

SK**SHAPIRO & KREISMAN, LLC**

ATTORNEYS AT LAW

3600 Horizon Drive, Suite 150, King of Prussia, Pennsylvania 19406

Tel: (610) 278-6800, Fax: (610) 278-9980

GERALD M. SHAPIRO
Admitted in Illinois and Florida Only
DAVID S. KREISMAN
Admitted in Illinois Only
CHRISTOPHER A. DeNARDO
Managing Attorney
DANIELLE BOYLE-EBERSOLE +
LAUREN R. TABAK +
ILANA ZION
+ Also Licensed in New Jersey

March 14, 2008

Fax number 570-389-5625
Office of the Sheriff of Columbia County
Attn: Sheriff Chamberlain

Re: PHH Mortgage Corporation fka Cendant Mortgage Corporation vs. Lawrence R.
Brittain Jr. and Deana M. Gross
C.P. #2008-CV-39
Sale Date: April 23, 2008
Our File # 07-30775

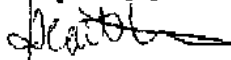
Dear Sheriff Chamberlain:

Kindly stay the sale scheduled for the above-referenced case due to the filing of a Chapter 7 bankruptcy under case number 08-50678 on March 12, 2008 filed by Lawrence R. Brittain Jr. and Deana M. Gross. No monies were received.

In order for our company to properly bill our clients, would you kindly take sometime out to send us the refund or the amount due and owing. Please return the writ to the prothonotary.

Thank you for your anticipated cooperation. If you have any questions or problems, please do not hesitate to contact me directly.

Very truly yours,



Heather Whitman
Foreclosure Department

SHERIFF'S SALE COST SHEET

PHA MOTA. vs. B. Hain / Gross
 NO. 20-08 ED NO. 39-08 JD DATE/TIME OF SALE Stayed

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ 165.00	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ 24.50	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ 40.00	
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	\$ 15.00	
TOTAL *****		\$ 337.50

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

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)	\$ 120.00	
MISC.	\$	
TOTAL *****		\$ -0-

TOTAL COSTS (OPENING BID) \$ 612.50

Refund -> 5737.50



SK

SHAPIRO & KREISMAN, LLC

ATTORNEYS AT LAW

3600 Horizon Drive, Suite 150, King of Prussia, Pennsylvania 19406

Tel: (610) 278-6800, Fax: (610) 278-9980

GERALD M. SHAPIRO
Admitted in Illinois and Florida Only
DAVID S. KREISMAN
Admitted in Illinois Only
CHRISTOPHER A. DeNARDO
Managing Attorney
DANIELLE BOYLE-EBERSON +
LAUREN R. TABAS +
ILANA ZION
+ Also Licensed in New Jersey

Columbia County Clerk
35 West Main Street
P.O. Box 380
Bloomsburg, PA 17815

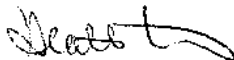
Re: PHH Mortgage Corporation fka Cendant Mortgage Corporation vs. Lawrence R.
Brittain Jr. and Deana M. Gross
CCP # 2008-CV-39
Sale Date: April 23, 2008

To whom it may concern:

Enclosed please find our Certification of Notice to Lienholders. Kindly file the same.

If you have any questions on this, please don't hesitate to call.

Sincerely,



Heather Whitman
Legal Assistant

S&K # 07-30775
Enclosures

cc: Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

SHAPIRO & KREISMAN, LLC
BY: LAUREN R. TABAS, ESQUIRE
ATTORNEY I.D. NO: PA Bar # 93337
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S & K FILE NO. 07-30775

PHH Mortgage Corporation fka Cendant
Mortgage Corporation
PLAINTIFF

VS.

Lawrence R. Brittain Jr. and Deana M. Gross
DEFENDANT(S)

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO: 2008-CV-39

CERTIFICATION OF NOTICE TO LIENHOLDERS
PURSUANT TO PA R.C.P 3129.2 (C) (2)

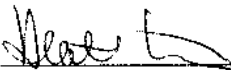
I, Heather Whitman, Legal Assistant for Shapiro & Kreisman, LLC, attorneys for the Plaintiff, PHH Mortgage Corporation fka Cendant Mortgage Corporation, hereby certify that Notice of Sale was served on all persons appearing on Exhibit "A" attached hereto, by United States mail, first class, postage prepaid, with Certificates of Mailing on February 25, 2008, the originals of which are attached and that each of said persons appears on Plaintiff's Affidavit pursuant to Pa. R.C.P. 3129.1.

The undersigned understands that the statements herein are subject to the penalties provided by 18 P.S. Section 4904.

