

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

1072 Four Three VS 20 to 1000000

NO. 25 00 ED NO. 1128 00 JD

DATE/TIME OF SALE: June 21 1987

BID PRICE (INCLUDES COST) \$ 2497.36

POUNDAGE - 2% OF BID \$ 45.95

TRANSFER TAX - 2% OF FAIR MKT \$ 0.00

MISC. COSTS \$ 0.00

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2345.31

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): 

TOTAL DUE: \$ 2345.31

LESS DEPOSIT: \$ 1352.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 993.31

SHERIFF'S SALE COST SHEET

Craig Ann Triguero VS. South Waukegan
 NO. 65-09 ED NO. 2/30 08 JD DATE/TIME OF SALE 5:00 PM 4/1/00

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>25.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>25.50</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>1.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	\$ <u>5.00</u>	
NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>404.50</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>147.25</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>167.25</u>

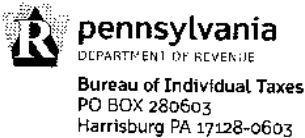
PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>11.50</u>	
TOTAL *****		\$ <u>21.50</u>

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

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

SURCHARGE FEE (DSTE)	\$ <u>120.00</u>	
MISC. <u>Noted to</u>	\$ <u>78.00</u>	
TOTAL *****		\$ <u>198.00</u>

TOTAL COSTS (OPENING BID) \$ 887.35



REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

RECORDER'S USE ONLY

State Tax Paid

Book Number

Page Number

Date Recorded

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is not set forth in the deed, (2) the deed is without consideration or by gift, or (3) a tax exemption is claimed. A Statement of Value is not required if the transfer is wholly exempt from tax based on family relationship or public utility easement. If more space is needed, attach additional sheets.

A. CORRESPONDENT - All inquiries may be directed to the following person:

Name: Kristine A. Anthou, Esquire Grenen & Birsic, PC Telephone Number: (412) 281-7650
Street Address: One Gateway Center, Ninth Floor City: Pittsburgh State: PA ZIP Code: 15222

B. TRANSFER DATA

Date of Acceptance of Document

Grantor(s)/Lessor(s) Columbia County Sheriff			Grantee(s)/Lessee(s) Homesales, Inc.		
Street Address 35 West Main Street			Street Address 3415 Vision Drive		
City Bloomsburg	State PA	ZIP Code 17815	City Columbus	State OH	ZIP Code 42319

C. REAL ESTATE LOCATION

Street Address: 672 Bear Gap Road City, Township, Borough: Township of Cleveland
County: Columbia School District: Township of Cleveland Tax Parcel Number: 13-08-036-02-000

D. VALUATION DATA

1. Actual Cash Consideration 2,297.36	2. Other Consideration + 0.00	3. Total Consideration = 2,297.36
4. County Assessed Value 21,845.00	5. Common Level Ratio Factor X 3.69	6. Fair Market Value = 80,608.05

E. EXEMPTION DATA

1a. Amount of Exemption Claimed 0.00	1b. Percentage of Grantor's Interest in Real Estate 100	1c. Percentage of Grantor's Interest Conveyed 100
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2. Check Appropriate Box Below for Exemption Claimed

- ☐ Will or intestate succession. _____ (Name of Decedent) _____ (Estate File Number)
- ☐ Transfer to Industrial Development Agency.
- ☐ Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer between principal and agent/straw party. (Attach complete copy of agency/straw party agreement.)
- ☐ Transfers to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☐ Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of Mortgage and note/Assignment.)
- ☐ Corrective or confirmatory deed. (Attach complete copy of the deed to be corrected or confirmed.)
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☐ Other (Please explain exemption claimed, if other than listed above.) _____

Under penalties of law, I declare that I have examined this statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party

Kristine A. Anthou

Date

8/24/07

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH REQUESTED DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.

GRENNEN & BIRSIC PC
IOLTA ACCOUNT
ONE GATEWAY CENTER 9TH FLOOR
PITTSBURGH, PA 15222-1416
PH. 412-281-7650

CITIZENS BANK
PENNSYLVANIA

501842

501842

3-7615/360
635

****Two Thousand Fourteen dollars and Eleven cents****

FOR THE
ORDER
OF

Columbia County Sheriff

For Transfer Taxes

⑈501842⑈ ⑆036076150⑆ 6214105198⑈

AUTHORIZED SIGNATURE

MP

Security Features Included

Details on Back.

GRENNEN & BIRSIC, P.C.
1 GATEWAY CENTER, 9TH FLOOR
PITTSBURGH, PA 15222
(412) 281-7650

STBank

MEMBER FDIC
1-800-325-1228
www.stbank.com

60-685-433

120582

****Nine hundred Ninety Three dollars and Thirty One cents****

PAY
TO THE
ORDER
OF

Columbia County Sheriff

DATE

08/27/2009

AMOUNT

\$993.31

For Balance due from sheriff sale

⑈120582⑈ ⑆043306855⑆ 3001874506⑈

AUTHORIZED SIGNATURE

Security features. Details on back.

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P.O. BOX 380

BLOOMSBURG, PA 17815

FAX: (570) 389-5625

PHONE
(570) 389-5622

24 HOUR PHONE
(570) 784-6300

FACSIMILE TRANSMITTAL SHEET

TO: Laura Stanger FROM: Criminal Justice
COMPANY: _____ DATE: 8-26-09
FAX NUMBER: _____ TOTAL NO. OF PAGES INCLUDING COVER: 2
PHONE NUMBER: _____ SENDER'S REFERENCE NUMBER: _____
RE: _____ YOUR REFERENCE NUMBER: _____

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

NOTES/COMMENTS:

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

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 June 3, 10, 17, 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.

.....Barry.....
Sworn and subscribed to before me this 17th day of June, 2009.

.....[Signature].....
(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.

.....

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.

CHASE HOME FINANCE LLC

VS.

KEVIN MARKOWSKI

WRIT OF EXECUTION #65 OF 2009 ED

POSTING OF PROPERTY

May 22, 2009 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE
PROPERTY OF KEVIN MARKOWSKI AT 672 BEAR GAP ROAD ELYSBURG
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY
COLUMBIA COUNTY DEPUTY SHERIFF CHARLES CARROLL.

