

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

The Bank of NY Mellon vs Heather Long

NO. 124-09 ED NO. 2670-08 JD

DATE/TIME OF SALE: Sept 2 0930

BID PRICE (INCLUDES COST) \$ 6500.00

POUNDAGE - 2% OF BID \$ 130.00

TRANSFER TAX - 2% OF FAIR MKT \$ 0.00

MISC. COSTS \$ 250.00

TOTAL AMOUNT NEEDED TO PURCHASE \$ 7156.69

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S):  _____

TOTAL DUE: \$ 7156.69

LESS DEPOSIT: \$ 1350.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 5806.69

SHERIFF'S SALE COST SHEET

The Bank of NY Mellon vs. Hecather Long
 NO. 121-09 ED NO. 2070-08 JD DATE/TIME OF SALE Sept. 2 04:30

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>180.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>37.00</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>2.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>6.00</u>
NOTARY	\$ <u>10.00</u>
TOTAL *****	\$ <u>470.50</u>

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>975.12</u>
SOLICITOR'S SERVICES	\$75.00
TOTAL *****	\$ <u>1200.12</u>

PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <u>42.50</u>
TOTAL *****	\$ <u>52.50</u>

REAL ESTATE TAXES:	
BORO, TWP & COUNTY 20	\$ <u>535.30</u>
SCHOOL DIST. 20	\$ <u>924.18</u>
DELINQUENT 20	\$ <u>186.23</u>
TOTAL *****	\$ <u>3265.71</u>

MUNICIPAL FEES DUE:	
SEWER 20	\$ <u>523.32</u>
WATER 20	\$ <u>0.00</u>
TOTAL *****	\$ <u>523.32</u>

SURCHARGE FEE (DSTE)	\$ <u>130.00</u>
MISC. <u>opening fee</u>	\$ <u>24.54</u>
TOTAL *****	\$ <u>24.54</u>

TOTAL COSTS (OPENING BID) \$ 5606.69

65026

TD Bank
America's Most Convenient Bank.[®]
55-136/312
DATE

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

CHECK 65026
AMOUNT **\$5,806.69

*** FIVE THOUSAND EIGHT HUNDRED SIX & 69/100 DOLLARS

PAY
TO THE
ORDER
OF

Columbia County Sheriff
ATTORNEY BUSINESS ACCOUNT



⑆065026⑆ ⑆031201360⑆ 67 8306 2⑈

MILSTEAD & ASSOCIATES, LLC

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

Richard M. Milstead, Esq.
rmilstead@milsteadlaw.com

Nelson Diaz, Esq. PA & NJ
ndiaz@milsteadlaw.com

Mary Herbert, Esq. PA & NJ
mherbert@milsteadlaw.com

Renee Royer, Esq. PA & NJ
rroyer@milsteadlaw.com

Lisa Ann Thomas, Foreclosure Administrator
lthomas@milsteadlaw.com

Attorneys at Law

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

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

Please Reply To: NJ Office
Our File No. 1.09312

September 1, 2009

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

via fax 570-389-5625


**Re: The Bank of New York Mellon as Trustee for Popular
Mortgage Servicing, Inc., Mortgage/pass through
certified series # 2006-E. vs. Heather J. Long
2008-CV-2070
Affidavit Pursuant to Pa.R.C.P. 3129.2**

Dear Sir/Madam:

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

Thank you for your attention to this matter.

Very truly yours,


Pat Wilkins
Paralegal

*****THE PROPERTY IS LISTED FOR THE September 2, 2009 SHERIFF'S SALE.**

MILSTEAD & ASSOCIATES, LLC
 BY: Mary L. Harbert-Bell, Esquire
 ID No. 80763
 220 Lake Drive East, Suite 301
 Cherry Hill, NJ 08002
 (856) 482-1400
 Attorney for Plaintiff

**The Bank of New York Mellon as Trustee for
 Popular Mortgage Servicing, Inc.,
 Mortgage/pass through certified series # 2006-
 E.,**

Plaintiff,

Vs.

Heather J. Long,

Defendant.

**COURT OF COMMON PLEAS
 COLUMBIA COUNTY**

NO.: 2008-CV-2070

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

COMMONWEALTH OF PENNSYLVANIA


SS:

COUNTY OF COLUMBIA

I, Mary L. Harbert-Bell, Esquire, being duly sworn according to law upon my oath,
 depose and say,

1. On June 29, 2009, a copy of the Notice of Sheriff's Sale of Real Property was served
 upon the defendant, Heather J. Long, by a Private Process Server. Copies of the Server's returns
 are attached hereto and made a part hereof as Exhibit "A".

2. On June 29, 2009, a notice of Sheriff's Sale was served upon lien holders of record
 and interested parties by ordinary mail. A copy of the certificate of mailing is attached hereto
 and made a part hereof as Exhibit "B".


 Mary L. Harbert-Bell, Esquire
 Attorney ID No. 80763
 Milstead and Associates, LLC

Dated: September 1, 2009

16202506292009
SOS835Lycoming County Pennsylvania
Docket Entries1.09312 Page 1
6/29/2009Case No 2008-02070 T
BANK OF NEW YORK ET AL (VS) HEATHER J LONGDate
Filed~~REINSTATEMENT OF SERVICE~~

4/07/09 REINSTATED COMPLAINT

4/14/09 AT 3:45 P.M., SERVED THE WITHIN REINSTATED COMPLAINT IN MORTGAGE FORECLOSURE UPON THE WITHIN NAMED DEFENDANT, HEATHER LONG, BY HANDING A TRUE AND ATTESTED COPY OF SAME TO HER PERSONALLY AT 48 WEST THIRD STREET, COURT HOUSE, WILLIAMSPORT, PA., AND BY MAKING KNOWN TO HER THE CONTENTS THEREOF. SO ANSWERS, CHARLES T. BREWER, SHERIFF OF LYCOMING COUNTY; BY; MICHAEL L. SINGER, DEPUTY.

5/12/09 RETURNED TO COLUMBIA COUNTY.

6/18/09 WRIT OF EXEC/MTG. FORECLOSURE FILED IN COLUMBIA COUNTY.

9/26/09 RECEIVED FOR SERVICE UPON DEFENDANT A WRIT OF EXEC/MTF. FORECLOSURE LEGAL DESCRIPTION & NOTICE OF SALE.
\$75.00 DEPOSIT

6/29/09 AT 2:45 P.M., I SERVED A WRIT OF EXEC/MTG. FORECLOSURE, NOTICE OF SALE & LEGAL DESCRIPTION UPON THE WITHIN NAMED DEFENDANT, HEATHER J. LONG BY HANDING A TRUE AND ATTESTED COPIES OF SAME TO HER PERSONALLY AT 677 MOZQUITO VALLEY ROAD, WILLIAMSPORT, PA 17701 AND BY MAKING KNOWN TO HER THE CONTENTS THEREOF.
BY: TIMOTHY B. NELSON, DEPUTY.
COST: \$ 24.54
REFUND: \$ 50.46

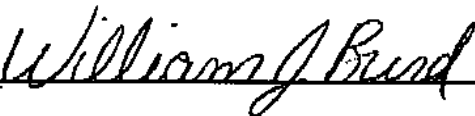
SO ANSWERS,


CHARLES T. BREWER,
SHERIFF OF LYCOMING COUNTY, PA
BY: TIMOTHY B. NELSON, DEPUTY

SWORN AND SUBSCRIBED BEFORE ME ON THIS

30th

DAY OF JUNE, 2009.