Respectfully submitted,

SHAPIRO & KREISMAN, LLC

BY:


Heather Whitman
Legal Assistant

07-30775

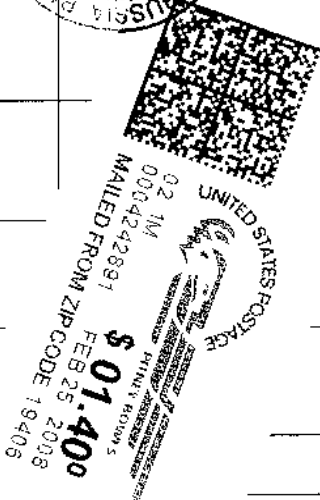
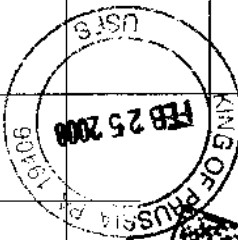
Name and Address of Sender
Shapiro & Kreisman, LLC
3600 Horizon Drive
Suite 150
King of Prussia, PA 19406

Check type of mail or service:

- ☐ Certified
☐ COD
☐ Delivery Confirmation
☐ Express Mail
☐ Insured
- ☐ Recorded Delivery (International)
☐ Registered
☐ Return Receipt for Merchandise
☐ Signature Confirmation

Affix Stamp Here
(If issued as a certificate of mailing, or for additional copies of this bill) Postmark and Date of Receipt

Article Number	Addressee (Name, Street, City State, & ZIP Code)	Postage	Fee	Handling Charge	Actual Value if Registered	Insured Value	Due Sender if COD	DC Fee	SC Fee	SH Fee	RD Fee	RR Fee
1. 07-30775	Mary Jo Romig 365 McHenry Ave. Benton, PA 17814											
2.	Benton Municipal Water and Sewer P.O. Box 516 Benton, PA 17814											
	Tenant or Occupant 360 Park Street Benton, PA 17814											
4.	Columbia County Domestic Relations 15 Perry Avenue, P.O. Box 380 Bloomsburg, PA 17815											
5.												
6.												
7.												
8.												
Total Number of Pieces Listed by Sender 4		Total Number of Pieces Received at Post Office FOUR		Postmaster, Per (Name of receiving employee) <i>[Signature]</i>		See Privacy Act Statement on Reverse						



Delivery Confirmation

Signature Confirmation

Special Handling

Restricted Delivery

Return Receipt



SK

SHAPIRO & KREISMAN, LLC

ATTORNEYS AT LAW

3600 Horizon Drive, Suite 150, King of Prussia, Pennsylvania 19406

Tel: (610) 278-6800, Fax: (610) 278-9980

GERALD M. SHAPIRO
Admitted in Illinois and Florida Only
DAVID S. KREISMAN
Admitted in Illinois Only
CHRISTOPHER A. DeNARDO
Managing Attorney
DANIELLE BOYLE-EBERSOLE +
LAUREN R. TABAS +
ILANA ZION
+ Also Licensed in New Jersey

Columbia Couty Clerk
35 West Main Street
P.O. Box 380
Bloomsburg, PA 17815

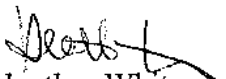
Re: U.S. Bank, N.A., as Trustee for registered holders of Home Equity Asset Trust
2004-8, Home Equity Pass-Through Certificates, Series 2004-8 vs.
Tammy J. Acker
CCP # 2008 CV 112 MF
Sale Date: April 23, 2008

To whom it may concern:

Enclosed please find our Certification of Notice to Lienholders. Kindly file the same.

If you have any questions on this, please don't hesitate to call.

Sincerely,



Heather Whitman
Legal Assistant

S&K # 07-31204
Enclosures

cc: Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

SHAPIRO & KREISMAN, LLC
BY: LAUREN R. TABAS, ESQUIRE
ATTORNEY I.D. NO: PA Bar # 93337
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S & K FILE NO. 07-31204

U.S. Bank, N.A., as Trustee for registered
holders of Home Equity Asset Trust 2004-8,
Home Equity Pass-Through Certificates, Series
2004-8

PLAINTIFF

VS.

Tammy J. Acker
DEFENDANT(S)

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO: 2008 CV 112 MF

CERTIFICATION OF NOTICE TO LIENHOLDERS
PURSUANT TO PA R.C.P 3129.2 (C) (2)

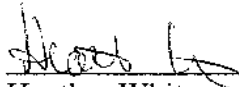
I, Heather Whitman, Legal Assistant for Shapiro & Kreisman, LLC, attorneys for the Plaintiff, U.S. Bank, N.A., as Trustee for registered holders of Home Equity Asset Trust 2004-8, Home Equity Pass-Through Certificates, Series 2004-8, hereby certify that Notice of Sale was served on all persons appearing on Exhibit "A" attached hereto, by United States mail, first class, postage prepaid, with Certificates of Mailing on March 6, 2008, the originals of which are attached and that each of said persons appears on Plaintiff's Affidavit pursuant to Pa. R.C.P. 3129.1.