SO ANSWERS:

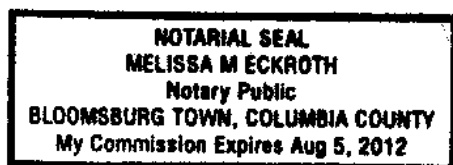
DEPUTY SHERIFF

TIMOTHY T. CHAMBERLAIN
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 26TH DAY OF MAY 2009

Melissa M Eckroth



GRENN & BIRSIC, P.C.

ATTORNEYS AT LAW

One Gateway Center
Nine West
Pittsburgh, Pennsylvania 15222
(412) 281-7650
FAX (412) 281-7657

May 26, 2009

Sheriff of Columbia County
Columbia County Courthouse

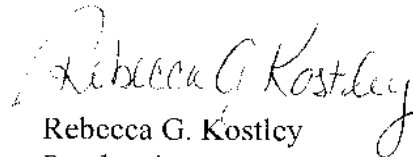
Re: Chase Home Finance LLC vs. Markowski
Case #2008-CV-2138; Sale Date: 6/24/2009

Dear Madam or Sir:

Enclosed please find copies of the Pa. R.C.P. Rule 3129.2(c) Defendant/Owners Affidavit of Service, and Pa. R.C.P. Rule 3129.2(c)(2) Lienholder Affidavit of Service and extra copies of the cover pages with respect to the above-referenced matter. The originals have been filed with the Prothonotary's Office. Kindly stamp the extra cover pages indicating that you have received your copies and return them to us in the self-addressed, stamped envelope which we have provided.

Thank you for your assistance in this matter. If you have any questions or need anything further, please call me.

Very truly yours,


Rebecca G. Kostley
Paralegal

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA

CIVIL DIVISION

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

Plaintiff,

vs.

KEVIN P. MARKOWSKI,

Defendant.

NO.: 2008-CV-2138

TYPE OF PLEADING:

Pa. R.C.P. RULE 3129.2(c)
AFFIDAVIT OF SERVICE
DEFENDANTS/OWNERS

FILED ON BEHALF OF PLAINTIFF:

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

COUNSEL OF RECORD FOR THIS
PARTY:

Kristine M. Anthou, Esquire
Pa. I.D. #77991

Brian M. Kile, Esquire
Pa. I.D. #89240

GRENN & BIRSIC, P.C.
One Gateway Center
Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

SALE DATE: 6/24/2009

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA
CIVIL DIVISION

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

Plaintiff,

vs.

KEVIN P. MARKOWSKI,

Defendant.

NO.: 2008-CV-2138

TYPE OF PLEADING:

Pa. R.C.P. RULE 3129.2(c)(2)
PURSUANT TO RULE 3129.1
LIENHOLDER AFFIDAVIT OF
SERVICE

FILED ON BEHALF OF PLAINTIFF:

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

COUNSEL OF RECORD FOR THIS
PARTY:

Kristine M. Anthou, Esquire
Pa. I.D. #77991

Brian M. Kile, Esquire
Pa. I.D. #89240

GRENN & BIRSIC, P.C.
One Gateway Center
Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

SALE DATE: 6/24/2009

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA
CIVIL DIVISION

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

Plaintiff,

vs.

KEVIN P. MARKOWSKI,

Defendant.

NO.: 2008-CV-2138

TYPE OF PLEADING:

Pa. R.C.P. RULE 3129.2(c)
AFFIDAVIT OF SERVICE
DEFENDANTS/OWNERS

FILED ON BEHALF OF PLAINTIFF:

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

COUNSEL OF RECORD FOR THIS
PARTY:

Kristine M. Anthou, Esquire
Pa. I.D. #77991

Brian M. Kile, Esquire
Pa. I.D. #89240

GRENN & BIRSIC, P.C.
One Gateway Center
Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

SALE DATE: 6/24/2009

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA

CIVIL DIVISION

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

NO.: 2008-CV-2138

Plaintiff,

vs.

KEVIN P. MARKOWSKI,

Defendant.

Pa. R.C.P. RULE 3129.2(c) AFFIDAVIT OF SERVICE
DEFENDANTS/OWNERS

Kristine M. Anthou, Attorney for Plaintiff, Chase Home Finance LLC, s/b/m/t Chase Manhattan Mortgage Corporation, being duly sworn according to law deposes and makes the following Affidavit regarding service of Plaintiff's notice of the sale of real property in this matter on June 24, 2009 as follows:

1. Kevin P. Markowski is the owner of the real property and has not entered an appearance of record.
2. By letter dated April 28, 2009, the undersigned counsel served Defendant with a true and correct copy of Plaintiff's notice of the sale of real property by certified mail, restricted delivery, return receipt requested, addressed to 622 West Spruce Street, Shamokin, Pennsylvania 17872. On or about May 6, 2009, the signed certified mail receipt was returned to Plaintiff, indicating Defendant was served with the Notice of Sheriff's Sale. A true and correct copy of the returned certified mail receipt is marked Exhibit "A." attached hereto and made a part hereof.

I verify that the facts contained in this Affidavit are true and correct based upon my personal knowledge, information, and belief.

GRENN & BIRSIC, P.C.

BY: *Kristine M. Anthou*
Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 26th DAY OF May 2009.

Rebecca G. Kostley
Notary Public

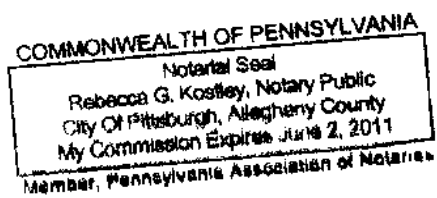


Exhibit “A”

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:

Kevin P. Markowski
622 West Spruce Street
Shamokin, PA 17872

COMPLETE THIS SECTION ON DELIVERY**A. Signature**☒ X

Kevin Markowski

☐ Agent☐ Addressee**B. Received by (Printed Name)**

Kevin Markowski

C. Date of Delivery

5-1-09

D. Is delivery address different from item 1? ☐ Yes

If YES, enter delivery address below: ☐ No

REC'D MAY 06 2009

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)

7008 3230 0003 2807 2759

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA

CIVIL DIVISION

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

Plaintiff,

vs.

KEVIN P. MARKOWSKI,

Defendant.