WILLIAM J. BURD
Prothonotary & Clerk of Courts
Williamsport, Lycoming County
My Commission Expires Jan. 6, 2012

NAME AND ADDRESS OF SENDER

MILSTEAD & ASSOCIATES, LLC
Woodland Falls Corporate Park
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002

INDICATE TYPE OF MAIL

X Certificate Mailing
☐ Insured
☐ COD
☐ Certified Mail

CHECK APPROPRIATE BLOCK FOR

Registered Mail:

☐ With Postal Insurance
☐ Without Postal Insurance

POSTMARK AND DATE OF RECEIPT

Affix stamp here if issued as certificate of mailing or for additional copies of this bill.

Line	Number of Article	Name of Addressee, Street, and Post-Office Address	Postage	Fee	Handling Charge	Act. Value (If Regls.)	Insured Value	Due Sender If C.O.D.	R.R. Fee	S.D. Fee	S.H. Fee	Rest. Del. Fee	Remarks
1		Tenant/Occupant 744-746 Center Street Bloombsburg, PA 17815											
2		Department of Domestic Relations Columbia County Courthouse P. O. Box 380 Bloombsburg, PA 17815											
3		Commonwealth of Pennsylvania Department of Welfare P.O. Box 2675 Harrisburg, PA 17105											
4													
5													
6													
7													
Total Number of Pieces Listed by Sender													
		3											

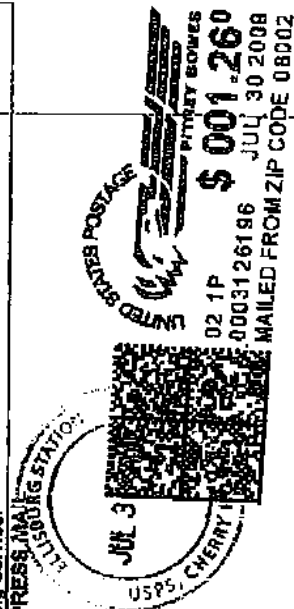
POSTMASTER, PER

(Name of receiving employee)

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$50,000 per occurrence. The maximum indemnity payable on Express Mail merchandise insurance is \$500. The maximum indemnity payable is \$25,000 for Registered Mail, \$500 for COD and \$500 for Insured Mail. Special handling charges apply only to Third- and Fourth-Class parcels. Special delivery service also includes special handling service.

PS FORM 3877 1.08312

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



STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } 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 August 12, 19, 26, 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 26th day of August, 2009

.....
(Notary Public)
COMMONWEALTH OF PENNSYLVANIA
My commission expires
Notarial Seal
Dennis L. Ashenfelder, 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.

.....

TOWN OF BLOOMSBURG
 MAKE CHECKS PAYABLE TO:
 MARY F. WARD
 301 East Second Street
 Bloomsburg, PA 17815

DESCRIPTION	ASSESSMENT	RATE	% DISC	FACE AMOUNT	10% PENALTY
Real Estate	16197	36.200	574.60	586.33	644.96
ASSESSED VALUE	16197	586.33	574.60	586.33	644.96
			IF PAID ON OR BEFORE	IF PAID ON OR BEFORE	IF PAID AFTER
TAXABLE ASSESSMENT			AUG 31	OCT 31	OCT 31

SCHOOL PENALTY @ 10%

M
 A LONG HEATHER J
 I 744 CENTER ST
 L BLOOMSBURG PA 17815

PROPERTY DESCRIPTION		ACCT.
PARCEL 05W03 19200000		15238
746 CENTER ST	3500.00	THIS TAX RETURNED TO COURTHOUSE JANUARY 1, 2010
20020-4413	12697.00	
0.04 ACRES		

NAME AND ADDRESS CORRECTION REQUESTED

Tax Notice 2009 County & Municipality
 TOWN OF BLOOMSBURG

MAKE CHECKS PAYABLE TO:

Mary F Ward
 TOWN HALL
 301 E Second St
 BLOOMSBURG PA 17815

HOURS: THURSDAY AND FRIDAY: 9:00AM TO 4:30 P
 DURING DISCOUNT AND LAST TWO
 WEEKS OF FACE

PHONE: 570-784-1581

FOR: COLUMBIA County

DATE
 03/01/2009

BILL NO.
 8617

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL. PENALTY
GENERAL	16,197	6.146	97.56	99.55	109.51
SINKING		1.345	21.34	21.78	23.96
FIRE/LIBRARY		.58	9.20	9.39	10.33
DEBT SERVICE		.882	14.00	14.29	15.72
STREET LIGHT		.981	15.57	15.89	17.48
TOWN RE		6.159	97.76	99.76	109.74
The discount & penalty have been calculated for your convenience			255.43	260.66	286.74
PAY THIS AMOUNT			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

LONG HEATHER J
 744 CENTER ST
 BLOOMSBURG PA 17815

CNTY		TWP
Discount	2 %	2 %
Penalty	10 %	10 %
PARCEL: 05W-03 -192-00,000		
746 CENTER ST		
.0351 Acres	Land	3,500
	Buildings	12,697
Total Assessment		16,197

This tax returned to
 courthouse on:
 January 1, 2010

FILE COPY

If you desire a receipt, send a self-addressed stamped envelope with your payment

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

128

7007 2560 0002 1259 5151

(Transfer from service label)

2. Article Number

4. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No
3. Service Type
- ☐ Certified Mail ☐ Registered ☐ Insured Mail ☐ Return Receipt for Merchandise ☐ Express Mail ☐ C.O.D.

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

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

A. Signature ☒ Agent ☐ Address ☐ Date of Delivery ☐ JUN 26 2009

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, a, b. 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.

Domestic Return Receipt

PS Form 3811, February 2004

7007 2560 0002 1259 5175

(Transfer from service label)

2. Article Number

4. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No
3. Service Type
- ☐ Certified Mail ☐ Registered ☐ Insured Mail ☐ Return Receipt for Merchandise ☐ Express Mail ☐ C.O.D.

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

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

A. Signature ☒ Agent ☐ Address ☐ Date of Delivery ☐ JUN 26 2009

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, a, b. 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.