The undersigned understands that the statements herein are subject to the penalties provided by 18 P.S. Section 4904.

Respectfully submitted,

SHAPIRO & KREISMAN, LLC

BY:


Heather Whitman
Legal Assistant

07-31204

Name and Address of Sender
 Shapiro & Kreisman, LLC
 3600 Horizon Drive
 Suite 150
 King of Prussia, PA 19406

Check type of mail or service:

☐ Certified
☐ COD
☐ Delivery Confirmation
☐ Express Mail
☐ Insured

☐ Recorded Delivery (International)
☐ Registered
☐ Return Receipt for Merchandise
☐ Signature Confirmation

Affix Stamp Here
 (If issued as a certificate of mailing, or for additional copies of this bill) Postmark and Date of Receipt

07-31204

Article Number

Addressee (Name, Street, City State, & ZIP Code)

Postage

Fee

Handling Charge

Actual Value
 If Registered

Insured Value

Due Sender
 If COD

DC Fee

SC Fee

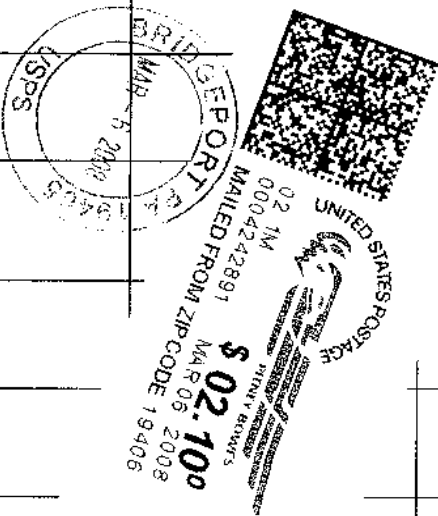
SH Fee

RD Fee

RR Fee

Tenant or Occupant
 360 Martzville Road
 Berwick, PA 18603

Columbia County Domestic
 Relations
 15 Perry Avenue, PO Box 380
 Bloomsburg, PA 17815



Delivery Confirmation

Signature Confirmation

Special Handling

Restricted Delivery

Return Receipt

Total Number of Pieces Listed by Sender
 2

Total Number of Pieces Received at Post Office
 2

Postmaster, Per (Name of receiving employee)

See Privacy Act Statement on Reverse

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P.O. BOX 180
BLOOMSBURG, PA 17815
FAX: (717) 389-5625

PHONE
(717) 389-5622

24 HOUR PHONE
(717) 784-6390

PHH MORTGAGE CORPORATION FKA
CENDANT MORTGAGE CORPORATION
VS

Docket # 20ED2008

MORTGAGE FORECLOSURE

LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

AFFIDAVIT OF SERVICE

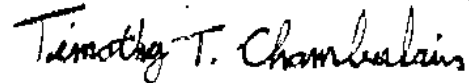
NOW, THIS TUESDAY, MARCH 11, 2008, AT 9:40 AM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON LAWRENCE BRITTAIN, JR. AT 610 RACE STREET APT 13, MIFFLINVILLE BY HANDING TO LAWRENCE BRITTAIN, , A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SWORN AND SUBSCRIBED BEFORE ME
THIS TUESDAY, MARCH 11, 2008


NOTARY PUBLIC

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

SO ANSWERS,



SHERIFF TIMOTHY T. CHAMBERLAIN

X 
P. D'ANGELO
DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE • P.O. BOX 780
BLOOMSBURG, PA 17815
FAX: (717) 389-3425

PHONE:
(717) 389-5622

24 HOUR PHONE
(717) 284-4100

PHH MORTGAGE CORPORATION FKA
CENDANT MORTGAGE CORPORATION
VS

Docket # 20ED2008

MORTGAGE FORECLOSURE

LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

AFFIDAVIT OF SERVICE

NOW, THIS TUESDAY, MARCH 11, 2008, AT 9:40 AM, SERVED THE WITHIN MORTGAGE FORECLOSURE UPON DEANA GROSS AT 610 RACE STREET APT 13, MIFFLINVILLE BY HANDING TO LAWRENCE BRITTAIN, BOYFRIEND, A TRUE AND ATTESTED COPY OF THE ORIGINAL WRIT AND MADE KNOWN TO THEM THE CONTENTS THEREOF.