NO.: 2008-CV-2138

TYPE OF PLEADING:

Pa. R.C.P. RULE 3129.2(c)(2)
PURSUANT TO RULE 3129.1
LIENHOLDER AFFIDAVIT OF
SERVICE

FILED ON BEHALF OF PLAINTIFF:

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

COUNSEL OF RECORD FOR THIS
PARTY:

Kristine M. Anthou, Esquire
Pa. I.D. #77991

Brian M. Kile, Esquire
Pa. I.D. #89240

GRENN & BIRSIC, P.C.
One Gateway Center
Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

SALE DATE: 6/24/2009

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA

CIVIL DIVISION

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

NO.: 2008-CV-2138

Plaintiff,

vs.

KEVIN P. MARKOWSKI,

Defendant.

Pa. R.C.P. RULE 3129.2(c)(2)
LIENHOLDER AFFIDAVIT OF SERVICE

I, Kristine M. Anthou, Attorney for Plaintiff, Chase Home Finance LLC, s/b/m/t Chase Manhattan Mortgage Corporation, being duly sworn according to law, deposes and makes the following Affidavit regarding service of the notice of the sale of real property on all persons named in Paragraphs 3 through 7 of Plaintiff's Affidavit Pursuant to Rule 3129.1 as follows:

1. By letters dated April 28, 2009, undersigned counsel served all persons (other than the Plaintiff) named in Paragraphs 3 through 7 of Plaintiff's Affidavit Pursuant to Rule 3129.1 with a notice of the sale of real property by ordinary mail at the respective addresses set forth in the Affidavit Pursuant to Rule 3129.1. True and correct copies of said Affidavit Pursuant to Rule 3129.1, Certificate of Mailing and any letters, if returned as of this date, are marked Exhibit "A," attached hereto, and made a part hereof.

I verify that the facts contained in this Affidavit are true and correct based upon my personal knowledge, information and belief.

GRENN & BIRSIC, P.C.

BY: *Kristine M. Anthou*
Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 26th DAY OF May 2009.

Rebecca G. Kostley
Notary Public

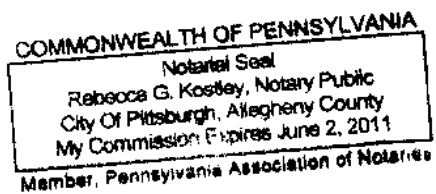


Exhibit “A”

622 West Spruce Street
Shamokin, PA 17872

2. The name and address of the defendants in the judgment:

Kevin P. Markowski

622 West Spruce Street
Shamokin, PA 17872

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

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

[PLAINTIFF]

4. The name and address of the last record holder of every mortgage of record:

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

[PLAINTIFF]

Beneficial CDC, D/B/A
Beneficial Mortgage CO of PA

25 West Independence Street
Shamokin, PA 17872

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

Columbia County Domestic Relations

P.O. Box 380
Bloomsburg, PA 17815

PA Department of Revenue

Bureau of Compliance
P.O. Box 281230
Harrisburg, PA 17128-1230

Commonwealth of Pennsylvania

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

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

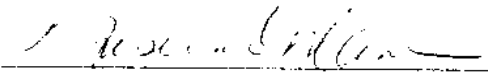
NONE

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

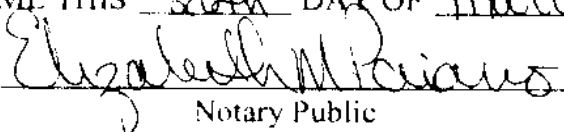
Tenant(s)

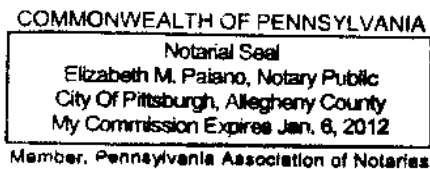
672 Bear Gap Road
Elysburg, PA 17824

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


Kristine M. Anthou, Esquire
Attorney for Plaintiff

SWORN TO AND SUBSCRIBED BEFORE

ME THIS 26th DAY OF March 2009.

Notary Public



After Column 1

After Stamp Ho
returned as a
member of the
committee
of the
League of Nations
in 1920, and
continued to
work for the
League of Nations
until 1925.

1. *Chlorophyll a* (Chl *a*)

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SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

[Signature]
B. Received by (Printed Name)
[Signature]

☐ Agent
☒ Address

C. Date of Delivery

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

2. Article Number

(Transfer from service label)

7008 1830 0002 2802 0423

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-11

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

[Signature]
B. Received by (Printed Name)
[Signature]

☐ Agent
☒ Address

APR 03 2009

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

1. Article Number

(Transfer from service label)

7008 1830 0002 2802 0416

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-11

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

Commonwealth of PA
PO Box 2675
Harrisburg, PA 17105

COMPLETE THIS SECTION ON DELIVERY

A. Signature

[Signature]
B. Received by (Printed Name)
[Signature]

☐ Agent
☒ Address

APR 03 2009

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

2. Article Number

(Transfer from service label)

7008 1830 0002 2802 0393

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, a. 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:

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

[Signature]
B. Received by (Printed Name)
[Signature]

☒ Agent
C. Date of Delivery
APR 03 2009

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

[Signature]
B. Received by (Printed Name)
[Signature]

☒ Agent
C. Date of Delivery
APR 03 2009

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

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

☐ Yes

Sheriff's Office of Northumberland County

Chad A Reiner
Sheriff



Anthony M Matulewicz, III
Solicitor

Randy Coe
Chief Deputy

Joseph S Jones
Lieutenant

SHERIFF'S RETURN OF SERVICE

04/14/2009 02:45 PM - I SERVED KEVIN P. MAKOWSKI, PERSONALLY AT 622 W. SPRUCE STREET, SHAMOKIN, COUNTY OF NORTHUMBERLAND ON APRIL 14, 2009 AT 2:30 P.M. UNTIL 2:45 P.M. BY THOMAS DRUST, DEPUTY

SO ANSWERS:

A handwritten signature in black ink, appearing to read "Chad A. Reiner", is written over the printed name.

