COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

	John + Tara Roichest
NO. /27-//ED	
DATE/TIME OF SALE: Feb. E.	0900
BID PRICE (INCLUDES COST)	\$ 28/2,72
POUNDAGE – 2% OF BID	s_56,25
TRANSFER TAX - 2% OF FAIR MKT	\$
MISC. COSTS	\$
TOTAL AMOUNT NEEDED TO PURCH.	ASE \$ 7868,97
PURCHASER(S):	
ADDRESS:	
NAMES(S) ON DEED:	
PURCHASER(S) SIGNATURE(S): Agen	of for Phelon, Halinantschmion
TOTAL DUE:	\$ 2868,97
	\$ 1350,00
LESS DEPOSIT:	
LESS DEPOSIT: DOWN PAYMENT:	\$

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

<u>Plaintiff</u>		Defendant		
WELLS FARGO BANK N.A.	vs.	JOHN C REICHERT, JR TARA M REICHERT JOHN C REICHERT		
		TARA M REICHERT	1	

Attorney for the Plaintiff:

PHELAN HALLINAN & SCHIMIEG LLP ONE PENN CENTER AT SUBURAN STATION SUITE 1400 1617 JFK BLVD PHILADELPHIA, PA 19103-1814 Sheriff's Sale Date: Wednesday, February 8, 2012

Writ of Execution No.: 2010CV2236

Advance Sheriff Costs: 1,350.00

Location of the real estate: 117 MEADOW LANE, ORANGEVILLE, PA 17859

Sheriff Costs

		Grand Total:	2,812.72
		Total Distribution Costs	56.00
Recording Fees			56.00
Distribution Costs			
		Total Sheriff Costs	2,756.72
Shemi Automation Fund			50.00
Sheriff Automation Fund			5.00
Solicitor Services Tax Claim Search			75.00
Copies			10.00
Mailing Costs			72.00
Transfer Tax Form			25.00
Notary Fee			15.00
Web Posting			100.00
Press Enterprise Inc.			1,721.22
Advertising Sale (Newspaper)			15.00
Surcharge			210,00
Distribution Form			25.00
Sheriff's Deed	•		35.00
Advertising Sale Bills & Copies	•	•	17,50
Prothonotary, Acknowledge Deed			10.00
Service			300.00
Crying Sale	•		10.00
Service Mileage			16.00
Posting Handbill			15.00
Levy			15.00
Docketing			15.00

Sheriffs poundage cost will be calculated according to the current law and added to the Sheriffs' costs after the sale.

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

Plaintiff
WELLS FARGO BANK N.A.

٧S.

Defendant

JOHN C REICHERT, JR TARA M REICHERT JOHN C REICHERT TARA M REICHERT

Attorney for the Plaintiff:

PHELAN HALLINAN & SCHIMIEG LLP ONE PENN CENTER AT SUBURAN STATION SUITE 1400 1617 JFK BLVD PHILADELPHIA, PA 19103-1814 Sheriff's Sale Date: Wednesday, February 8, 2012

Writ of Execution No.: 2010CV2236 Advance Sheriff Costs: 1,350.00

Location of the real estate: 117 MEADOW LANE, ORANGEVILLE, PA 17859

Sheriff Costs

ундариятия ст.			Grand Total:		2,812.72
			Total Distribut	ion Costs	56.00
Recording Fees			, .		56.00
istribution Costs					
			Total Sheriff C	Coats	2,756.72
Sheriff Automation Fund	. w				50.00
Tax Claim Search					5.00 50.00
Solicitor Services					75.00
Copies					10.00
Mailing Costs					72.00
Transfer Tax Form	,	****			25.00
Notary Fee	•	•	•	*	15.00
Web Posting				*: **	100.00
Pross Enterprise Inc.	* *	•	•		1,721.22
Advertising Sale (Newspaper)		-			15,00
Surcharge		-		k	210.00
Distribution Form					25.00
Advertising Sale Bills & Copies Sheriff's Deed			• •	, A. S	35.00
Prothonotary, Acknowledge Deed	. p			,	17.50
Service					360,00 10,00
Crying Sale	4. 17 .				10.00
Service Mileage			^		16.00
Posting Handbill					15.00
Levy					15.00
Docketing					15.00

Sheriff's poundage cost will be calculated according to the current law and added to the Sheriffs' costs after the sale.

kvc fo	APPLY TO	grad	VENDOR CREDET NO	VENDOR INVOICE NO		T	
157480	001063737	92/16/2012			FOC AMOUNT	DESCOUNT	PAYMENT AMOUNT
X (2048/81 h	217748227 REICHE			254973	1,5:8,97	0.00	2,518.9
]			
				i			
					!		
·. <u> </u>	·						<u> </u>
LAN HALL	INAN & SCH	MIEG LLP					1,518.97

G LLP TO BANK, N.A. PHILADELPHIA, PA 19148

PHELAN HALLINAN & SCHMIEG LLP ATTORNEY ESCROW ACCOUNT ONE PENN CENTER, SUITE 1400 PHILADELPHIA, PA 19103-1814

CHECK NO

1157480

3-180/360

02/16/2012

ě

DATE AMOUNT
02/16/2012 ******1,518.97

Pay ONE THOUSAND FIVE HUNDRED EIGHTERN AND 97/10C DOLLARS

To The Sheriff of Columbia County Order 35 W Main Street

Bloomsburg, PA 17815

ŏ

Framin S. Hellen

"11457460" "C35001808135 150866 6"