SO ANSWERS,

Timothy T. Chamberlain

SHERIFF TIMOTHY T. CHAMBERLAIN

SWORN AND SUBSCRIBED BEFORE ME:
THIS TUESDAY, MARCH 11, 2008

Wendy Westover
NOTARY PUBLIC

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

X *P. D'Angelo*
P. D'ANGELO
DEPUTY SHERIFF

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/11/2008

SERVICE# 1 - OF - 12 SERVICES
DOCKET # 20ED2008

PLAINTIFF PHH MORTGAGE CORPORATION FKA CENDANT
MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

ATTORNEY FIRM SHAPIRO AND KREISMAN

PERSON/CORP TO SERVED
LAWRENCE BRITTAIN, JR.
360 PARK STREET
BENTON

PAPERS TO SERVED
MORTGAGE FORECLOSURE

441-2860 - CALL AFT 4pm

SERVED UPON LAWRENCE BRITTAIN

RELATIONSHIP _____ IDENTIFICATION _____

DATE 03/11/08 TIME 0940 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) 610 RACE ST. APT 13
M. F. LINDALLS

ATTEMPTS	DATE	TIME	OFFICER	REMARKS
	<u>2/14/08</u>	<u>1534</u>	<u>S-4</u>	<u>N/A - LC</u>
	<u>3/05/08</u>	<u>1345</u>	<u>J. B. GELW</u>	<u>LC</u>

DEPUTY _____ DATE _____

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/11/2008

SERVICE# 2 - OF - 12 SERVICES
DOCKET # 20ED2008

PLAINTIFF PHH MORTGAGE CORPORATION FKA CENDANT
MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

ATTORNEY FIRM SHAPIRO AND KREISMAN

PERSON/CORP TO SERVED
DEANA GROSS
360 PARK STREET
BENTON

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON LAWRENCE BRITTAIN

RELATIONSHIP BOYFRIEND IDENTIFICATION _____

DATE 03-11-08 TIME 0940 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) 610 RACE ST. # 13
MIFFLINVILLE

ATTEMPTS	DATE	TIME	OFFICER	REMARKS
	<u>2/14/08</u>	<u>1534</u>	<u>S-4</u>	<u>CP-NA</u>
	<u>2-17-8</u>	<u>1140</u>	<u>2</u>	<u>LC</u>
	<u>2-27-8</u>	<u>1820</u>	<u>2</u>	<u>LC</u>
DEPUTY	<u>Phu. D. Ph</u>		DATE	<u>03-11-08</u>
<u>2-28-8</u>	<u>0705</u>	<u>2</u>	<u>CARD</u>	
<u>2-29-8</u>	<u>1105</u>	<u>2</u>	<u>CARD</u>	
<u>3-5-8</u>	<u>0750</u>	<u>2</u>	<u>called</u>	

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/11/2008

SERVICE# 4 - OF - 12 SERVICES
DOCKET # 20ED2008

PLAINTIFF PHH MORTGAGE CORPORATION FKA CENDANT
MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

ATTORNEY FIRM SHAPIRO AND KREISMAN

PERSON/CORP TO SERVED	PAPERS TO SERVED
BENTON SEWER	MORTGAGE FORECLOSURE
BENTON	

SERVED UPON Kay YAN KOVICH

RELATIONSHIP Borough Sect IDENTIFICATION _____

DATE 2-22-8 TIME 1100 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) Box 520 Benton
Police Station Benton

ATTEMPTS DATE	TIME	OFFICER	REMARKS
<u>2-22-8</u>	<u>1735</u>	<u>2</u>	<u>CC</u>

DEPUTY

J. C. [Signature]

DATE 2-22-8

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/11/2008

SERVICE# 3 - OF - 12 SERVICES
DOCKET # 20ED2008

PLAINTIFF PHH MORTGAGE CORPORATION FKA CENDANT
MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

ATTORNEY FIRM SHAPIRO AND KREISMAN

PERSON/CORP TO SERVED	PAPERS TO SERVED
MARY JO ROMIG	MORTGAGE FORECLOSURE
365 MCHENRY AVENUE	
BENTON	

SERVED UPON MARY JO ROMIG

RELATIONSHIP DEFENDANT IDENTIFICATION _____

DATE 2/14/08 TIME 1523 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

DEPUTY

J. Perry DATE 2/14/08

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 2/11/2008

SERVICE# 5 - OF - 12 SERVICES
DOCKET # 20ED2008

PLAINTIFF PHH MORTGAGE CORPORATION FKA CENDANT
MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

ATTORNEY FIRM SHAPIRO AND KREISMAN

PERSON/CORP TO SERVED	PAPERS TO SERVED
CAROLYN REMLEY-TAX COLLECTOR	MORTGAGE FORECLOSURE
PO BOX 270	
BENTON	

SERVED UPON Tax Collector - Carolyn Remley

RELATIONSHIP _____ IDENTIFICATION _____

DATE 2/14/08 TIME 1514 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS

DATE	TIME	OFFICER	REMARKS
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

DEPUTY [Signature] DATE 2/14/08

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 2/11/2008

SERVICE# 6 - OF - 12 SERVICES
DOCKET # 20ED2008

PLAINTIFF PHH MORTGAGE CORPORATION FKA CENDANT
MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

ATTORNEY FIRM SHAPIRO AND KREISMAN

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON KATHY MCKENNA (Secretary)

RELATIONSHIP _____ IDENTIFICATION _____

DATE 2/14/08 TIME 1143 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) Screened with Secretary
at Domestic Relations.

