSYLVANIA  
COUNTY OF

} SS

Paula J. Barry 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 January 14, 21, 28, 2009 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.

Sworn and subscribed to before me this 30<sup>th</sup> day of JANUARY, 2009.

My commission expires July 3, 2011

(Notary Public)  
Notarial Seal  
Sandra A. Asenfelder, Notary Public  
Scott Twp., Columbia County  
My Commission Expires July 3, 2011  
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.



**FEBRUARY 4, 2009**

- 9:00 AM JEFFERY WHITENIGHT—237 SLABTOWN RD CATAWISSA—20-04A-003 NO taxes Due
- 9:00 AM BRENDA HARGRAVES—10 FIRST AVE. BERWICK—07-01A-010 2007+2008 Taxes Due
- 9:00 AM ROGER RESSEGUIE—256 THOMAS ROAD BLOOMSBURG—26-04-007 NO taxes Due
- 9:00 AM TOM FENSTERMACHER & HENRY GEORGE BELLUM—4087 SAWMILL RD BLOOMSBURG—31-02-012  
BKRPT? Yes 2006, 2007 + 2008 taxes Due
- 9:00 AM ANDREW & NICOLE HOKE—209 E. FRONT ST. BERWICK—04A-06-055 NO taxes Due
- 9:00 AM AARON & HOLLY PATTERSON—239 E 8<sup>TH</sup> STREET BERWICK—04A-04-097 NO taxes Due
- 9:30 AM MARK & JOSELLE MULLERY—6130 OLD BERWICK RD BLOOMSBURG—12-03C-002 2007+2008 Taxes Due
- 9:30 AM MICHAEL & PENNY NEARHOOF—66 BUCKHORN RD BLOOMSBURG—~~12-02A-050~~  
STAYED TIL MAR 25 0930 AM
- 9:30 AM STEPHAN LEVAN, JR.—20 AMRON DRIVE BLOOMSBURG—12-05D-015 NO taxes Due
- 9:30 AM JOHN GOMEZ—75 LOWER HILLTOP ROAD BERWICK—07-03-A-055 & 07-03-A-062 NO taxes Due
- 9:30 AM JASON & CHRISTINA HOCK—355 PEARL ST. BERWICK—04A-01-115 NO taxes Due
- 9:30 AM BYRON & SANDRA YOST—1096 RIDGE ROAD ORANGEVILLE—15-17A-008 NO taxes Due
- 10:00 AM BARBARA & DALE YOUNG—1044 WEST STREET MIFFLINVILLE—23-05F-028-05 NO taxes Due
- 10:00 AM HAROLD HAUCK—734 CATHERINE STREET BLOOMSBURG—05E-02-021 NO taxes Due
- 10:00 AM RONALD & LINDA MILLER—3081 COLUMBIA BLVD BLOOMSBURG—31-04-040 2007+2008 Taxes Due
- 10:00 AM CHARLES CREASY—1730 SPRING GARDEN AVE. BERWICK—04D-02-038 2008 Taxes Due
- 10:00 AM KATHLEEN & TIMOTHY THORYK—1429 SPRING GARDEN AVE. BERWICK—04D-08-074 NO taxes Due
- 10:00 AM JOSHUA FOUGHT—515 N. ARCH ST. BERWICK—04D-08-220 NO taxes Due

PHELAN HALLINAN & SCHMIEG, LLP  
1617 JFK Boulevard, Suite 1400  
Philadelphia, PA 19103-1814  
Automated Attendant # 215-320-0007 ext 1365  
Operated Assisted # 215-563-7000 ext 1365  
Fax # 215-563-7009  
Nicole.Kramer@fedphe.com

January 2, 2009

Office of the Sheriff  
COLUMBIA County Courthouse

RE: WELLS FARGO BANK, NA  
V. JEFFERY JOHN WHITENIGHT  
COLUMBIA COUNTY, NO. 2008-CV-687

RE: AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129

Dear Sir or Madam:

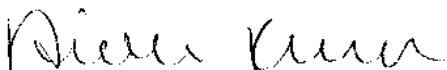
Enclosed please find the following:

XX Affidavit of service pursuant to rule 3129 with attachments.

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

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

Yours truly,



Nicole Kramer  
For PHELAN HALLINAN & SCHMIEG, LLP

**\*\*\*PROPERTY IS LISTED FOR THE 02/04/2009 SHERIFF'S SALE.\*\*\***

WELLS FARGO BANK, NA

vs.