Domestic Return Receipt

PS Form 3811, February 2004

7007 2560 0002 1259 5182

(Transfer from service label)

2. Article Number

4. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No
3. Service Type
- ☐ Certified Mail ☐ Registered ☐ Insured Mail ☐ Return Receipt for Merchandise ☐ Express Mail ☐ C.O.D.

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

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

A. Signature ☒ Agent ☐ Address ☐ Date of Delivery ☐ JUN 26 2009

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, a, b. 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.

COMPLETE THIS SECTION IN DELIVERY

SENDER: COMPLETE THIS SECTION

COMPLETE THIS SECTION IN DELIVERY

Complete items 1, 2, a, b. Also complete item 4 if Restricted Delivery is desired.

Print your name and address on the reverse so that we can return the card to you.

Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

OFFICE OF FAIR
DEPARTMENT OF PUBLIC WELFARE
PO BOX 8016
HARRISBURG, PA 17105

A. Signature ☒ Agent ☐ Address ☐ Date of Delivery ☐ JUN 26 2009

B. Received by (Printed Name)

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

3. Service Type
- ☒ Certified Mail ☐ Express Mail ☐ Registered ☐ Return Receipt for Merchandise ☐ Insured Mail ☐ C.O.D.
4. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No

1. Article Addressed to:

Commonwealth of PA
PO Box 2675
Harrisburg, PA 17105

- Complete items 1, 2, a, b. 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

☒ Agent ☐ Address

B. Received by (Printed Name)

C. Date of Delivery

JUN 26 2009

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

3. Service Type
- ☒ Certified Mail ☐ Express Mail ☐ Registered ☐ Return Receipt for Merchandise ☐ Insured Mail ☐ C.O.D.
4. Restricted Delivery? (Extra Fee) ☐ Yes ☐ No

MAKE CHECKS PAYABLE TO:

Mary F Ward
TOWN HALL
301 E Second St
BLOOMSBURG PA 17815

HOURS: THURSDAY AND FRIDAY: 9:00AM TO 4:30 P
DURING DISCOUNT AND LAST TWO
WEEKS OF FACE

PHONE: 570-784-1581

DESCRIPTION	ASSESSMENT	MILLS	LESS	COUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	14,041	6.146		84.57	86.30	94.93
SINKING		1.345		18.51	18.89	20.78
FIRE/LIBRARY		.58		7.98	8.14	8.95
DEBT SERVICE		.882		12.13	12.38	13.62
STREET LIGHT		.981		13.49	13.77	15.15
TOWN RE		6.159		84.75	86.48	95.13
The discount & penalty have been calculated for your convenience				221.43	225.96	248.56
PAY THIS AMOUNT				April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

LONG HEATHER J
744 CENTER STREET
BLOOMSBURG PA 17815

CNTY TWP
Discount 2 % 2 %
Penalty 10 % 10 %
PARCEL: 05W-03 -192-01,000
744 746 CENTER ST
.0475 Acres Land 3,500
Buildings 10,541
Total Assessment 14,041

This tax returned
to courthouse on:
January 1, 2010

If you desire a receipt send a self-addressed stamped envelope with your payment

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

BLOOMSBURG SCHOOL DISTRICT 2009 SCHOOL REAL ESTATE DATE 07/01/2009 BILL# 002934 TAXCOLLECTOR COPY

TOWN OF BLOOMSBURG

MAKE CHECKS PAYABLE TO:

MARY F. WARD
301 East Second Street
Bloomsburg, PA 17815

DESCRIPTION	ASSESSMENT	RATE	2% DISC	FACE AMOUNT	10% PENALTY
Real Estate	14041	36.200	331.09	337.85	371.64
INSTALMENT PLAN	ASSESSED VALUE 14041	508.28	331.09	337.85	371.64
First Installment 112.62	HOMESTEAD REDUCTION 4708	178.43	IF PAID ON OR BEFORE AUG 31	IF PAID ON OR BEFORE OCT 31	IF PAID AFTER OCT 31
Second Installment 112.62					
Third Installment 112.61	TAXABLE ASSESSMENT 9333	337.85			

SCHOOL PENALTY @ 10%

M

A

I

L

T

O

LONG HEATHER J
744 CENTER STREET
BLOOMSBURG PA 17815

PROPERTY DESCRIPTION	ACCT.
PARCEL 05W03 19201000	15239
744746 CENTER ST	3500.00
20020-4413	10541.00
0.05 ACRES	

THIS TAX RETURNED
TO COURTHOUSE
JANUARY 1, 2010

128

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.

THE BANK OF NEW YORK MELLON

VS.

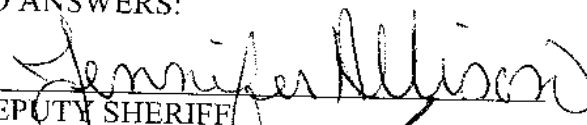
HEATHER LONG

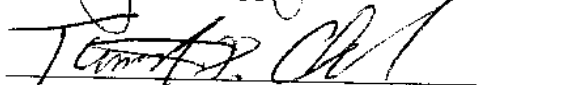
WRIT OF EXECUTION #124 OF 2009 ED

POSTING OF PROPERTY

July 30, 2009 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF HEATHER LONG AT 744-746 CENTER STREET BLOOMSBURG
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY
COLUMBIA COUNTY DEPUTY SHERIFF JENNIFER ALLISON.

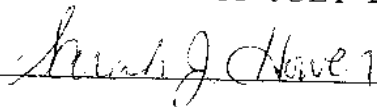
SO ANSWERS:


DEPUTY SHERIFF


TIMOTHY T. CHAMBERLAIN
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 30TH DAY OF JULY 2009



NOTARIAL SEAL
SARAH J. HOWER, Notary Public
Bloomsburg, Columbia County, PA
My Commission Expires September 30, 2012

Case No 2008-02070 T
BANK OF NEW YORK ET AL (VS) HEATHER J LONG

Date
Filed

AFFIDAVIT OF SERVICE

4/07/09 REINSTATED COMPLAINT

4/14/09 AT 3:45 P.M., SERVED THE WITHIN REINSTATED COMPLAINT IN MORTGAGE FORECLOSURE UPON THE WITHIN NAMED DEFENDANT, HEATHER LONG, BY HANDING A TRUE AND ATTESTED COPY OF SAME TO HER PERSONALLY AT 48 WEST THIRD STREET, COURT HOUSE, WILLIAMSPORT, PA., AND BY MAKING KNOWN TO HER THE CONTENTS THEREOF. SO ANSWERS, CHARLES T. BREWER, SHERIFF OF LYCOMING COUNTY; BY; MICHAEL L. SINGER, DEPUTY.


5/12/09 RETURNED TO COLUMBIA COUNTY.