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

DEPUTY

J. J. Perry

DATE

2/14/08

COUNTY OF COLUMBIA
REAL ESTATE TAX CERTIFICATION

Date: 02/13/2008

Fee: \$5.00

Cert. NO: 4272

BRITTAIN LAWRENCE R JR
GROSS DEANA M
P O BOX 694 360 PARK ST
BENTON PA 17814

District: BENTON BORO
Deed: 20000 -5173
Location: 360 PARK ST
Parcel Id:02 -01 -089-00,000

Assessment: 19,866
Balances as of 02/13/2008

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

By: Timothy T. Chamberlain, Per: dm.
Sheriff

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 2/11/2008

SERVICE# 9 - OF - 12 SERVICES
DOCKET # 20ED2008

PLAINTIFF PHH MORTGAGE CORPORATION FKA CENDANT
MORTGAGE CORPORATION

DEFENDANT LAWRENCE R. BRITTAIN, JR.
DEANA M. GROSS

ATTORNEY FIRM SHAPIRO AND KREISMAN

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

SERVED UPON DEB Miller

RELATIONSHIP clerk IDENTIFICATION _____

DATE 2-13-8 TIME 1400 MILEAGE _____ OTHER _____

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

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

F. OTHER (SPECIFY) _____

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

J. Carter

DATE 2-13-8

REAL ESTATE OUTLINE

ED # 20-08

DATE RECEIVED 2-11-08

DOCKET AND INDEX 2-13-08

CHECK FOR PROPER INFO.

WRIT OF EXECUTION

✓

COPY OF DESCRIPTION

✓

WHEREABOUTS OF LKA

✓

NON-MILITARY AFFIDAVIT

✓

NOTICES OF SHERIFF SALE

✓

WATCHMAN RELEASE FORM

✓

AFFIDAVIT OF LIENS LIST

✓

CHECK FOR \$1,350.00 OR _____

✓

CK# 303650

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

SALE DATE

Apr 23, 08 TIME 0900

POSTING DATE

Mar 18, 08

ADV. DATES FOR NEWSPAPER

1ST WEEK Apr 2

2ND WEEK 5

3RD WEEK 16, 08

SHERIFF'S SALE

Wednesday, April 23rd, 2008 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 20ED2008 AND CIVIL WRIT NO. 2008-CV-39 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 lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

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 in 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 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 the 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
Lauren Tabas
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>

SHERIFF'S SALE

Wednesday, April 23rd, 2008 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 20ED2008 AND CIVIL WRIT NO. 2008-CV-39 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 lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

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 in 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 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 the 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
Lauren Tabas
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffcolumbiacounty.com/>

SHERIFF'S SALE

Wednesday, April 23rd, 2008 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 20ED2008 AND CIVIL WRIT NO. 2008-CV-39 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 lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

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 in 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 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 the 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
Lauren Tabas
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>

SHERIFF'S SALE

Wednesday, April 23rd, 2008 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 20ED2008 AND CIVIL WRIT NO. 2008-CV-39 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 lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

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 in 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 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 the 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
Lauren Tabas
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>

SHERIFF'S SALE

Wednesday, April 23rd, 2008 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 20ED2008 AND CIVIL WRIT NO. 2008-CV-39 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 lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

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 in 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 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 the 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
Lauren Tabas
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>

SHERIFF'S SALE

Wednesday, April 23rd, 2008 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 20ED2008 AND CIVIL WRIT NO. 2008-CV-39 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 lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Leimon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

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 in 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 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 the 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
Lauren Tabas
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>

SHERIFF'S SALE

Wednesday, April 23rd, 2008 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 20ED2008 AND CIVIL WRIT NO. 2008-CV-39 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 lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

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 in 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 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 the bidder will be considered forfeited, but will be applied against any damages recoverable. The defalting 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
Lauren Tabas
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF COLUMBIA

SS

PHH Mortgage Corporation fka Cendant Mortgage
Corporation
PLAINTIFF

No: 2008-CV-39

VS.

Lawrence R. Brittain Jr. and Deana M. Gross
DEFENDANTS

2008-EN-20
WRIT OF EXECUTION:

MORTGAGE FORECLOSURE

TO THE SHERIFF OF COLUMBIA COUNTY:

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

360 Park Street, Benton, PA 17814

See attached legal

NOTE: Description of property may be included in, or attached to the Writ.