SHERIFF OF NORTHUMBERLAND COUNTY

CHASE HOME FINANCE, LLC
S/B/M/T CHAS MANHATTON
MORTGAGE CORPORATION

VS

KEVIN P. MARKOWSKI

COSTS: \$78.00

VENDOR NO. 07888

CHECK DATE 04/24/2009

227417

INVOICE NO.	INVOICE DATE	DESCRIPTION	INVOICE AMOUNT	DISCOUNT	NET AMOUNT
2009ED65 4/09	04/15/09	CHASE V MARKOWSKI	72.00	0.00	72.00
COLUMBIA COUNTY SHERIFF			72.00	0.00	72.00



Northumberland County

Controller's Office
399 S. 5th Street
Sunbury, PA 17801

CHECK DATE	CHECK NO.
04/24/2009	227417

M&T Bank

Manufacturers and Traders Trust Company
Sunbury, PA 17801

60-295/313

VOID AFTER SIX MONTHS

AMOUNT
*****72.00

SEVENTY TWO DOLLARS AND 00 CENTS

DOLLARS

PAY
TO THE
ORDER
OF

COLUMBIA COUNTY SHERIFF
COURTHOUSE
P.O. BOX 380
BLOOMSBURG, PA 17815

John J. Samperi *Clark C. Chmura*
V. M. Chmura *Ronald E. Chmura*
K. W. Chmura
AUTHORIZED SIGNATURE(S)

⑈227417⑈

⑈031302955⑈

8892659478⑈

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 4/1/2009

SERVICE# 5 - OF - 12 SERVICES
DOCKET # 65ED2009

PLAINTIFF

CHASE HOME FINANCE LLC, S.B.M.T CHASE
MANHATTAN MORTGAGE CORPORATION

DEFENDANT
ATTORNEY FIRM

KEVIN P. MARKOWSKI
GRENN & BIRSIC, PC

PERSON/CORP TO SERVED
LINDA BILINSKI-TAX COLLECTOR
153 EISENHOWER ROAD
CATAWISSA

PAPERS TO SERVED
MORTGAGE FORECLOSURE

- Numida Dr.
- (2) Lake Glory
- (2) Eisenhower
(pass Hemlock)

SERVED UPON Linda

RELATIONSHIP Tax Collector IDENTIFICATION _____

DATE 5-7-9 TIME 1245 MILEAGE _____ OTHER _____

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

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA X 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. L. L.

DATE 5-7-9



GRENNEN & BIRSIC, P.C.

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

FAX COVER SHEET

570-389-5625

FAX # TO:	Shairff's Office	Total Pages : (Including Cover)	2
TO:			
OF:			
FROM:	R-30		
DATE:	4-3-09		
RE:	Chase v. Markowski		

COMMENTS:

--

IF YOU DO NOT RECEIVE ALL PAGES, PLEASE TELEPHONE US IMMEDIATELY AT (412) 281-7650

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COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 4/1/2009

SERVICE# 6 - OF - 12 SERVICES
DOCKET # 65ED2009

PLAINTIFF

CHASE HOME FINANCE LLC, S.B.M.T CHASE
MANHATTAN MORTGAGE CORPORATION

DEFENDANT
ATTORNEY FIRM

KEVIN P. MARKOWSKI
GRENEN & BIRSIC, PC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON MAURSEN Cole

RELATIONSHIP CUSTOMER SERVICE IDENTIFICATION _____

DATE 4-2-9 TIME 0800 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

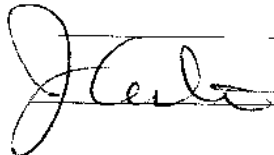
TIME

OFFICER

REMARKS

_____	_____	_____	_____
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_____	_____	_____	_____

DEPUTY



DATE 04-02-9

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN
DATE RECEIVED 4/1/2009

SERVICE# 4 - OF - 12 SERVICES
DOCKET # 65ED2009

PLAINTIFF

CHASE HOME FINANCE LLC, S.B.M.T CHASE
MANHATTAN MORTGAGE CORPORATION

DEFENDANT
ATTORNEY FIRM

KEVIN P. MARKOWSKI
GRENEN & BIRSIC, PC

PERSON/CORP TO SERVED
TENANT(S)
672 BEAR GAP ROAD
ELYSBURG

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON House Vacant

RELATIONSHIP _____ IDENTIFICATION _____

DATE 4-2 TIME 09:33 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) House Vacant Posted
ON Back Door - the main entrance to the house

ATTEMPTS
DATE

TIME

OFFICER

REMARKS

DEPUTY

DATE

4-2-09

COLUMBIA COUNTY SHERIFF'S OFFICE

PROCESS SERVICE ORDER

OFFICER:
DATE RECEIVED 4/1/2009

SERVICE# 9 - OF - 12 SERVICES
DOCKET # 65ED2009

PLAINTIFF

CHASE HOME FINANCE LLC, S.B.M.T CHASE
MANHATTAN MORTGAGE CORPORATION

DEFENDANT
ATTORNEY FIRM

KEVIN P. MARKOWSKI
GRENN & BIRSIC, PC

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

PAPERS TO SERVED
MORTGAGE FORECLOSURE

SERVED UPON D26

RELATIONSHIP Clerk IDENTIFICATION _____

DATE 4-2-9 TIME 0820 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. C. C.

DATE 4-2-9

REAL ESTATE TAX CERTIFICATION

Fee: \$5.00

Cert. NO: 5958

District: CLEVELAND TWP
Deed: 20021 -1977
Location: 672 BEAR GAP RD
Parcel Id:13 -08 -036-02,000

Assessment: 21,845
Balances as of 04/02/2009

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

By: Timothy T. Chamberlain Per: dm.
Sheriff

REAL ESTATE OUTLINE

ED # 65-09

DATE RECEIVED 4-1-09

DOCKET AND INDEX 4-1-09

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# 10-7728

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

SALE DATE June 23, 09

TIME 0700

POSTING DATE May 26, 09

ADV. DATES FOR NEWSPAPER

1ST WEEK June 3

2ND WEEK 10

3RD WEEK 17, 09

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

Wednesday, April 01, 2009

**BENEFICIAL CDC DBA BENEFICIAL MORT CO OF PA
25 WEST INDEPENDENCE STREET
SHAMOKIN, PA 17872-**

**CHASE HOME FINANCE LLC, S.B.M.T CHASE MANHATTAN MORTGAGE
CORPORATION**

VS

KEVIN P. MARKOWSKI

DOCKET # 65ED2009

JD # 2138JD2008

Dear Sir:

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

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

Respectfully,

A handwritten signature in black ink that reads "Timothy T. Chamberlain".