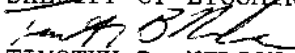
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9/26/09 RECEIVED FOR SERVICE UPON DEFENDANT A WRIT OF EXEC/MTF. FORECLOSURE LEGAL DESCRIPTION & NOTICE OF SALE.
\$75.00 DEPOSIT

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BY: TIMOTHY B. NELSON, DEPUTY.
COST: \$ 24.54
REFUND: \$ 50.46

SO ANSWERS,

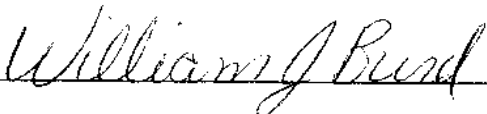

CHARLES T. BREWER,
SHERIFF OF LYCOMING COUNTY, PA

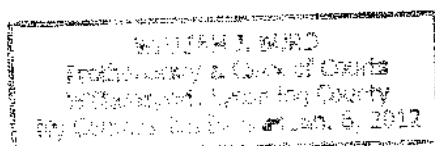

BY: TIMOTHY B. NELSON, DEPUTY

SWORN AND SUBSCRIBED BEFORE ME ON THIS

30th

DAY OF JUNE, 2009.





RECEIPT FOR PAYMENT
=====

Lycoming County Pennsylvania
48 W 3rd Street
Williamsport PA 17701

Receipt Date 06/29/2009
Receipt Time 10:39:07
Receipt No. 1029494

BANK OF NEW YORK ET AL (VS) HEATHER J LONG

Case Number 2008-02070 T
Service Info
Remarks DEPOSIT FOR SERVICE

Total Check... +	75.00	Number ..	4402
Total Cash.... +	.00		
Cash Out..... -	.00		
<hr/>			
Receipt total. =	75.00		

----- Distribution Of Payment -----

Transaction Description	Payment Amount	
ADVANCE PAYMENT	75.00	COLUMBIA COUNTY SHERIFF
	<hr/>	
	75.00	

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

THE BANK OF NEW YORK MELLON AS
TRUSTEE FOR POPULAR MORTGAGE
SERVICING, INC., MORTGAGE/PASS
THROUGH CERTIFIED SERIES #2006-e

124ED2009

VS

MORTGAGE FORECLOSURE

HEATHER J. LONG

NOW, WEDNESDAY, JUNE 24, 2009, I, HON. TIMOTHY T. CHAMBERLAIN, HIGH SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA, DO HEREBY DEPUTIZE THE SHERIFF OF LYCOMING COUNTY PENNSYLVANIA, TO EXECUTE THIS WRIT DEPUTATION BEING MADE AT THE REQUEST AND RISK OF THE PLAINTIFF, PERSON TO SERVE, HEATHER LONG, AT 677 MOSQUITO VALLEY ROAD, WILLIAMSPORT, PA

TIMOTHY T. CHAMBERLAIN
SHERIFF
COLUMBIA COUNTY, PENNSYLVANIA

Chairman
Thomas Evans
Vice Chairman
George Turner
Treasurer
Claude Renninger
Secretary-Asst. Treasurer
Carol L. Mas
Solicitor
Gary E. Norton, Esq.

**MUNICIPAL AUTHORITY
of the
TOWN OF BLOOMSBURG**

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

Board of Directors

Thomas Evans
Andrew D. Keister
Lawrence L. Mack
George Turner
Claude Renninger

July 20, 2009

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

RE: Heather Long
744-746 Center Street
Bloomsburg, Pa. 17815

DOCKET # 124ED2009

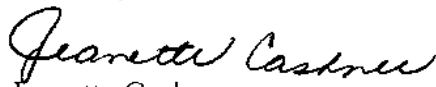
JD # 2070JD2008

Dear Sheriff Chamberlain:

In response to your notification regarding the pending Sheriff's Sale on the referenced property, the Bloomsburg Municipal Authority would like to inform you of a claim it holds against this property for unpaid sewer charges totaling \$523.32.

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

Sincerely,


Jeanette Cashner
Office Manager

THIS DOCUMENT HAS A COLORED BACKGROUND AND INVISIBLE FLUORESCENT FIBERS - VIEW UNDER BLACK LIGHT

LYCOMING COUNTY SHERIFF'S OFFICE

Charles T. Brewer, Sheriff
48 W. Third Street, Williamsport, PA 17701

Susquehanna Bank PA
Williamsport, PA 17701

60-912 87
313

CHECK DATE

CHECK NUMBER

PAY THIS AMOUNT

06/30/2009

11134

\$50.46

*****Fifty And 46/100 Dollars

TO THE ORDER OF

COLUMBIA COUNTY SHERIFF
COURTHOUSE
PO BOX 380
BLOOMSBURG, PA 17815

08-02070 T

MICRO-PRINT SIGNATURE LINE - MAGNIFY TO VIEW

011134 031309123 1055149208

Charles T. Brewer

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 6/18/2009

SERVICE# 2 - OF - 13 SERVICES
DOCKET # 124ED2009

PLAINTIFF

THE BANK OF NEW YORK MELLON AS TRUSTEE FOR
POPULAR MORTGAGE SERVICING, INC.,
MORTGAGE/PASS THROUGH CERTIFIED SERIES #2006-e

DEFENDANT

HEATHER J. LONG

ATTORNEY FIRM

MILSTEAD & ASSOCIATES, LLC

PERSON/CORP TO SERVED

PAPERS TO SERVED

TENANT(S)

MORTGAGE FORECLOSURE

744 CENTER STREET

BLOOMSBURG

SERVED UPON Posted - house vacant

RELATIONSHIP _____ IDENTIFICATION _____

DATE 6-29-09 TIME 1321 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

6-29-09 1104 4 L.C - house empty

DEPUTY

DATE

6-29-09

- By middle Ave

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 6/18/2009

SERVICE# 3 - OF - 13 SERVICES
DOCKET # 124ED2009

PLAINTIFF THE BANK OF NEW YORK MELLON AS TRUSTEE FOR
POPULAR MORTGAGE SERVICING, INC.,
MORTGAGE/PASS THROUGH CERTIFIED SERIES #2006-e

DEFENDANT HEATHER J. LONG
ATTORNEY FIRM MILSTEAD & ASSOCIATES, LLC

PERSON/CORP TO SERVED
TENANT(S)
746 CENTER STREET
BLOOMSBURG

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Posted - house vacant

RELATIONSHIP _____ IDENTIFICATION _____

DATE 6-29-09 TIME 1322 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
	<u>6-29-09</u>	<u>1103</u>	<u>4</u>	<u>L.C - house empty</u>

DEPUTY J. Miller DATE 6-29-09

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 6/18/2009

SERVICE# 6 - OF - 13 SERVICES
DOCKET # 124ED2009

PLAINTIFF THE BANK OF NEW YORK MELLON AS TRUSTEE FOR
POPULAR MORTGAGE SERVICING, INC.,
MORTGAGE/PASS THROUGH CERTIFIED SERIES #2006-c