Amount Due \$59,222.42

Interest from February 12, 2008 to

_____ \$ _____

Costs to be added

Seal of Court

Lami B. Kline
PROTHONOTARY

Date: Feb-11, 2008

Deputy Prothonotary

Proth & Clerk of Sev. Courts
My Com. Ex. 1st Monday in 2012

SK

SHAPIRO & KREISMAN, LLC

ATTORNEYS AT LAW

3600 Horizon Drive, Suite 150, King of Prussia, Pennsylvania 19406

Tel: (610) 278-6800, Fax: (610) 278-9980

GERALD M. SHAPIRO
Admitted in Illinois and Florida Only
DAVID S. KREISMAN
Admitted in Illinois Only
CHRISTOPHER A. DeNARDO
Managing Attorney
DANIELLE BOYLE-EBERSON +
LAUREN R. TABAS +
ILANA ZION
- Also Licensed in New Jersey

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

RE: PHH Mortgage Corporation fka Cendant Mortgage Corporation vs. Lawrence R.
Brittain Jr. and Deana M. Gross
Docket number: 2008-CV-39
Our file number: 07-30775

Sir or Madam:

The Prothonotary shall have delivered the Writ of Execution for sale of Real Property to you together with the below listed documents for the _____ sale date. Please advise if this property will not be scheduled for that date.

In accordance with Columbia County's requirements for scheduling a Sheriff's sale, I enclose:

_____ Sale deposit in the amount of \$;
_____ 8 copies of the property legal description for the deed and printers;
_____ Affidavit pursuant to Rule 3129.1 ;
_____ Act 91 Affidavit;
_____ Notices of Sale for each Defendant;
_____ Request for service of the notice of sale;
_____ Request for posting, advertising, of the notice of sale.

_____ Please time stamp the enclosed "ATTORNEY COPY" of the 3129 Affidavit and return in the prepaid envelope provided.

We will send notice of the sale to all known lienholders prior to the sale and will file a Certification.

Thank you for your cooperation in this matter.

Very truly yours,

Anita Levy
Legal Assistant

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

2. Article Number

(Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *[Signature]* ☐ Agent ☒ Address

B. Received by (Printed Name)

Faith Alpert C. Date of Delivery *FEB 12 2004*

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-11

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

2. Article Number

(Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *[Signature]* ☐ Agent ☒ Address

B. Received by (Printed Name)

[Signature] C. Date of Delivery *FEB 15 2004*

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-11

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

X *[Signature]* ☐ Agent ☒ Address

B. Received by (Printed Name)

[Signature] C. Date of Delivery *FEB 15 2004*

D. Is delivery address different from item 1? ☐ YesIf 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 4094 8164

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-11

SHAPIRO & KREISMAN, LLC
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
Telephone: (610) 278-6800
Facsimile: (610) 278-9980

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

Re: PHH Mortgage Corporation fka Cendant Mortgage Corporation vs. Lawrence R.
Brittain Jr. and Deana M. Gross
CIVIL ACTION NO. 2008-CV-39
OUR FILE NO. 07-30775

Sir/Madam:

Please serve the NOTICE OF SALE upon the following Defendants at the addresses
provided:

Lawrence R. Brittain Jr.
360 Park St.
Benton, PA 17814

Deana M. Gross
360 Park St.
Benton, PA 17814

Upon service, please forward to this office in the enclosed self-addressed stamped
envelope, a copy of your Sheriff's Return.

Your assistance in this matter is greatly appreciated.

Very truly yours,

Anita Levy
Legal Assistant

Enclosures

SHAPIRO & KREISMAN, LLC
BY: LAUREN R. TABAS, ESQUIRE
ATTORNEY I.D. NO: PA Bar # 93337
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S & K FILE NO. 07-30775

PHH Mortgage Corporation fka Cendant
Mortgage Corporation
PLAINTIFF

vs.

Lawrence R. Brittain Jr. and Deana M. Gross
DEFENDANTS

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO: 2008-CV-39

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Lawrence R. Brittain Jr.
360 Park St.
Benton, PA 17814

Your house (real estate) at:

360 Park Street, Benton, PA 17814
02-01-089

is scheduled to be sold at Sheriff's Sale on _____ at:
Columbia County Sheriff's County
35 West Main Street
Bloomsburg, PA 17185

at _____, to enforce the court judgment of \$59,222.42 obtained by PHH Mortgage Corporation fka Cendant Mortgage Corporation against you.

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 back to PHH Mortgage Corporation fka Cendant Mortgage Corporation the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorneys fees due. To find out how much you must pay, you may call: (610) 278-6800.
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 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 page two of 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.

4. 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 (610) 278-6800.
5. 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.
6. 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 *.
7. 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.
8. 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.