JEFFERY JOHN WHITENIGHT

: COLUMBIA COUNTY  
: COURT OF COMMON PLEAS  
: CIVIL DIVISION  
:  
: NO. 2008-CV-687


**AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129**

COMMONWEALTH OF PENNSYLVANIA     )  
COUNTY OF COLUMBIA                     )

SS:

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

DATE: January 2, 2009

  
DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Plaintiff

**Attorney for Plaintiff**

**COLUMBIA COUNTY  
COURT OF COMMON PLEAS  
CIVIL DIVISION  
NO. 2008-CV-687**

1. Name and address of Owner(s) or reputed Owner(s):
- | NAME                    | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|-------------------------|---|
| JEFFERY JOHN WHITENIGHT | 237 SLABTOWN ROAD<br>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 ~~lie~~ on the real property to be sold:
- | NAME              | LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.) |
|-------------------|---|
| REMIT CORPORATION | 36 WEST MAIN STREET<br>BLOOMSBURG, PA 17815   |
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                                       | 237 SLABTOWN ROAD<br>CATAWISSA, PA 17820  |
| DOMESTIC RELATIONS OF<br>COLUMBIA COUNTY              | COLUMBIA COUNTY COURTHOUSE<br>P.O. BOX 380<br>BLOOMSBURG, PA 17815                    |
| COMMONWEALTH OF PENNSYLVANIA<br>DEPARTMENT OF WELFARE | P.O. BOX 2675<br>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. § 4904 relating to unsworn falsification to authorities.

November 11, 2008  
Date

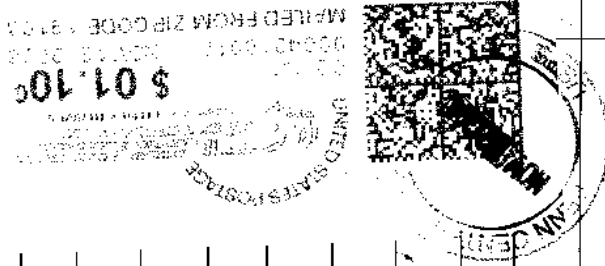
  
Daniel G. Schmieg, Esquire  
Attorney for Plaintiff

Name and  
Address  
of Sender

PHELAN HALLINAN & SCHMIEG LLC  
ONE PENN CENTER, PLAZA, SUITE 1400  
PHILADELPHIA, PA 19103-1814

SUPPORT TEAM

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	*****	REMIT CORPORATION 36 WEST MAIN STREET BLOOMSBURG, PA 17815		
2	*****			
3				
4				
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				
15		RE:JEFFERY JOHN WHITENIGHT		
Total Number of Pieces Listed by Sender		Postmaster, Per (Name of Receiving Employee)		



Team 5 N2K

Name and Address of Sender

PHILAN HALLINAN & SCHMIEG LLC  
ONE PENN CENTER, PLAZA, SUITE 1400  
PHILADELPHIA, PA 19103-1814

SUPPORT TEAM

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	*****	TENANT/OCCUPANT 237 SLABTOWN ROAD CATAWISSA, PA 17820		
2	****	DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815		
3		COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105		
4		JEFFERY JOHN WHITENIGHT 237 SLABTOWN ROAD, CATAWISSA, PA 17820		
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				
15		RE:JEFFERY JOHN WHITENIGHT      PHS #176582.      TEAM 3/SSG		
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	



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

January 8, 2009

Office of the Sheriff  
COLUMBIA County Courthouse

RE: WELLS FARGO BANK, NA  
vs.  
JEFFERY JOHN WHITENIGHT

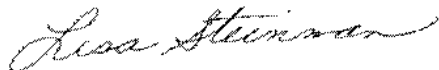
COLUMBIA- No. 2008-CV-687  
Action in Mortgage Foreclosure  
Premises: 237 SLABTOWN ROAD, CATAWISSA, PA 17820

Dear Sir/Madam,

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

Should you have any questions regarding this matter, please do not hesitate to contact this office.

Yours truly,



LISA STEINMAN  
For PHELAN HALLINAN & SCHMIEG, LLP

\*\*\*PROPERTY IS LISTED FOR THE 2/4/09 SHERIFF'S SALE\*\*\*



AFFIDAVIT OF SERVICE

Plaintiff: WELLS FARGO BANK, NA

COLUMBIA County  
No 2008-CV-687

Defendant(s): JEFFERY JOHN WHITENIGHT

Serve: JEFFERY JOHN WHITENIGHT  
Address: 237 SLABTOWN ROAD  
CATAWISSA, PA 17820

Our File#176582  
Type of Action  
- Notice of Sheriff's Sale

Sale Date: 2/4/09

**\*\*PLEASE ATTEMPT SERVICE AT LEAST 3 TIMES\*\***

SERVED

Served and made known to JEFFERY JOHN WHITENIGHT Defendant, on the 23<sup>RD</sup> day of OCTOBER, 2008 at 7:19 o'clock P.m., at 237 SLABTOWN RD, CATAWISSA Commonwealth of PENNA, in the manner described below:

- ☒ Defendant personally served.  
☐ Adult family member with whom Defendant(s) reside(s). Relationship is \_\_\_\_\_  
☐ Adult in charge of Defendant(s)'s residence who refused to give name or relationship.  
☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).  
☐ Agent or person in charge of Defendant(s)'s office or usual place of business.  
☐ \_\_\_\_\_ an officer of said Defendant(s)'s company.  
☐ Other: \_\_\_\_\_

Description: Age 40<sup>S</sup> Height 6'2" Weight 250 Race W Sex M Other \_\_\_\_\_

I, Ronald Moll, a competent adult, being duly sworn according to law, depose and state that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above.

Sworn to and subscribed  
before me this 23<sup>RD</sup> day  
of October, 2008

Notary: Patricia E. Harris By: Ronald Moll

NOT SERVED

On the \_\_\_\_\_ day of \_\_\_\_\_, 200\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_m., Defendant NOT FOUND because:  
PATRICIA E. HARRIS  
Commission Expires June 16, 2013 No Answer \_\_\_\_\_ Vacant \_\_\_\_\_

Other: 1<sup>ST</sup> ATTEMPT 2<sup>ND</sup> ATTEMPT 3<sup>RD</sup> ATTEMPT

Sworn to and subscribed  
before me this \_\_\_\_\_ day  
of \_\_\_\_\_, 200\_\_\_\_.

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

Attorney for Plaintiff  
Daniel G. Schmieg, Esquire - I.D. No. 62205  
One Penn Center at Suburban Station-Suite 1400  
Philadelphia, PA 19103  
(215) 563-7000

10

222

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.

WELLS FARGO BANK NA

VS.

JEFFREY WHITENIGHT

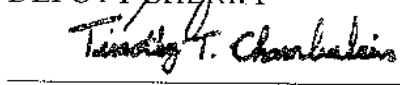
WRIT OF EXECUTION #156 OF 2008 ED

POSTING OF PROPERTY

January 5, 2009 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF JEFFREY WHITENIGHT AT 237 SLABTOWN ROAD CATAWISSA  
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY  
COLUMBIA COUNTY DEPUTY SHERIFF KRISTOPHER KEEFER.

SO ANSWERS:

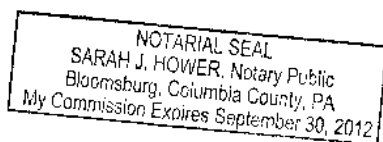
  
DEPUTY SHERIFF

  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 7<sup>TH</sup> DAY OF JANUARY 2009





TIMOTHY T. CHAMBERLAIN



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

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6300

WELLS FARGO BANK, NA

Docket # 156ED2008

VS

MORTGAGE FORECLOSURE

JEFFERY JOHN WHITENIGHT

AFFIDAVIT OF SERVICE

NOW, THIS WEDNESDAY, OCTOBER 08, 2008, AT 3:58 PM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON JEFFERY WHITENIGHT AT 237 SLABTOWN ROAD, CATAWISSA BY HANDING TO JEFFREY WHITENIGHT, , 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 THURSDAY, OCTOBER 09, 2008

Tami B Kline (KPB)  
NOTARY PUBLIC

**Proth & Clerk of Sev. Courts**  
**My Com. Ex. 1<sup>st</sup> Monday in 2012**

Timothy T. Chamberlain  
X  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

S. Mayernick  
X  
S. MAYERNICK  
DEPUTY SHERIFF

PHELAN HALLINAN AND SCHMIEG  
1617 JOHN F KENNEDY BLVD ONN PENN CENTER  
Suite 140  
PHILADELPHIA, PA 19103

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 9/22/2008

SERVICE# 1 - OF - 10 SERVICES  
DOCKET # 156ED2008

PLAINTIFF WELLS FARGO BANK, NA

DEFENDANT JEFFERY JOHN WHITENIGHT  
ATTORNEY FIRM PIELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED
JEFFERY WHITENIGHT
237 SLABTOWN ROAD
CATAWISSA

PAPERS TO SERVED  
MORTGAGE FORECLOSURE

SERVED UPON Jeff Whitelight

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

DATE 10-8-08 TIME 15:58 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

R. Mayhew

DATE

10-8-08

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 9/22/2008

SERVICE# 3 - OF - 10 SERVICES  
DOCKET # 156ED2008

PLAINTIFF WELLS FARGO BANK, NA

DEFENDANT JEFFERY JOHN WHITENIGHT  
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