DEFENDANT HEATHER J. LONG
ATTORNEY FIRM MILSTEAD & ASSOCIATES, LLC

PERSON/CORP TO SERVED	PAPERS TO SERVED
BLOOMSBURG SEWER	MORTGAGE FORECLOSURE
2ND STREET	
BLOOMSBURG	

SERVED UPON ~~JEANETTE~~ JEANETTE CASHNER

RELATIONSHIP OFFICE MANAGER IDENTIFICATION

DATE 6-25-9 TIME 1245 MILEAGE OTHER

Race Sex Height Weight Eyes Hair Age Military

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA POB ☒ POE CCSC
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)

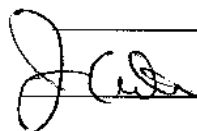
ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY



DATE 6-25-9

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 6/18/2009

SERVICE# 5 - OF - 13 SERVICES
DOCKET # 124ED2009

PLAINTIFF

THE BANK OF NEW YORK MELLON AS TRUSTEE FOR
POPULAR MORTGAGE SERVICING, INC.,
MORTGAGE/PASS THROUGH CERTIFIED SERIES #2006-c

DEFENDANT
ATTORNEY FIRM

HEATHER J. LONG
MILSTEAD & ASSOCIATES, LLC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON MARY

RELATIONSHIP Tax-Collector IDENTIFICATION _____

DATE 6-25-9 TIME 1240 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

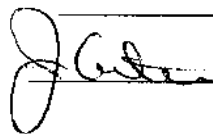
TIME

OFFICER

REMARKS

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

DEPUTY



DATE 6-25-9

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 6/18/2009

SERVICE# 7 - OF - 13 SERVICES
DOCKET # 124ED2009

PLAINTIFF

THE BANK OF NEW YORK MELLON AS TRUSTEE FOR
POPULAR MORTGAGE SERVICING, INC.,
MORTGAGE/PASS THROUGH CERTIFIED SERIES #2006-e

DEFENDANT
ATTORNEY FIRM

HEATHER J. LONG
MILSTEAD & ASSOCIATES, LLC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Maureen Cole

RELATIONSHIP customer service IDENTIFICATION _____

DATE 6-25-09 TIME 0920 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 Allison

DATE

6-25-09

COUNTY OF COLUMBIA
REAL ESTATE TAX LIEN CERTIFICATE

DATE: 24-JUN-09

FEE: \$5.00

CERT. NO: 6302

LONG HEATHER J
744 CENTER STREET
BLOOMSBURG PA 17815

DISTRICT: TOWN OF BLOOMSBURG
DEED: 20020-4413
LOCATION: 744 746 CENTER ST BLOOMSBURG
PARCEL: 05W-03 -192-01,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING	COSTS	TOTAL AMOUNT DUE
2008	PRIM	713.16	18.46		0.00	731.62
TOTAL DUE :						\$731.62

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: October ,2009

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF
DECEMBER 31, 2008

REQUESTED BY:

Timothy T. Chamberlain, Sheriff dm.

COUNTY OF COLUMBIA
REAL ESTATE TAX LIEN CERTIFICATE

DATE:24-JUN-09

FEE:\$5.00

CERT. NO:6301

LONG HEATHER J
744 CENTER ST
BLOOMSBURG PA 17815

DISTRICT: TOWN OF BLOOMSBURG
DEED 20020-4413
LOCATION: 746 CENTER ST
PARCEL: 05W-03 -192-00,000

YEAR	BILL ROLL	AMOUNT	INTEREST	-----PENDING----- COSTS	TOTAL AMOUNT DUE
2008	PRIM	1,041.65	27.96	0.00	1,069.61
TOTAL DUE :					\$1,069.61

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: October ,2009

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF
DECEMBER 31, 2008

REQUESTED BY:

Timothy T. Chamberlain, Sheriff dm.

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 6/18/2009

SERVICE# 10 - OF - 13 SERVICES
DOCKET # 124ED2009

PLAINTIFF THE BANK OF NEW YORK MELLON AS TRUSTEE FOR
POPULAR MORTGAGE SERVICING, INC.,
MORTGAGE/PASS THROUGH CERTIFIED SERIES #2006-e

DEFENDANT HEATHER J. LONG
ATTORNEY FIRM MILSTEAD & ASSOCIATES, LLC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON Renae Newhart

RELATIONSHIP Office manager IDENTIFICATION _____

DATE 6-24-09 TIME 1318 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. Allison

DATE

6-24-09

REAL ESTATE OUTLINE

ED # 124-09

DATE RECEIVED 6-28-09
DOCKET AND INDEX 6-24-09

CHECK FOR PROPER INFO.

WRIT OF EXECUTION ✓
COPY OF DESCRIPTION ✓
WHEREABOUTS OF LKA ✓
NON-MILITARY AFFIDAVIT ✓
NOTICES OF SHERIFF SALE ✓
WAIVER OF WATCHMAN ✓
AFFIDAVIT OF LIENS LIST ✓
CHECK FOR \$1,350.00 OR ✓ CK# 60803
****IF ANY OF ABOVE IS MISSING DO NOT PROCEED****

SALE DATE Sept. 2, 09 TIME 0930
POSTING DATE July 23, 09
ADV. DATES FOR NEWSPAPER
1ST WEEK Aug. 10
2ND WEEK 17
3RD WEEK 24, 09

SHERIFF'S SALE

WEDNESDAY SEPTEMBER 2, 2009 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 124 OF 2009 ED AND CIVIL WRIT NO. 2070 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 THOSE CERTAIN pieces, parcels and tracts of land situate in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1:

BEGINNING at a spike at the Northwest corner of Center and Eighth Street; THENCE along the Northerly right-of-way of Eighth Street South $64^{\circ} 50'$ West, 90.00 feet to a point at the Southeast corner of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of said Young North $25^{\circ} 00'$ West, 17.90 feet to a point and other lands now or formerly of Ethel C. Smith; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage North $64^{\circ} 40'$ East, 37.93 feet to a point in the Westerly wall of a 2 story frame house; THENCE through said wall South $25^{\circ} 20'$ East, 1.70 feet to a point in the center partition of said house; THENCE through said partition North $64^{\circ} 40'$ East, 52.06 feet to a point on the Westerly right-of-way of Center Street; THENCE along said right-of-way South $25^{\circ} 00'$ East, 16.47 feet to the place of BEGINNING. The description prepared in accordance with draft of Survey of T. Bryce James, RS., dated March 13, 1969.