Timothy T. Chamberlain
Sheriff of Columbia County

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

CIVIL DIVISION

Plaintiff,

NO.: 2008-CV-2138

vs.

2009-ED-605

KEVIN P. MARKOWSKI,

Defendant.

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

TO: Kevin P. Markowski
622 West Spruce Street
Shamokin, PA 17872

TAKE NOTICE that by virtue of the above Writ of Execution issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and to the Sheriff of Columbia County, directed, there will be exposed to Public Sale in the

**Columbia County Courthouse
Sheriff's Office
Bloomsburg, Pennsylvania 17815**

on June 24, 2009, at 9:00 am, the following described real estate, of which Kevin P. Markowski is the owner or reputed owner:

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF KEVIN P. MARKOWSKI OF, IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE TOWNSHIP OF CLEVELAND, COUNTY OF COLUMBIA, AND COMMONWEALTH OF PENNSYLVANIA. HAVING ERECTED THEREON A DWELLING BEING KNOWN AND NUMBERED AS 672 BEAR GAP RD., ELYSBURG, PA 17824. INSTRUMENT NUMBER 2002-11977, AND PARCEL NUMBER 13-08-036-02-000.

The said Writ of Execution has been issued on a judgment in the mortgage foreclosure action of

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation,

Plaintiff,

vs.

Kevin P. Markowski,

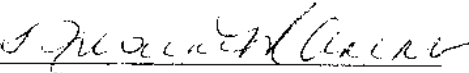
Defendant,

at Execution Number 2008-CV-2138 in the amount of \$115,487.19.

A Schedule of Distribution will be filed by the Office of the Sheriff no later than thirty (30) days from the sale date.

Distribution will be made in accordance with the Schedule of Distribution unless exceptions thereto are filed with the Office of the Sheriff within ten (10) days from the date when the Schedule of Distribution is filed by the Office of the Sheriff.

GRENN & BIRSIC, P.C.

By: 
Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

SHERIFF'S SALE

WEDNESDAY JUNE 24, 2009 AT 9:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 65 OF 2009 ED AND CIVIL WRIT NO. 2138 OF 2008 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL that certain piece, parcel and lot of land situate in Cleveland Township, Columbia County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at an iron rod set in line of land of James E. Brophy and Charles R. Brophy and running thence along the line of land of same and through an iron rod set 249.85 feet herefrom, South 3 degrees 04 minutes 30 seconds East 283.12 feet to a point in the centerline of State Route 3008, a.k.a. Bear Gap Road; Thence along the centerline of said road and line of Parcel #4 of said Hornberger, South 68 degrees 46 minutes 30 seconds West 243.07 feet to a point; Thence along the same South 68 degrees 39 minutes 10 seconds West 53.06 feet to a point in said centerline, a corner of Parcel #2 of land of said Hornberger; Thence along said Parcel #2 and along the centerline of said right-of-way North 72 degrees 00 minutes East 34.10 feet to an iron rod set at the end of said right-of-way; Thence along said Parcel #2 North 15 degrees 01 minutes West 163.03 feet to an iron rod set in line of Parcel #1 of land of said Hornberger; Thence along line of said Parcel #1, North 75 degrees 02 minutes 10 seconds East 332.25 feet to an iron rod and the place of beginning.

EXCEPTING from said parcel all land within the legal right-of-way of State Route 3008 (Bear Gap Road) which the Grantors hereby disclaim and abandon.

THIS Deed conveys 2.00 acres of land in all as more fully shown as parcel #3 on draft of survey made by Keystone Surveys, James D. Creasy, P.L.S., dated May 26, 1997 incorporated herein and recorded in Columbia County Map Book 7 page 1222.

TOGETHER with the non-exclusive use of an access drive and right-of-way 20 feetwide leading from State Route 3008 through said Parcel #2 to the above Parcel #3 being 10 feet left and right of the centerline which is described as follows:

BEGINNING at a point in the centerline of State Route 3008, a.k.a. Bear Gap Road, said beginning point being North 66 degrees 15 minutes 30 seconds East 19.47 feet from the southwest corner of said Parcel #2 of the parent tract herein and running thence through said Parcel #2, North 17 degrees 17 minutes 10 seconds West 90.87 feet to a point; THENCE along a curve to the right having a radius of 100 feet on a chord bearing North 35 degrees 34 minutes 40 seconds East 81.45 feet to a point; THENCE North 61 degrees 21 minutes 50 seconds East 58.54 feet to a point; THENCE North 69 degrees 01 minutes East 121.43 feet to an iron rod; THENCE 72 degrees 00 minutes East 34.10 feet to an iron rod, a corner of said parcel #3 and the end of said access.

THIS 20 foot access drive to Parcel #3 is limited to use by a single family residence. All users of this access drive shall share the reasonable costs of repair and maintenance of this access drive.

THIS CONVEYANCE IS MADE UNDER AND SUBJECT TO ALL MATTERS SET FORTH ON THE ABOVE MENTIONED SURVEY IN COLUMBIA COUNTY MAP BOOK 7 PAGE 1222.

THIS CONVEYANCE IS MADE SUBJECT TO the right and privilege of the adjoining Parcel #2, to use the combined septic system located on Parcel #3 in common with Parcel #3. Usage by each parcel shall be limited to one single family residence. This conveyance is further SUBJECT TO an easement in favor of Parcel #2, 8 feet in width extending from the eastern boundary of Parcel #2 through Parcel #3 to the combined septic system. The piping from Parcel #2 to the combined septic system is installed in the center of this 8 foot wide utility easement. This easement is reserved for the purpose of using, maintaining and repairing the piping to the combined septic system as shown on the subdivision survey prepared by James D. Creasy, P.L.S., revised June 18, 1997 and recorded in Columbia County Map Book 7 page 1222. This easement for the use maintenance of the pipeline for the combined septic system is conditioned upon the requirement that all property be returned to its

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PARCEL NUMBER 13-08-36-02

BEING THE SAME PREMISES which William W. Wilt and Kim L. Wilt, his wife, by Deed dated September 20, 2002 and recorded in the Office of the Recorder of Deeds of Columbia County on October 9, 2002 at Instrument Number 200211977, granted and conveyed unto Kevin P. Markowski.