PERSON/CORP TO SERVED
LYNNE MILLER-TAX COLLECTOR
PO BOX 81
NUMIDIA

PAPERS TO SERVED  
MORTGAGE FORECLOSURE

SERVED UPON Rick Miller

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

DATE 10-8-08 TIME 15:40 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 L. May Jr DATE 10-8-08

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 9/22/2008

SERVICE# 4 - OF - 10 SERVICES  
DOCKET # 156ED2008

PLAINTIFF

WELLS FARGO BANK, NA

DEFENDANT  
ATTORNEY FIRM

JEFFERY JOHN WHITENIGHT  
PHELAN HALLINAN AND SCHMIEG

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

**PAPERS TO SERVED**  
MORTGAGE FORECLOSURE

SERVED UPON MAUREEN COLE

RELATIONSHIP CUSTOMER SERVICE IDENTIFICATION \_\_\_\_\_

DATE 10-3-8 TIME 1330 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 10-3-8

# COLUMBIA COUNTY SHERIFF'S OFFICE

## PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 9/22/2008

SERVICE# 7 - OF - 10 SERVICES  
DOCKET # 156ED2008

PLAINTIFF WELLS FARGO BANK, NA

DEFENDANT JEFFERY JOHN WHITENIGHT  
ATTORNEY FIRM PHELAN HALLINAN AND SCHMIEG

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

**PAPERS TO SERVED**  
MORTGAGE FORECLOSURE

SERVED UPON Det Miller

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

DATE 10-3-8 TIME 1310 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

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

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_\_ POB X 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 10-3-8

COUNTY OF COLUMBIA  
REAL ESTATE TAX CERTIFICATION

Date: 10/03/2008

Fee: \$5.00

Cert. NO: 5260

WHITENIGHT JEFFERY JOHN  
237 SLABTOWN RD  
CATAWISSA PA 17820

District: LOCUST TWP  
Deed: 20000 -2951  
Location: 237 SLABTOWN RD  
Parcel Id:20 -04A-003-00,000

Assessment: 12,246  
Balances as of 10/03/2008

YEAR	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
	NO TAX CLAIM TAXES DUE					

By: Timothy T. Chamberlain Per: dm  
Sheriff



# REAL ESTATE OUTLINE

ED # 156 08

DATE RECEIVED 9-22-08  
DOCKET AND INDEX 10-3-08

## 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>	
WAIVER OF WATCHMAN	<u>✓</u>	
AFFIDAVIT OF LIENS LIST	<u>✓</u>	
CHECK FOR \$1,350.00 OR _____	<u>✓</u>	CK# <u>732692</u>

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

SALE DATE	<u>Feb. 4, 09</u>	TIME <u>0900</u>
POSTING DATE	<u>Jan 5, 09</u>	
ADV. DATES FOR NEWSPAPER	1 <sup>ST</sup> WEEK <u>Jan 14</u>	
	2 <sup>ND</sup> WEEK <u>21</u>	
	3 <sup>RD</sup> WEEK <u>28, 09</u>	

# SHERIFF'S SALE

WEDNESDAY FEBRUARY 4, 2009 AT 9:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 156 OF 2008 ED AND CIVIL WRIT NO. 687 OF 2008 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 parcel and lot of land situate in the Township of Locust, County of Columbia and State of Pennsylvania, bounded and described as follows:

BOUNDED on the North by land now or formerly of Frederick Olschefske; on the East by land now or formerly of Mrs. Joseph Glowatskie; on the South by a public road leading from Catawissa to Ashland; and on the West by land now or formerly of Mary Stern, and fronting on said public road 40 feet and extending in depth 160 feet, and upon which is erected a single-frame dwelling.

BEING THE SAME PREMISES which Agnes A. Graboskie, widow, by deed dated September 2, 1994 and recorded in Record Book 579, page 457, granted and conveyed unto Cecelia M. Marks, individually and Jerry C. Marks, individually, grantors herein. The spouses of the grantors have joined in this transfer in order to convey any marital interest they may have in and to the same.

TITLE TO SAID PREMISES IS VESTED IN Jeffery John Whitenight, by Deed from Cecelia M. Marks and Raymond J. Marks, h/w and Jerry C. Marks and Jennifer R. Marks, h/w, dated 03/31/2000, recorded 04/03/2000, in Deed Mortgage Inst# 200002951.

Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820

Tax Parcel #20-04A-003-00,000

## 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](http://www.sheriffofcolumbiacounty.com)

# SHERIFF'S SALE

WEDNESDAY FEBRUARY 4, 2009 AT 9:00 AM

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BEING THE SAME PREMISES which Agnes A. Graboskie, widow, by deed dated September 2, 1994 and recorded in Record Book 579, page 457, granted and conveyed unto Cecelia M. Marks, individually and Jerry C. Marks, individually, grantors herein. The spouses of the grantors have joined in this transfer in order to convey any marital interest they may have in and to the same.