TRACT NO. 2:

BEGINNING at a point on the Westerly right of way of Center Street, said point being 16.47 feet distant on a course running North $25^{\circ} 00'$ West from a spike at the Northwest corner of Center and Eighth Streets, thence along other lands now or formerly of Ethel C. Smith and through the center of the partition of a two story frame house, South $64^{\circ} 40'$ West, 52.06 feet to a point in the Westerly wall of said house; THENCE through said wall North $25^{\circ} 20'$ West, 1.70 feet to a point; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage, South $64^{\circ} 40'$ West, 37.93 feet to a point on the Easterly line of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of lands now or formerly of said Young, North $25^{\circ} 00'$ West, 22.10 feet to a point at the Southwest corner of lands of the First National Bank; THENCE along lands of said Bank North $64^{\circ} 50'$ East, 90.00 feet to a point on the Westerly right of way of Center Street; THENCE along said right of way, South $25^{\circ} 00'$ East, 23.53 feet to the place of BEGINNING.

Being known as 744-746 Center Street, Bloomsburg, PA 17815

Tax Parcel Number: 05W-03-192 and 05W-03-192-01

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
Mary Harbert-Bell
220 Lake Drive East
Cherry Hill, NJ 08002

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

SHERIFF'S SALE

WEDNESDAY SEPTEMBER 2, 2009 AT 9:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 124 OF 2009 ED AND CIVIL WRIT NO. 2070 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:

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TRACT NO. 1:

BEGINNING at a spike at the Northwest corner of Center and Eighth Street; THENCE along the Northerly right-of-way of Eighth Street South 64° 50' West, 90.00 feet to a point at the Southeast corner of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of said Young North 25° 00' West, 17.90 feet to a point and other lands now or formerly of Ethel C. Smith; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage North 64° 40' East, 37.93 feet to a point in the Westerly wall of a 2 story frame house; THENCE through said wall South 25° 20' East, 1.70 feet to a point in the center partition of said house; THENCE through said partition North 64° 40' East, 52.06 feet to a point on the Westerly right-of-way of Center Street; THENCE along said right-of-way South 25° 00' East, 16.47 feet to the place of BEGINNING. The description prepared in accordance with draft of Survey of T. Bryce James, RS., dated March 13, 1969.

TRACT NO. 2:

BEGINNING at a point on the Westerly right of way of Center Street, said point being 16.47 feet distant on a course running North 25° 00' West from a spike at the Northwest corner of Center and Eighth Streets, thence along other lands now or formerly of Ethel C. Smith and through the center of the partition of a two story frame house, South 64° 40' West, 52.06 feet to a point in the Westerly wall of said house; THENCE through said wall North 25° 20' West, 1.70 feet to a point; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage, South 64° 40' West, 37.93 feet to a point on the Easterly line of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of lands now or formerly of said Young, North 25° 00' West, 22.10 feet to a point at the Southwest corner of lands of the First National Bank; THENCE along lands of said Bank North 64° 50' East, 90.00 feet to a point on the Westerly right of way of Center Street; THENCE along said right of way, South 25° 00' East, 23.53 feet to the place of BEGINNING.

Being known as 744-746 Center Street, Bloomsburg, PA 17815

Tax Parcel Number: 05W-03-192 and 05W-03-192-01

TERMS OF SALE

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

Plaintiff's Attorney
Mary Harbert-Bell
220 Lake Drive East
Cherry Hill, NJ 08002

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

SHERIFF'S SALE

WEDNESDAY SEPTEMBER 2, 2009 AT 9:30 AM

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TRACT NO. 1:

BEGINNING at a spike at the Northwest corner of Center and Eighth Street; THENCE along the Northerly right-of-way of Eighth Street South $64^{\circ} 50'$ West, 90.00 feet to a point at the Southeast corner of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of said Young North $25^{\circ} 00'$ West, 17.90 feet to a point and other lands now or formerly of Ethel C. Smith; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage North $64^{\circ} 40'$ East, 37.93 feet to a point in the Westerly wall of a 2 story frame house; THENCE through said wall South $25^{\circ} 20'$ East, 1.70 feet to a point in the center partition of said house; THENCE through said partition North $64^{\circ} 40'$ East, 52.06 feet to a point on the Westerly right-of-way of Center Street; THENCE along said right-of-way South $25^{\circ} 00'$ East, 16.47 feet to the place of BEGINNING. The description prepared in accordance with draft of Survey of T. Bryce James, RS., dated March 13, 1969.

TRACT NO. 2:

BEGINNING at a point on the Westerly right of way of Center Street, said point being 16.47 feet distant on a course running North $25^{\circ} 00'$ West from a spike at the Northwest corner of Center and Eighth Streets, thence along other lands now or formerly of Ethel C. Smith and through the center of the partition of a two story frame house, South $64^{\circ} 40'$ West, 52.06 feet to a point in the Westerly wall of said house; THENCE through said wall North $25^{\circ} 20'$ West, 1.70 feet to a point; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage, South $64^{\circ} 40'$ West, 37.93 feet to a point on the Easterly line of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of lands now or formerly of said Young, North $25^{\circ} 00'$ West, 22.10 feet to a point at the Southwest corner of lands of the First National Bank; THENCE along lands of said Bank North $64^{\circ} 50'$ East, 90.00 feet to a point on the Westerly right of way of Center Street; THENCE along said right of way, South $25^{\circ} 00'$ East, 23.53 feet to the place of BEGINNING.

Being known as 744-746 Center Street, Bloomsburg, PA 17815

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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
Mary Harbert-Bell
220 Lake Drive East
Cherry Hill, NJ 08002

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

**The Bank of New York Mellon as Trustee
for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series #
2006-E.,**

Plaintiff,

Vs.

Heather J. Long,

Defendant(s)

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

**WRIT OF EXECUTION
(Mortgage Foreclosure)**

NO.: 2008-CV-2070

2009-ED-124

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

COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF COLUMBIA:

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

744-746 Center Street, Bloomsburg, PA 17815
(see legal description attached)

AMOUNT DUE	\$136,981.60
INTEREST	
From 05/22/2009 to Date	\$
of Sale at \$22.52 per diem	
TOTAL DUE	\$
Plus costs as endorsed	

Dated: 6-18-09

(SEAL)

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

ALL THOSE CERTAIN pieces, parcels and tracts of land situate in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1:

BEGINNING at a spike at the Northwest corner of Center and Eighth Street; THENCE along the Northerly right-of-way of Eighth Street South $64^{\circ} 50'$ West, 90.00 feet to a point at the Southeast corner of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of said Young North $25^{\circ} 00'$ West, 17.90 feet to a point and other lands now or formerly of Ethel C. Smith; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage North $64^{\circ} 40'$ East, 37.93 feet to a point in the Westerly wall of a 2 story frame house; THENCE through said wall South $25^{\circ} 20'$ East, 1.70 feet to a point in the center partition of said house; THENCE through said partition North $64^{\circ} 40'$ East, 52.06 feet to a point on the Westerly right-of-way of Center Street; THENCE along said right-of-way South $25^{\circ} 00'$ East, 16.47 feet to the place of BEGINNING. The description prepared in accordance with draft of Survey of T. Bryce James, R.S., dated March 13, 1969.