9. 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 no later than thirty (30) days from the date of the sale. This schedule will state who will be receiving the 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 the date of filing of said schedule.
10. 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 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 Lawyer Referral Service
North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815
570-784-8760

PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

07-30775

All that lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

All that lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

All that lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

All that lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

All that lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

All that lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

All that lot of land, situate in the Borough of Benton, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a stone on the east side of an alley;

Thence south 61-1/4 degrees east 15.6 perches along land formerly of C.R. Cox to a stone;

Thence south 39-1/4 degrees west, 3.2 perches along land formerly of John Chapin to a stone;

Thence north 61-1/4 degrees west, 14.9 perches along land formerly of Sarah Ann Lemon, to a stone;

Thence north 29 degrees east, 3 perches along alley to the place of beginning;

Containing 45 perches, more or less.

Excepting and reserving therefrom 125 feet of land sold off the west end of the lot to Arden Harvey; a dwelling house, garage and additional improvements are erected on said land;

Under and subject to all restrictions, reservations, conditions and covenants, as may be found in prior Deeds forming the chain of title.

Being the same premises which Lila A. Lewis, single, by Deed dated June 2, 2000 and recorded in the Columbia County Recorder of Deeds Office on June 2, 2000 as Instrument No. 200005173, granted and conveyed unto Lawrence R. Brittain, Jr and Deana M. Gross.

SHAPIRO & KREISMAN, LLC
BY: LAUREN R. TABAS, ESQUIRE
ATTORNEY I.D. NO: PA Bar # 93337
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S & K FILE NO. 07-30775

PHH Mortgage Corporation fka Cendant
Mortgage Corporation
PLAINTIFF

vs.

Lawrence R. Brittain Jr. and Deana M. Gross
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2008-CV-39

CERTIFICATION OF ADDRESS

I hereby certify that the correct address of the judgment creditor (Plaintiff) is:

PHH Mortgage Corporation fka Cendant Mortgage Corporation
4001 LEADENHALL ROAD
MAILSTOP SV-01
MT. LAUREL, NJ 08054

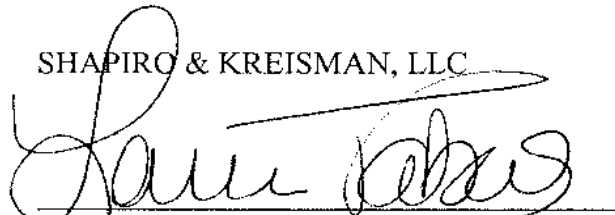
and that the last known address of the judgment debtor (Defendants) is:

Lawrence R. Brittain Jr.
360 Park St.
Benton, PA 17814

Deana M. Gross
360 Park St.
Benton, PA 17814

SHAPIRO & KREISMAN, LLC

BY:

A handwritten signature in black ink, appearing to read "Lauren Tabas", written over a horizontal line.

Lauren R. Tabas, Esquire
Attorney for Plaintiff

07-30775

SHAPIRO & KREISMAN, LLC
BY: LAUREN R. TABAS, ESQUIRE
ATTORNEY I.D. NO: PA Bar # 93337
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S & K FILE NO. 07-30775

PHH Mortgage Corporation fka Cendant
Mortgage Corporation
PLAINTIFF

vs.

Lawrence R. Brittain Jr. and Deana M. Gross
DEFENDANTS

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO: 2008-CV-39

CERTIFICATION AS TO THE SALE OF REAL PROPERTY

I hereby certify that I am the Attorney of record for the Plaintiff in this Action against Real Property and further certify this Property is:

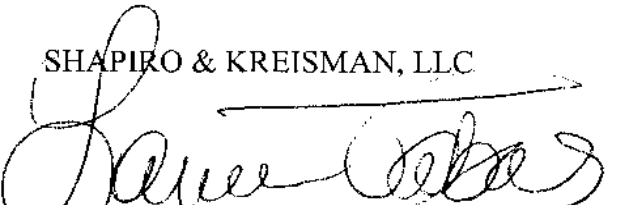
 X FHA - Tenant Occupied or Vacant
 Commercial
 As a result of a Complaint in Assumpsit
 That the Plaintiff has complied in all respects with Section 403 of the
 Mortgage Assistance Act including but not limited to:

- (a) Service of notice on Defendant(s)
- (b) Expiration of 30 days since the service of notice
- (c) Defendant(s) failure to request or appear at meeting with Mortgagee or Consumer Credit Counseling Agency
- (d) Defendant(s) failure to file application with Homeowners Emergency Assistance Program.

I further agree to indemnify and hold harmless the Sheriff of Columbia County for any false statement given herein.