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Tax Parcel #20-04A-003-00,000

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

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

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

WELLS FARGO BANK, NA

vs.

JEFFERY JOHN WHITENIGHT

IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, PENNSYLVANIA

No. 2008-CV-687 Term 200

2008-ED-156

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: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
(See Legal Description attached)

Amount Due	<u>\$48,178.26</u>
Additional Fees and Costs	<u>\$1,392.03</u>
Interest from 08/20/08 to Sale	\$.....and costs.
at \$7.92per diem	

Dated 9-18-08  
(SEAL)

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

PHS#176582

## DESCRIPTION

ALL THAT CERTAIN parcel and lot of land situate in the Township of Locust, County of Columbia and State of Pennsylvania, bounded and described as follows:

BOUND on the North by land now or formerly of Frederick Olschefskie; on the East by land now or formerly of Mrs. Joseph Slowatskie; on the South by a public road leading from Catawissa to Ashland; and on the West by land now or formerly of Mary Fern, and fronting on said public road 40 feet and extending in depth 160 feet, and upon which is erected a single-frame dwelling.

BEING THE SAME PREMISES which Agnes A. Graboskie, widow, by deed dated September 2, 1994 and recorded in Record Book 579, page 457, granted and conveyed unto Cecelia M. Marks, individually and Jerry C. Marks, individually, grantors herein. The spouses of the grantors have joined in this transfer in order to convey any marital interest they may have in and to the same.

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Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000

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

WELLS FARGO BANK, NA

vs.

JEFFERY JOHN WHITENIGHT

IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, PENNSYLVANIA

No. 2008-CV-687 Term 200    

2008-ED-156

WRIT OF EXECUTION  
(Mortgage Foreclosure)

Commonwealth of Pennsylvania:

County of Columbia

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To satisfy the judgment, interest and costs in the above matter you are directed to levy upon and sell the following property  
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at \$7.92per diem	

Tami B Kline /KPB/  
(Clerk) Office of the Prothy Support, Common Pleas Court  
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Dated 9-18-08  
(SEAL)

PHS#176582

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Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000

**PRAECIPE FOR WRIT OF EXECUTION - (MORTGAGE FORECLOSURE)**  
**P.R.C.P. 3180-3183**

WELLS FARGO BANK, NA

vs.

JEFFERY JOHN WHITENIGHT

IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, PENNSYLVANIA

No. 2008-CV-687 Term 200    

2008-EP-156

PRAECIPE FOR WRIT OF EXECUTION  
(Mortgage Foreclosure)

To the Director of the Office of Judicial Support

Issue writ of execution in the above matter:

Amount Due

\$48,178.26

Additional Fees and Costs

\$1,392.03

Interest from 08/20/08 to Sale

\$..... and costs.

At \$7.92 per diem

Daniel A. Schweg  
Attorney for the Plaintiff(s)

Note: Please attach description of Property.  
PHS#176582



## DESCRIPTION

LI. THAT CERTAIN parcel and lot of land situate in the Township of Locust, County of Columbia and State of Pennsylvania, bounded and described as follows:

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Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000

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

WELLS FARGO BANK, NA

vs.

JEFFERY JOHN  
WHITENIGHT

: COLUMBIA COUNTY  
:  
: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO. 2008-CV-687  
: 2008-ED-156  
:

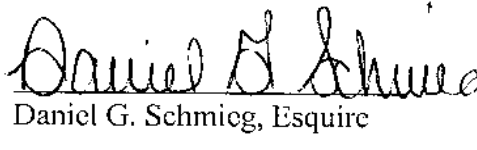
#### VERIFICATION OF NON-MILITARY SERVICE

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 JEFFERY JOHN WHITENIGHT is over 18 years of age and resides at 237 SLABTOWN 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

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

WELLS FARGO BANK, NA

: **COLUMBIA COUNTY**  
:  
: **COURT OF COMMON PLEAS**  
:  
: **CIVIL DIVISION**  
:  
: **NO. 2008-CV-687**  
: **2008-ED-150**  
:

vs.

JEFFERY JOHN  
WHITENIGHT

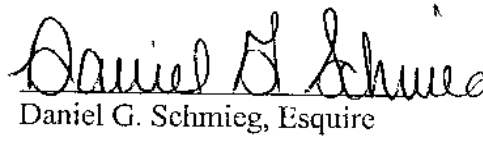
## VERIFICATION OF NON-MILITARY SERVICE

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 JEFFERY JOHN WHITENIGHT is over 18 years of age and resides at **237 SLABTOWN 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

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

**WELLS FARGO BANK, NA**  
**3476 STATEVIEW BOULEVARD**  
**FORT MILL, SC 29715**

Plaintiff,

v.