TRACT NO. 2:

BEGINNING at a point on the Westerly right of way of Center Street, said point being 16.47 feet distant on a course running North $25^{\circ} 00'$ West from a spike at the Northwest corner of Center and Eighth Streets, thence along other lands now or formerly of Ethel C. Smith and through the center of the partition of a two-story frame house, South $64^{\circ} 40'$ West, 52.06 feet to a point in the Westerly wall of said house; THENCE through said wall North $25^{\circ} 20'$ West, 1.70 feet to a point; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage, South $64^{\circ} 40'$ West, 37.93 feet to a point on the Easterly line of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of lands now or formerly of said Young, North $25^{\circ} 00'$ West, 22.10 feet to a point at the Southwest corner of lands of the First National Bank; THENCE along lands of said Bank North $64^{\circ} 50'$ East, 90.00 feet to a point on the Westerly right of way of Center Street; THENCE along said right of way, South $25^{\circ} 00'$ East, 23.53 feet to the place of BEGINNING.

Being known as 744-746 Center Street, Bloomsburg, PA 17815

Tax Parcel Number: 05W-03-192 and 05W-03-192-01

{00353587}

MILSTEAD & ASSOCIATES, LLC
BY: Mary L. Harbert-Bell, Esquire
ID No. 80763
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400
Attorney for Plaintiff

**The Bank of New York Mellon as Trustee
for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series #
2006-E.,**

Plaintiff,

Vs.

Heather J. Long,

Defendant.

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2008-CV-2070

**AFFIDAVIT OF SERVICE
PURSUANT TO RULE 3129.1**

2009-ED-124

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA

**The Bank of New York Mellon as Trustee for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series # 2006-E.,** Plaintiff in the above entitled cause of
action, sets forth as of the date the praecipe for writ of execution was filed the following
information concerning the real property located at 744-746 Center Street, Bloomsburg, PA
17815:

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

Heather J. Long
677 Mosquito Valley Road
Williamsport, PA 17702

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

Same as above

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

None Known

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

{00353587}

The Bank of New York Mellon as Trustee for
Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series # 2006-
E.
(Plaintiff herein)
4828 Loop Central Drive
Houston, TX 77081

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

None Known

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

None Known


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

Tenant/Occupant
744-746 Center Street
Bloomsburg, PA 17815

Department of Domestic Relations
Columbia County Courthouse
P. O. Box 380
Bloomsburg, PA 17815

Commonwealth of Pennsylvania
Department of Welfare
P.O. Box 2675
Harrisburg, PA 17105

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



Mary L. Harbert-Bell, Esquire
Attorney for Plaintiff

Date: June 11, 2009

MILSTEAD & ASSOCIATES, LLC
BY: Mary L. Harbert-Bell, Esquire
ID No. 80763
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400
Attorney for Plaintiff

**The Bank of New York Mellon as Trustee
for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series #
2006-E.,**

Plaintiff,

Vs.

Heather J. Long,

Defendant.

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2008-CV-2070

**AFFIDAVIT OF SERVICE
PURSUANT TO RULE 3129.1**

2009 ED-124

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA

**The Bank of New York Mellon as Trustee for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series # 2006-E.,** Plaintiff in the above entitled cause of
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information concerning the real property located at 744-746 Center Street, Bloomsburg, PA
17815:

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

Heather J. Long
677 Mosquito Valley Road
Williamsport, PA 17702

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

Same as above

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

None Known

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

{00353587}

The Bank of New York Mellon as Trustee for
Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series # 2006-
E.
(Plaintiff herein)
4828 Loop Central Drive
Houston, TX 77081

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

None Known

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

None Known

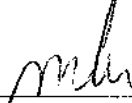
7. Name and address of every person of whom the plaintiff has knowledge who has any
interest in the property which may be affected by the sale:

Tenant/Occupant
744-746 Center Street
Bloomsburg, PA 17815

Department of Domestic Relations
Columbia County Courthouse
P. O. Box 380
Bloomsburg, PA 17815

Commonwealth of Pennsylvania
Department of Welfare
P.O. Box 2675
Harrisburg, PA 17105

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



Mary L. Harbert-Bell, Esquire
Attorney for Plaintiff

Date: June 11, 2009

{00353587}

MILSTEAD & ASSOCIATES, LLC
BY: Mary L. Harbert-Bell, Esquire
ID No. 80763
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

**The Bank of New York Mellon as Trustee
for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series #
2006-E.,**

Plaintiff,

Vs.

**Heather J. Long,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2008-CV-2070

CERTIFICATION


2009-ED-124

CERTIFICATION

Mary L. Harbert-Bell, Esquire, hereby verifies that she is attorney for the Plaintiff in the above captioned matter, and that the premises are not subject to the provisions of Act 91 because it is:

- ☐ An FHA Mortgage
- ☐ Non-owner occupied
- ☐ Vacant
- ☒ Act 91 Procedures have been fulfilled

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



Mary L. Harbert-Bell, Esquire
Attorney for Plaintiff

Date: June 11, 2009

MILSTEAD & ASSOCIATES, LLC
BY: Mary L. Harbert-Bell, Esquire
ID No. 80763
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

**The Bank of New York Mellon as Trustee
for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series #
2006-E.,**

Plaintiff,

Vs.

**Heather J. Long,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2008-CV-2070

CERTIFICATION

2009-ED-124

CERTIFICATION

Mary L. Harbert-Bell, Esquire, hereby verifies that she is attorney for the Plaintiff in the above captioned matter, and that the premises are not subject to the provisions of Act 91 because it is:

- ☐ An FHA Mortgage
- ☐ Non-owner occupied
- ☐ Vacant
- ☒ Act 91 Procedures have been fulfilled

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



Mary L. Harbert-Bell, Esquire
Attorney for Plaintiff

Date: June 11, 2009

MILSTEAD & ASSOCIATES, LLC
BY: Mary L. Harbert-Bell, Esquire
ID No. 80763
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

Attorney for Plaintiff

**The Bank of New York Mellon as Trustee
for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series #
2006-E.,**

Plaintiff,

Vs.

**Heather J. Long,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2008-CV-2070

2009-ED-124

VERIFICATION OF NON-MILITARY SERVICE

Mary L. Harbert-Bell, Esquire, hereby verifies that she is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, she has knowledge of the following facts, to wit:

1. that the defendant is not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Soldier' and Sailors' Civil Relief Act of Congress of 1940, as amended,

2. defendant, Heather J. Long, is over 18 years of age and resides at 231 Railroad Street, Bloomsburg, PA 17815.



Mary L. Harbert-Bell, Esquire

MILSTEAD & ASSOCIATES, LLC
BY: Mary L. Harbert-Bell, Esquire
ID No. 80763
220 Lake Drive East, Suite 301
Cherry Hill, NJ 08002
(856) 482-1400

Attorney for Plaintiff

**The Bank of New York Mellon as Trustee
for Popular Mortgage Servicing, Inc.,
Mortgage/pass through certified series #
2006-E.,**

Plaintiff,

Vs.