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Plaintiff's Attorney
Kristine Anthou
One Gateway Center
Pittsburgh, PA 15222

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

SHERIFF'S SALE

WEDNESDAY JUNE 24, 2009 AT 9:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 65 OF 2009 ED AND CIVIL WRIT NO. 2138 OF 2008 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL that certain piece, parcel and lot of land situate in Cleveland Township, Columbia County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at an iron rod set in line of land of James E. Brophy and Charles R. Brophy and running thence along the line of land of same and through an iron rod set 249.85 feet herefrom, South 3 degrees 04 minutes 30 seconds East 283.12 feet to a point in the centerline of State Route 3008, a.k.a. Bear Gap Road; Thence along the centerline of said road and line of Parcel #4 of said Hornberger, South 68 degrees 46 minutes 30 seconds West 243.07 feet to a point; Thence along the same South 68 degrees 39 minutes 10 seconds West 53.06 feet to a point in said centerline, a corner of Parcel #2 of land of said Hornberger; Thence along said Parcel #2 and along the centerline of said right-of-way North 72 degrees 00 minutes East 34.10 feet to an iron rod set at the end of said right-of-way; Thence along said Parcel #2 North 15 degrees 01 minutes West 163.03 feet to an iron rod set in line of Parcel #1 of land of said Hornberger; Thence along line of said Parcel #1, North 75 degrees 02 minutes 10 seconds East 332.25 feet to an iron rod and the place of beginning.

EXCEPTING from said parcel all land within the legal right-of-way of State Route 3008 (Bear Gap Road) which the Grantors hereby disclaim and abandon.

THIS Deed conveys 2.00 acres of land in all as more fully shown as parcel #3 on draft of survey made by Keystone Surveys, James D. Creasy, P.L.S., dated May 26, 1997 incorporated herein and recorded in Columbia County Map Book 7 page 1222.

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Plaintiff's Attorney
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Sheriff of Columbia County
Timothy T. Chamberlain
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WRIT OF EXECUTION - (MONEY JUDGEMENTS) Rules P.R.C.P. 3101 to 3149

Chase Home Finance LLC,
s/b/m/t. Chase Manhattan
Mortgage Corporation

vs

Kevin P. Markowski

No. 2138 Term 08 E.D.

No. 2009-EP-65 Term 19 J.D.

No. Term 19

**WRIT OF EXECUTION
(MONEY JUDGEMENTS)**

COMMONWEALTH OF PENNSYLVANIA, COUNTY OF Columbia
TO THE SHERIFF OF Columbia COUNTY, PENNA.

To satisfy the judgement, interest and costs against

Kevin P. Markowski Defendant (s);

(1) You are directed to levy upon the property of the defendant (s) and to sell his, her (or their) interest therein; (Inquisition and Exemption Laws waived and Condemnation agreed to)

(2) You are also directed to attach the property of the defendant not levied upon in the possession of

as Garnishee (s)
(Specifically describes property)

see attached

and to notify the Garnishee (s) that

(a) an attachment has been issued;

(b) the garnishee (s) is enjoined from paying any debt to or for the account of the defendant (s) and from delivering any property of the defendant (s) or otherwise disposing thereof.

(3) If the property of the defendant not levied upon and subject to attachment is found in the possession of anyone other than the named garnishee (s), you are directed to notify him that he has been added as a garnishee and is enjoined as above stated.

Amount due \$113,355.77

Interest from 2,131.42

2/17/09 to sale 115,487.19

Total Plus costs as per endorsement hereon.

Tamara B. Kline
Prothonotary, Court of Common Pleas of
Columbia County, Penna.

By: Barbara A. Schutte
Deputy

Prothonotary & Clerk of the Courts

My Comm. Expires February 1, 2012

Dated 04.01.09
(SEAL)

No.2138..... Term, ~~X~~ 08, E.D.

No. Term, 19..... A.D.

No. Term, 19..... J.D.

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

Chase Home Finance LLC, s/b/m/t
Chase Manhattan Mortgage Corporation

vs

Kevin P. Markowski

Writ Of Execution

(Money Judgments)

Claim \$ 113,355.77

Interest from 2/17/09 to sale \$2,131.24

Inquisition & Exemption Laws waived
Condemnation agreed to.

Costs

Proby Paid
Judgement Fee

Crier

Satisfaction

Kristine M. Anthou

Attorney for Plaintiff (s)

Address:

Where papers may be served.

622 West Spruce Street
Shamokin, PA 17872

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

CIVIL DIVISION

Plaintiff,

NO.: 2008-CV-2138

2009-ED-05

vs.

KEVIN P. MARKOWSKI,

Defendant.

LONG FORM DESCRIPTION

ALL that certain piece, parcel and lot of land situate in Cleveland Township, Columbia County, Pennsylvania, more particularly bounded and described as follows, to wit:

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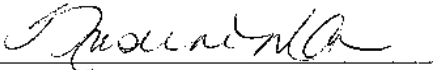
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GRENN & BIRSIC, P.C.

By: 

Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

CIVIL DIVISION

Plaintiff,

NO.: 2008-CV-2138

vs.

2009-ED-05

KEVIN P. MARKOWSKI,

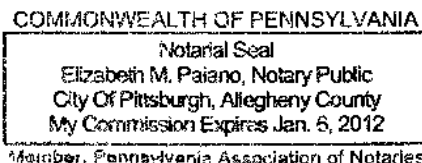
Defendant.

WAIVER OF WATCHMAN

Any Deputy Sheriff levying upon or attaching any property under within Writ may leave the same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment, without liability on the part of such Deputy or the Sheriff of any Plaintiff herein for any loss, destruction or removal of any such property before Sheriff's Sale thereof.

GRENN & BIRSIC, P.C.