**JEFFERY JOHN WHITENIGHT**  
**237 SLABTOWN ROAD**  
**CATAWISSA, PA 17820**

Defendant(s).

: **COLUMBIA COUNTY**  
:  
: **COURT OF COMMON PLEAS**  
:  
: **CIVIL DIVISION**  
:  
: **NO. 2008-CV-687**  
: *2008-ED-156*  
:  
:  
:  
:  
:  
:

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

**WELLS FARGO BANK, NA**, 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 **237 SLABTOWN 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.)

**JEFFERY JOHN WHITENIGHT**

**237 SLABTOWN ROAD**  
**CATAWISSA, PA 17820**

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

NAME

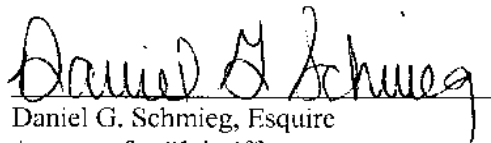
LAST KNOWN ADDRESS (If address cannot be reasonably ascertained, please so indicate.)

**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                                       | 237 SLABTOWN ROAD<br>CATAWISSA, PA 17820  |
| DOMESTIC RELATIONS OF<br>COLUMBIA COUNTY              | COLUMBIA COUNTY COURTHOUSE<br>P.O. BOX 380<br>BLOOMSBURG, PA 17815                    |
| COMMONWEALTH OF PENNSYLVANIA<br>DEPARTMENT OF WELFARE | P.O. BOX 2675<br>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.

September 17, 2008  
Date

  
Daniel G. Schmieg, Esquire  
Attorney for Plaintiff

Michael Mallinan & Schmieg, LLP  
Daniel G. Schmieg, Esquire  
Identification No. 62205  
One Penn Center at Suburban Station  
1817 John F. Kennedy Boulevard  
Suite 1900  
Philadelphia, PA 19103-1814  
Attorney for Plaintiff  
(215) 563-7000

Attorney for Plaintiff

WELLS FARGO BANK, NA  
3476 STATEVIEW BOULEVARD  
FORT MILL, SC 29715

Plaintiff,

v.

JEFFERY JOHN WHITENIGHT  
237 SLABTOWN ROAD  
CATAWISSA, PA 17820

Defendant(s).

: COLUMBIA COUNTY  
:  
: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO. 2008-CV-687  
:  
: 2008-ED-156  
:  
:  
:  
:  
:  
:

AFFIDAVIT PURSUANT TO RULE 3129  
(Affidavit No.1)

WELLS FARGO BANK, NA, 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 237 SLABTOWN 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.)

JEFFERY JOHN WHITENIGHT

237 SLABTOWN ROAD  
CATAWISSA, PA 17820

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

NAME

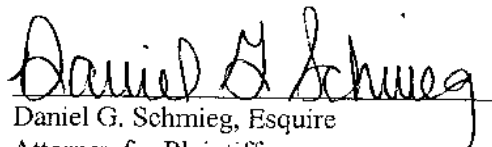
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SAME AS ABOVE

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
- | 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                                       | 237 SLABTOWN ROAD<br>CATAWISSA, PA 17820  |
| DOMESTIC RELATIONS OF<br>COLUMBIA COUNTY              | COLUMBIA COUNTY COURTHOUSE<br>P.O. BOX 380<br>BLOOMSBURG, PA 17815                    |
| COMMONWEALTH OF PENNSYLVANIA<br>DEPARTMENT OF WELFARE | P.O. BOX 2675<br>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.

September 17, 2008  
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

WELLS FARGO BANK, NA  
3476 STATEVIEW BOULEVARD  
FORT MILL, SC 29715

Plaintiff,

v.

JEFFERY JOHN WHITENIGHT  
237 SLABTOWN ROAD  
CATAWISSA, PA 17820

Defendant(s).

: COLUMBIA COUNTY  
:  
: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO. 2008-CV-687  
: 2008-ED-156  
:  
:  
:  
:

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

WELLS FARGO BANK, NA, Plaintiff in the above action, by its attorney, Daniel G. Schmieg, Esquire, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **237 SLABTOWN 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.)

JEFFERY JOHN WHITENIGHT

237 SLABTOWN 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.)

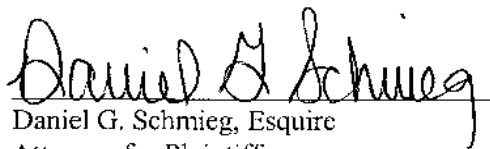
SAME AS ABOVE



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                                       | 237 SLABTOWN ROAD<br>CATAWISSA, PA 17820  |
| DOMESTIC RELATIONS OF<br>COLUMBIA COUNTY              | COLUMBIA COUNTY COURTHOUSE<br>P.O. BOX 380<br>BLOOMSBURG, PA 17815                    |
| COMMONWEALTH OF PENNSYLVANIA<br>DEPARTMENT OF WELFARE | P.O. BOX 2675<br>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.