SHAPIRO & KREISMAN, LLC

BY:



Lauren R. Tabas, Esquire
PA Bar # 93337

SHAPIRO & KREISMAN, LLC
BY: LAUREN R. TABAS, ESQUIRE
ATTORNEY I.D. NO: PA Bar # 93337
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S & K FILE NO. 07-30775

PHH Mortgage Corporation fka Cendant
Mortgage Corporation
CENDANT MORTGAGE
4001 LEADENHALL ROAD
MAILSTOP SV-01
MT. LAUREL, NJ 08054

COURT OF COMMON PLEAS
COLUMBIA COUNTY

2008-CV-39

PLAINTIFF

VS.

Lawrence R. Brittain Jr. and Deana M. Gross

DEFENDANTS

STATE OF: Pennsylvania

COUNTY OF: Montgomery

AFFIDAVIT OF NON-MILITARY SERVICE

THE UNDERSIGNED being duly sworn, states that he/she is over the age of eighteen years and competent to make this affidavit and the following averments are based upon information contained in the records of the Plaintiff or servicing agent of the Plaintiff and that the above captioned Defendants last known address is as set forth in the caption and they are not to the best of our knowledge, information or belief, in the Military or Naval Service of the United States of America or its Allies as defined in the Soldiers and Sailors Civil Relief Act of 1940, as amended.

SHAPIRO & KREISMAN, LLC

By: Lauren R. Tabas
Lauren R. Tabas, Esquire

Sworn to and subscribed

before me this 8th day

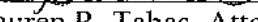
of February, 2008.

Anita E. Levy
Notary Public

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL

ANITA E. LEVY, Notary Public
Sharon Hill Boro., Delaware County
My Commission Expires February 2, 2012


Lauren R. Tabas, Attorney for Plaintiff

Lauren R. Tabas, Attorney for Plaintiff

SHAPIRO & KREISMAN, LLC
BY: LAUREN R. TABAS, ESQUIRE
ATTORNEY I.D. NO: PA Bar # 93337
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S & K FILE NO. 07-30775

PHH Mortgage Corporation fka Cendant
Mortgage Corporation
PLAINTIFF

vs.

Lawrence R. Brittain Jr. and Deana M. Gross
DEFENDANTS

COURT OF COMMON PLEAS
COLUMBIA COUNTY

NO: 2008-CV-39

AFFIDAVIT PURSUANT TO RULE 3129.1

PHH Mortgage Corporation fka Cendant Mortgage Corporation, Plaintiff in the above action, sets forth, as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at 360 Park Street, Benton, PA 17814.

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

Lawrence R. Brittain Jr.
360 Park St.
Benton, PA 17814

Deana M. Gross
360 Park St.
Benton, PA 17814

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

Lawrence R. Brittain Jr.
360 Park St.
Benton, PA 17814

Deana M. Gross
360 Park St.
Benton, PA 17814

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

PHH Mortgage Corporation fka Cendant Mortgage Corporation
4001 LEADENHALL ROAD
MAILSTOP SV-01
MT. LAUREL, NJ 08054

Mary Jo Romig
365 McHenry Avenue
Benton, PA 17814

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

PHH Mortgage Corporation fka Cendant Mortgage Corporation, Plaintiff
4001 LEADENHALL ROAD
MAILSTOP SV-01
MT. LAUREL, NJ 08054

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

Benton Municipal Water and Sewer
P O Box 516
Benton, PA 17814

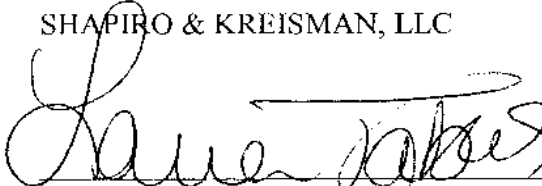
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the sale:

Columbia County Domestic Relations
15 Perry Avenue, P.O. Box 380
Bloomsburg, PA 17815

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

TENANT OR OCCUPANT
360 Park Street
Benton, PA 17814

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

SHAPIRO & KREISMAN, LLC
BY: 
Lauren R. Tabas, Esquire

Shapiro & Kreisman - PA

General Business Account
3600 Horizon Drive, Suite 150
King Of Prussia, PA 19406
(610) 278-6800

LaSalle Bank N. A.

2-50/710

303650

DATE	2/4/2008
AMOUNT	***1,350.00

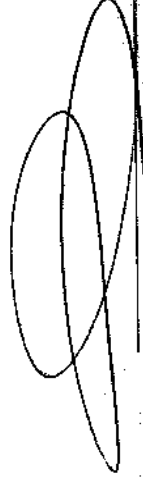
PAY One Thousand Three Hundred Fifty and 00/100*****

VOID AFTER 90 DAYS

SHERIFF OF COLUMBIA COUNTY

P.O. BOX 380
BLOOMSBURG, PA 17815

TO THE
ORDER
OF



07-30775, BRITTAIN JR.,

⑈ 303650⑈ ⑆07⑆000505⑆ 520⑆⑆⑆⑆⑆⑆⑆⑆⑆⑆