**Heather J. Long,
Defendant.**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2008-CV-2070

**NOTICE OF SHERIFF'S SALE OF
REAL PROPERTY PURSUANT
TO PA.R.C.P.3129**

2009-ED-124

TAKE NOTICE:

Your house (real estate) at 744-746 Center Street, Bloomsburg, PA 17815, is scheduled to be sold at sheriff's sale on _____ at _____ in the Columbia County Sheriff's Office, 35 West Main Street, Bloomsburg, PA 17815 to enforce the Court Judgment of \$136,981.60 obtained by The Bank of New York Mellon as Trustee for Popular Mortgage Servicing, Inc., Mortgage/pass through certified series # 2006-E..

NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the bid price by calling Milstead & Associates at 856-482-1400.

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

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

4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.

5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the Buyer. At that time, the Buyer may bring legal proceedings to evict you.

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

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

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

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

1.09312

{00353587}

ALL THOSE CERTAIN pieces, parcels and tracts of land situate in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1:

BEGINNING at a spike at the Northwest corner of Center and Eighth Street; THENCE along the Northerly right-of-way of Eighth Street South $64^{\circ} 50'$ West, 90.00 feet to a point at the Southeast corner of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of said Young North $25^{\circ} 00'$ West, 17.90 feet to a point and other lands now or formerly of Ethel C. Smith; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage North $64^{\circ} 40'$ East, 37.93 feet to a point in the Westerly wall of a 2 story frame house; THENCE through said wall South $25^{\circ} 20'$ East, 1.70 feet to a point in the center partition of said house; THENCE through said partition North $64^{\circ} 40'$ East, 52.06 feet to a point on the Westerly right-of-way of Center Street; THENCE along said right-of-way South $25^{\circ} 00'$ East, 16.47 feet to the place of BEGINNING. The description prepared in accordance with draft of Survey of T. Bryce James, R.S., dated March 13, 1969.

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Being known as 744-746 Center Street, Bloomsburg, PA 17815

Tax Parcel Number: 05W-03-192 and 05W-03-192-01

{00353587}

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Being known as 744-746 Center Street, Bloomsburg, PA 17815

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BEGINNING at a spike at the Northwest corner of Center and Eighth Street; THENCE along the Northerly right-of-way of Eighth Street South 64° 50' West, 90.00 feet to a point at the Southeast corner of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of said Young North 25° 00' West, 17.90 feet to a point and other lands now or formerly of Ethel C. Smith; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage North 64° 40' East, 37.93 feet to a point in the Westerly wall of a 2 story frame house; THENCE through said wall South 25° 20' East, 1.70 feet to a point in the center partition of said house; THENCE through said partition North 64° 40' East, 52.06 feet to a point on the Westerly right-of-way of Center Street; THENCE along said right-of-way South 25° 00' East, 16.47 feet to the place of BEGINNING. The description prepared in accordance with draft of Survey of T. Bryce James, R.S., dated March 13, 1969.

TRACT NO. 2:

BEGINNING at a point on the Westerly right of way of Center Street, said point being 16.47 feet distant on a course running North 25° 00' West from a spike at the Northwest corner of Center and Eighth Streets, thence along other lands now or formerly of Ethel C. Smith and through the center of the partition of a two-story frame house, South 64° 40' West, 52.06 feet to a point in the Westerly wall of said house; THENCE through said wall North 25° 20' West, 1.70 feet to a point; THENCE along other lands now or formerly of Ethel C. Smith and through a frame garage, South 64° 40' West, 37.93 feet to a point on the Easterly line of lands now or formerly of Robert L. and Jean M. Young; THENCE along the Easterly line of lands now or formerly of said Young, North 25° 00' West, 22.10 feet to a point at the Southwest corner of lands of the First National Bank; THENCE along lands of said Bank North 64° 50' East, 90.00 feet to a point on the Westerly right of way of Center Street; THENCE along said right of way, South 25° 00' East, 23.53 feet to the place of BEGINNING.

Being known as 744-746 Center Street, Bloomsburg, PA 17815

Tax Parcel Number: 05W-03-192 and 05W-03-192-01

{00353587}

SHORT DESCRIPTION

DOCKET NO: 2008-CV-2070

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

TAX PARCEL NO: 05W-03-192 and 05W-03-192-01

PROPERTY ADDRESS 744-746 Center Street
Bloomsburg, PA 17815

IMPROVEMENTS: a Residential Dwelling

SOLD AS THE PROPERTY OF: Heather J. Long

ATTORNEY'S NAME: Mary L. Harbert-Bell, Esquire

SHERIFF'S NAME: Timothy T. Chamberlain

SHORT DESCRIPTION

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WAIVER OF WATCHMAN

Any Deputy Sheriff levying upon or attaching any property under within writ may leave same with a watchman, in custody of whomever is found in possession, after notifying person of such levy or attachment, without liability on the part of such deputy or the sheriff to any Plaintiff herein for any loss, destruction or removal of any such property before Sheriff=s Sale thereof; and the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Mary L. Harbert-Bell, Esquire
Attorney for Plaintiff

MILSTEAD & ASSOCIATES, LLC

Attorneys at Law

Woodland Falls Corporate Park

220 Lake Drive East, Ste 301

Cherry Hill, New Jersey 08002

TEL (856) 482-1400 FAX (856) 482-9190

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Lisa Ann Thomas, Foreclosure Administrator
lthomas@milsteadlaw.com

Philadelphia Address:

235 South 13th Street

Philadelphia, PA 19107

Please Reply To: NJ Office
Our File No. 1.09312

June 11, 2009

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

**Re: The Bank of New York Mellon as Trustee for Popular
Mortgage Servicing, Inc., Mortgage/pass through
certified series # 2006-E. vs. Heather J. Long
List property for Sheriff's Sale/Service of Defendants**

Dear Sir/Madam:

Please serve the defendant(s) as listed below:

Heather J. Long - 231 Railroad Street, Bloomsburg, PA 17815.

Also post the handbill on the mortgage premises listed below:

744-746 Center Street, Bloomsburg, PA 17815

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

Thank you for your attention to this matter.

Very truly yours,

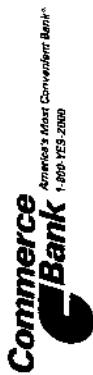


Pat Wilkins
Paralegal

{00353587}

60683

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



55-136/312

DATE

CHECK

AMOUNT

06/11/09

**\$1,350.00

PAY
TO THE
ORDER
OF

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

Columbia County Sheriff

ATTOENEY BUSINESS ACCOUNT

⑈060683⑈ ⑈031201360⑈ 67 8306 2⑈