September 17, 2008  
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**

**WELLS FARGO BANK, NA**

**3476 STATEVIEW BOULEVARD**

**FORT MILL, SC 29715**

**Plaintiff,**

**v.**

**JEFFERY JOHN WHITENIGHT**

**237 SLABTOWN ROAD**

**CATAWISSA, PA 17820**

**Defendant(s).**

: **COLUMBIA COUNTY**  
:  
:  
: **COURT OF COMMON PLEAS**  
:  
: **CIVIL DIVISION**  
:  
: **NO. 2008-CV-687**  
: *2008-ED-156*  
:  
:  
:  
:

**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**

**WELLS FARGO BANK, NA**  
**3476 STATEVIEW BOULEVARD**  
**FORT MILL, SC 29715**

**Plaintiff,**

**v.**

**JEFFERY JOHN WHITENIGHT**  
**237 SLABTOWN ROAD**  
**CATAWISSA, PA 17820**

**Defendant(s).**

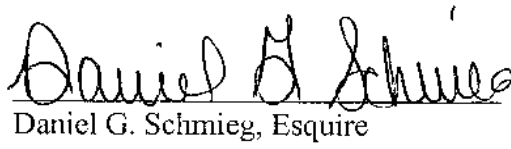
: **COLUMBIA COUNTY**  
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: **CIVIL DIVISION**  
:  
: **NO. 2008-CV-687**  
: *2008-ED-156*  
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**CERTIFICATION**

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**

**WELLS FARGO BANK, NA**

**3476 STATEVIEW BOULEVARD**

**FORT MILL, SC 29715**

**Plaintiff,**

**v.**

**JEFFERY JOHN WHITENIGHT**

**237 SLABTOWN ROAD**

**CATAWISSA, PA 17820**

**Defendant(s).**

**: COLUMBIA COUNTY**  
**:**  
**: COURT OF COMMON PLEAS**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2008-CV-687**  
**:**  
**: 2008-ED-156**  
**:**  
**:**

**NOTICE OF SHERIFF'S SALE OF REAL PROPERTY**

**TO: JEFFERY JOHN WHITENIGHT**

**237 SLABTOWN 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 to collect a debt, but only enforcement of a lien against property..

Your house (real estate) at **237 SLABTOWN 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 **\$48,178.26** obtained by **WELLS FARGO BANK, NA**, (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, **WELLS FARGO BANK, NA**, 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 5<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815  
(570) 784-8760**

## **DESCRIPTION**

ALL THAT CERTAIN parcel and lot of land situate in the Township of Locust, County of Columbia and State of Pennsylvania, bounded and described as follows:

BOUNDED on the North by land now or formerly of Frederick Olschefskie; on the East by land now or formerly of Mrs. Joseph Glowatskie; on the South by a public road leading from Catawissa to Ashland; and on the West by land now or formerly of Mary Stern, and fronting on said public road 40 feet and extending in depth 160 feet, and upon which is erected a single-frame dwelling.

BEING THE SAME PREMISES which Agnes A. Graboskie, widow, by deed dated September 2, 1994 and recorded in Record Book 579, page 457, granted and conveyed unto Cecelia M. Marks, individually and Jerry C. Marks, individually, grantors herein. The spouses of the grantors have joined in this transfer in order to convey any marital interest they may have in and to the same.

TITLE TO SAID PREMISES IS VESTED IN Jeffery John Whitenight, by Deed from Cecelia M. Marks and Raymond J. Marks, h/w and Jerry C. Marks and Jennifer R. Marks, h/w, dated 03/31/2000, recorded 04/03/2000, in Deed Mortgage Inst# 200002951.

Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820

Tax Parcel #20-04A-003-00,000

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))

....., 20 .....  
HARRY A. ROADARMEI  
Sheriff  
Columbia County, Pa.

Sir: - - - There will be placed in your hands  
for service a Writ of EXECUTION (REAL ESTATE), styled as  
follows: WELLS FARGO BANK, NA vs JEFFERY JOHN WHITTENIGHT

The defendant(s) will be found at 237 SLABTOWN ROAD, CATAWISSA, PA 17820

Daniel D. Schuey Attorney for Plaintiff

If Writ of Exccution, 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  
.....  
.....  
.....