BY: Kristine M. Anthou
Kristine M. Anthou, Esquire
Attorney for Plaintiff



ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF KEVIN P. MARKOWSKI OF,
IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE
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PENNSYLVANIA. HAVING ERECTED THEREON A DWELLING BEING KNOWN AND
NUMBERED AS 672 BEAR GAP RD., ELYSBURG, PA 17824. INSTRUMENT NUMBER
2002-11977, AND PARCEL NUMBER 13-08-036-02-000.

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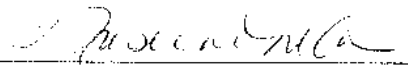
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2009-ED-105

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Defendant.

LONG FORM DESCRIPTION

ALL that certain piece, parcel and lot of land situate in Cleveland Township, Columbia County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at an iron rod set in line of land of James E. Brophy and Charles R. Brophy and running thence along the line of land of same and through an iron rod set 249.85 feet herefrom, South 3 degrees 04 minutes 30 seconds East 283.12 feet to a point in the centerline of State Route 3008, a.k.a Bear Gap Road;

Thence along the centerline of said road and line of Parcel #4 of said Hornberger, South 68 degrees 46 minutes 30 seconds West 243.07 feet to a point; Thence along the same South 68 degrees 39 minutes 10 seconds West 53.06 feet to a point in said centerline, a corner of Parcel #2 of land of said Hornberger;

Thence along said Parcel #2 and along the centerline of said right-of-way North 72 degrees 00 minutes East 34.10 feet to an iron rod set at the end of said right-of-way;

Thence along said Parcel #2 North 15 degrees 01 minutes West 163.03 feet to an iron rod set in line of Parcel #1 of land of said Hornberger;

Thence along line of said Parcel #1, North 75 degrees 02 minutes 10 seconds East 332.25 feet to an iron rod and the place of beginning.

EXCEPTING from said parcel all land within the legal right-of-way of State Route 3008 (Bear Gap Road) which the Grantors hereby disclaim and abandon.

THIS Deed conveys 2.00 acres of land in all as more fully shown as parcel #3 on draft of survey made by Keystone Surveys, James D. Creasy, P.L.S., dated May 26, 1997 incorporated herein and recorded in Columbia County Map Book 7 page 1222.

TOGETHER with the non-exclusive use of an access drive and right-of-way 20 feetwide leading from State Route 3008 through said Parcel #2 to the above Parcel #3 being 10 feet left and right of the centerline which is described as follows:

BEGINNING at a point in the centerline of State Route 3008, a.k.a. Bear Gap Road, said beginning point being North 66 degrees 15 minutes 30 seconds East 19.47 feet from the southwest corner of said Parcel #2 of the parent tract herein and running thence through said Parcel #2, North 17 degrees 17 minutes 10 seconds West 90.87 feet to a point;

THENCE along a curve to the right having a radius of 100 feet on a chord bearing North 35 degrees 34 minutes 40 seconds East 81.45 feet to a point;

THENCE North 61 degrees 21 minutes 50 seconds East 58.54 feet to a point;

THENCE North 69 degrees 01 minutes East 121.43 feet to an iron rod;

THENCE 72 degrees 00 minutes East 34.10 feet to an iron rod, a corner of said parcel #3 and the end of said access.

THIS 20 foot access drive to Parcel #3 is limited to use by a single family residence. All users of this access drive shall share the reasonable costs of repair and maintenance of this access drive.

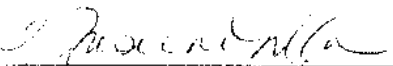
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PARCEL NUMBER 13-08-36-02

BEING THE SAME PREMISES which William W. Wilt and Kim L. Wilt, his wife, by Deed dated September 20, 2002 and recorded in the Office of the Recorder of Deeds of Columbia County on October 9, 2002 at Instrument Number 200211977, granted and conveyed unto Kevin P. Markowski.

GRENN & BIRSIC, P.C.

By: 
Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

CIVIL DIVISION

Plaintiff,

NO.: 2008-CV-2138

vs.

2009-ED-605

KEVIN P. MARKOWSKI,

Defendant.

LONG FORM DESCRIPTION

ALL that certain piece, parcel and lot of land situate in Cleveland Township, Columbia County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at an iron rod set in line of land of James E. Brophy and Charles R. Brophy and running thence along the line of land of same and through an iron rod set 249.85 feet herefrom, South 3 degrees 04 minutes 30 seconds East 283.12 feet to a point in the centerline of State Route 3008, a.k.a Bear Gap Road;

Thence along the centerline of said road and line of Parcel #4 of said Hornberger, South 68 degrees 46 minutes 30 seconds West 243.07 feet to a point; Thence along the same South 68 degrees 39 minutes 10 seconds West 53.06 feet to a point in said centerline, a corner of Parcel #2 of land of said Hornberger;

Thence along said Parcel #2 and along the centerline of said right-of-way North 72 degrees 00 minutes East 34.10 feet to an iron rod set at the end of said right-of-way;

Thence along said Parcel #2 North 15 degrees 01 minutes West 163.03 feet to an iron rod set in line of Parcel #1 of land of said Hornberger;

Thence along line of said Parcel #1, North 75 degrees 02 minutes 10 seconds East 332.25 feet to an iron rod and the place of beginning.

EXCEPTING from said parcel all land within the legal right-of-way of State Route 3008 (Bear Gap Road) which the Grantors hereby disclaim and abandon.

THIS Deed conveys 2.00 acres of land in all as more fully shown as parcel #3 on draft of survey made by Keystone Surveys, James D. Creasy, P.L.S., dated May 26, 1997 incorporated herein and recorded in Columbia County Map Book 7 page 1222.

TOGETHER with the non-exclusive use of an access drive and right-of-way 20 feetwide leading from State Route 3008 through said Parcel #2 to the above Parcel #3 being 10 feet left and right of the centerline which is described as follows:

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THIS 20 foot access drive to Parcel #3 is limited to use by a single family residence. All users of this access drive shall share the reasonable costs of repair and maintenance of this access drive.

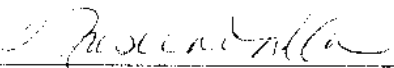
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PARCEL NUMBER 13-08-36-02

BEING THE SAME PREMISES which William W. Wilt and Kim L. Wilt, his wife, by Deed dated September 20, 2002 and recorded in the Office of the Recorder of Deeds of Columbia County on October 9, 2002 at Instrument Number 200211977, granted and conveyed unto Kevin P. Markowski.