## DESCRIPTION

ALL THAT CERTAIN parcel and lot of land situate in the Township of Locust, County of Columbia and State of Pennsylvania, bounded and described as follows:

BOUNDED on the North by land now or formerly of Frederick Olschefskie; on the East by land now or formerly of Mrs. Joseph Glowatskie; on the South by a public road leading from Catawissa to Ashland; and on the West by land now or formerly of Mary Stern, and fronting on said public road 40 feet and extending in depth 160 feet, and upon which is erected a single-frame dwelling.

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Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000



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Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000

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Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000

## DESCRIPTION

ALL THAT CERTAIN parcel and lot of land situate in the Township of Locust, County of Columbia and State of Pennsylvania, bounded and described as follows:

BOUNDED on the North by land now or formerly of Frederick Olschefskic; on the East by land now or formerly of Mrs. Joseph Glowatskic; on the South by a public road leading from Catawissa to Ashland; and on the West by land now or formerly of Mary Stern, and fronting on said public road 40 feet and extending in depth 160 feet, and upon which is erected a single-frame dwelling.

BEING THE SAME PREMISES which Agnes A. Graboskic, widow, by deed dated September 2, 1994 and recorded in Record Book 579, page 457, granted and conveyed unto Cecelia M. Marks, individually and Jerry C. Marks, individually, grantors herein. The spouses of the grantors have joined in this transfer in order to convey any marital interest they may have in and to the same.

TITLE TO SAID PREMISES IS VESTED IN Jeffery John Whitenight, by Deed from Cecelia M. Marks and Raymond J. Marks, h/w and Jerry C. Marks and Jennifer R. Marks, h/w, dated 03/31/2000, recorded 04/03/2000, in Deed Mortgage Inst# 200002951.

Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000

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Premises being: 237 SLABTOWN ROAD, CATAWISSA, PA 17820  
Tax Parcel #20-04A-003-00,000

# SHERIFF'S RETURN

WELLS FARGO BANK, NA

Plaintiff

vs.

JEFFERY JOHN WHITENIGHT

Defendants

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY

No. 2008-CV-687 CD Term, 200\_\_

2008-ED-156

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

WELLS FARGO BANK, NA

Court Number

2008-CV-687 **2008-ED-156**

Defendant

JEFFERY JOHN WHITENIGHT

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.

JEFFERY JOHN WHITENIGHT

ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)

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 XX Plaintiff

Defendant

Telephone Number

Date

ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400  
Philadelphia, PA 19103-1814

(215)563-7000

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

PLAINTIFF

Court Number

### RETURNED:

AFFIRMED and subscribed to before me this \_\_\_\_\_ day

of \_\_\_\_\_ 20

SO ANSWERS

Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

# 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

WELLS FARGO BANK, NA

Court Number

2008-CV-687 **2008-ED-156**

Defendant

JEFFERY JOHN WHITENIGHT &

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)

237 SLABTOWN 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.

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PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this \_\_\_\_\_ day

of \_\_\_\_\_ 20

SO ANSWERS

Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

Wells Fargo Bank, N.A.

vs.

Jeffery John Whitenight

CIVIL DIVISION  
NO. 2008-CV-687

2008-ED-156

ORDER

CLERK OF COURT  
COLUMBIA COUNTY, PA  
JUL 10 2008  
JUL 10 2008  
JUL 10 2008

AND NOW, this 7 day of July, 2008, upon consideration of Plaintiff's Motion for Service Pursuant to Special Order of Court, it is hereby **ORDERED** and **DECREED** that said Motion is **GRANTED**.

It is further **ORDERED** and **DECREED** that Plaintiff may obtain service of the Complaint and all future pleadings on the above captioned Defendant, Jeffery John Whitenight, by:

1. First class mail to Jeffery John Whitenight at the mortgaged premises located at 237 Slabtown Road, Catawissa, PA 17820; and
2. Certified mail to Jeffery John Whitenight at the mortgaged premises located at 237 Slabtown Road, Catawissa, PA 17820.

BY THE COURT:

/s/ Thomas A. James, Jr.  
J.

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER  
PHELAN HALLINAN & SCHMIEG LLP  
ATTORNEY ESCROW ACCOUNT  
ONE PENN CENTER, SUITE 1400  
PHILADELPHIA, PA 19103-1814

COMMERCE BANK  
PHILADELPHIA, PA 19148

3-180360

CHECK NO  
732692

Pay ONE THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS

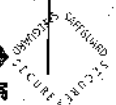
To The Order of  
Sheriff of Columbia County  
35 W Main Street  
Bloomsburg, PA 17815

DATE	AMOUNT
09/17/2008	*****1,350.00

EXP 09/17/2008

Void after 180 days

*Thomas S. Hallinan*



⑈732692⑈ ⑆036001808⑆36 150866 6⑈

Security Features Included: Let's go back