GRENEN & BIRSIC, P.C.

By: 
Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

CIVIL DIVISION

Plaintiff,

NO.: 2008-CV-2138

vs.

2009-ED-65

KEVIN P. MARKOWSKI,

Defendant.

LONG FORM DESCRIPTION

ALL that certain piece, parcel and lot of land situate in Cleveland Township, Columbia County, Pennsylvania, more particularly bounded and described as follows, to wit:

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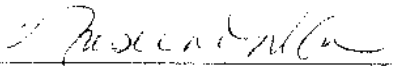
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PARCEL NUMBER 13-08-36-02

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GRENN & BIRSIC, P.C.

By: 
Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

CIVIL DIVISION

Plaintiff,

NO.: 2008-CV-2138

vs.

2009-ED-05

KEVIN P. MARKOWSKI,

Defendant.

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

TO: Kevin P. Markowski
622 West Spruce Street
Shamokin, PA 17872

TAKE NOTICE that by virtue of the above Writ of Execution issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and to the Sheriff of Columbia County, directed, there will be exposed to Public Sale in the

**Columbia County Courthouse
Sheriff's Office
Bloomsburg, Pennsylvania 17815**

on _____, at _____, the following described real estate, of which Kevin P. Markowski is the owner or reputed owner:

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF KEVIN P. MARKOWSKI OF,
IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE
TOWNSHIP OF CLEVELAND, COUNTY OF COLUMBIA, AND COMMONWEALTH OF
PENNSYLVANIA. HAVING ERECTED THEREON A DWELLING BEING KNOWN AND
NUMBERED AS 672 BEAR GAP RD., ELYSBURG, PA 17824. INSTRUMENT NUMBER
2002-11977. AND PARCEL NUMBER 13-08-036-02-000.

The said Writ of Execution has been issued on a judgment in the mortgage foreclosure action of

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation,

Plaintiff,

vs.

Kevin P. Markowski,

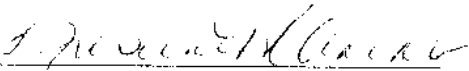
Defendant,

at Execution Number 2008-CV-2138 in the amount of \$115,487.19.

A Schedule of Distribution will be filed by the Office of the Sheriff no later than thirty (30) days from the sale date.

Distribution will be made in accordance with the Schedule of Distribution unless exceptions thereto are filed with the Office of the Sheriff within ten (10) days from the date when the Schedule of Distribution is filed by the Office of the Sheriff.

GRENNEN & BIRSIC, P.C.

By: 
Kristine M. Anthou, Esquire
Attorney for Plaintiff
One Gateway Center, Ninth Floor
Pittsburgh, PA 15222
(412) 281-7650

GRENEN & BIRSIC, P.C.

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

COLUMBIA COUNTY SHERIFF
ORDER FOR SERVICE

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

CIVIL DIVISION

CHASE HOME FINANCE LLC, s/b/m/t
Chase Manhattan Mortgage Corporation,

Plaintiff,

vs.

KEVIN P. MARKOWSKI,

Defendant .

NO.: 2008-CV-2138

2009-ED-65

Please choose one:

() **Personal**
() **Person in Charge**

() Posting Per Order of Court
(XX) Deputize Northumberland County
() Notice & Complaint

Please Deputizing the Northumberland County Sheriff's Office, and serve the Defendant, Kevin P. Markowski, Personally, at 622 West Spruce Street, Shamokin, PA 17872 with a copy of the Notice of Sheriff's sale.

Мочален Вадим

Kristine M. Anthou, Esquire
Attorney for Plaintiff
GRENEN & BIRSIC, P.C.
One Gateway Center, 9th Floor
Pittsburgh, PA 15222

2. The name and address of the defendants in the judgment:

Kevin P. Markowski

622 West Spruce Street
Shamokin, PA 17872

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

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

[PLAINTIFF]

4. The name and address of the last record holder of every mortgage of record:

Chase Home Finance LLC, s/b/m/t Chase
Manhattan Mortgage Corporation

[PLAINTIFF]

Beneficial CDC, D/B/A
Beneficial Mortgage CO of PA

25 West Independence Street
Shamokin, PA 17872

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

Columbia County Domestic Relations

P.O. Box 380
Bloomsburg, PA 17815

PA Department of Revenue

Bureau of Compliance
P.O. Box 281230
Harrisburg, PA 17128-1230

Commonwealth of Pennsylvania

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

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

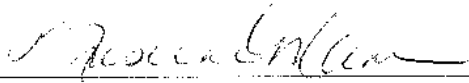
NONE

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

Tenant(s)

672 Bear Gap Road
Elysburg, PA 17824

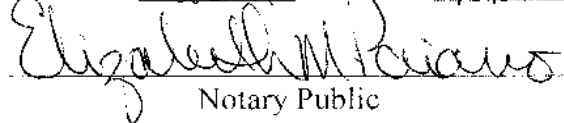
I verify that the statements made in the Affidavit are true and correct to the best of my personal knowledge, information and belief. I understand that false statements herein are made subject to the penalties of 18 Pa. C.S.A. §4904 relating to unsworn falsification to authorities.



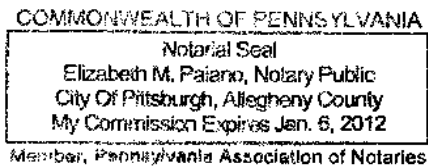
Kristine M. Anthou, Esquire
Attorney for Plaintiff

SWORN TO AND SUBSCRIBED BEFORE

ME THIS 26th DAY OF March 2009.



Notary Public



GREENEN & BIRSIC, P.C.
ONE GATEWAY CENTER, 9TH FLOOR
PITTSBURGH, PA 15222-1416
PH. (412) 281-7650

CITIZENS BANK
PENNSYLVANIA
3-7/615-360

107788

107788

One Thousand Three hundred Fifty dollars and Zero cents

PAY
TO THE
ORDER
OF

Columbia County Sheriff

DATE	AMOUNT
03/27/2009	\$1,350.00

For Service of Complaint


AUTHORIZED SIGNATURE

⑈0107788⑈ ⑆036076150⑆ 6201579404⑈