Rev-183 Ex (04-10)

COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE BUREAU OF INDIVIDUAL TAXES DEPT. 280603 HARRISBURG, PA 17128-0603

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 Recorders of Deeds when (1) the full value/consideration is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemptions is claimed. A statement of value is not required if the transfer is wholly exempt from tax based on: (1) family relationship or (2) public utility easement. If more space is needed, attach additional sheet(s).

		public utility easement. If		ch additional sheet(s).	iony exempt nom tax	
		· · ·		the following person:		
Name			Teleph	one Number:		
PHELAN HALL	INAN & SCHM	MEG, LLP	Suite 1400	Area Code (2)		
Street Address	-			State	Zip Code	
One Penn Center at Suburban Station,			Philadelphia Philadelphia	PA	19103	
1617 JFK Blvd.	NATE 4		C Deta of Assessed	of Donoumont		
B. TRANSFER I	JAIA		C. Date of Accepta February 16, 2012	ince of Document		
Grantor(s)/Lessor(s)	 		Grantee(s)/Lessee(s)			
Office of the Sheriff WELLS FARGO BANK, N.A.						
Street Address	· · · · · · · · · · · · · · · · · · ·		Street Address			
Columbia Cour	ity Courthouse	3	3476 STATEVIEW	/ BOULEVARD		
City	State	Zip Code	City	State	Zip Code	
Bloomsburg	PA	17815	FORT MILL	SC	29715	
C. REAL ESTAT	E LOCATION	· · · · · · · · · · · · · · · · · · ·				
Street Address		m · ·	City, Township, Borou	gh		
117 MEADOW I	ANE, ORANG	EVILLE, PA	FISHING CREE!	K		
17859-8929						
County		School District		Tax Parcel Number		
COLUMBIA		FISHING CREEK		15-12-005-08,000 & 15-13		
			RT OF AN ASSIGNA	MENT OR RELOCATION	?□Y☑N	
1. Actual Cash Consi	deration	2. Other Consideration		3. Total Consideration		
\$2,812.72		+ -0- 5. Common Level Ratio Factor		= \$2,812.72		
4. County Assessed V \$24,099.00	ajue	!	Factor	6. Fair Market Value = \$91,335.21		
F. EXEMPTION	DATA	x 3.79		= 391,335.21		
1a. Amount of Exem		1b. Percentage of Interes	st Conveyed	1c. Percentage of Grantor's Intere	est Conveyed	
100%		100%		100 %	3. CO	
					•	
. Check Appropria	te Box Below for E	xemption Claimed				
Will or intestate	succession				<u> </u>	
_			(Name of De	,	File Number)	
	ast. (Attach comple	ete copy of trust agreeme	nt identifying all benefic	iaries.)		
		sfer into the trust				
If trust was amer	nded attach a copy	of original and amended	trust.			
Transfer between	n principal and age	ent/straw party. (Attach c	omplete copy of agency/s	straw party agreement.)		
Transfers to the	Commonwealth, the	he U.S. and Instrumentali	ities by gift, dedication, c	ondemnation or in lieu of conde	mnation.	
		condemnation, attach a				
	mortgagor to a hol	der of a mortgage in defa	ult. (Attach copy of Moi	rtgage and note/Assignment.)		
		demnation, attach copy of				
Corrective or co	nfirmatory deed. (Attach complete copy of	the prior deed being corr	rected or confirmed.)		
		merger or division. (Atta		,		
		claimed, if other than liste	• • • • • • • • • • • • • • • • • • • •			
Salve (1 loads 6.	spiani exemption	cumos, it outer than itsu				
			tatement, including acco	ompanying information, and t	o the best of my	
nowledge and belie	f, it is true, corfe	et and complete.		· - · · · · · · · · · · · · · · · · · ·		
Signature of Correspo	1 .	e Party			Date:	
Kinyon Lanie	er_/_	/ ^			February 16, 2012	

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

PHT AN HALLINAN & SCHMIEG LLP

1617 JFK Boulevard, Suite 1400 Philadelphia, PA 19103 Operator Assisted 215-563-7000, Ext 1409 Automated Assisted 320-0007-Ext, 1409

Fax: 215-563-7009 kinyon.lanier@fedphe-pa.com

Kinyon Lanier Legal Assistant, ext.1409 Representing Lenders in Pennsylvania and New Jersey

February 16, 2012

Office of the Sheriff Columbia County Courthouse 5 West Main Street Bloomsburg, PA 17815

Re: JOHN C. REICHERT, A/K/A JOHN C. REICHERT, JR. & TARA M. REICHERT

117 MEADOW LANE

ORANGEVILLE, PA 17859-8929

No. 2010-CV-2236

Dear Sir or Madam:

In reference to the above captioned property knocked-down to the law firm of Phelan Hallinan & Schmicg, LLP as "attorney-on-the-writ," please issue the Sheriff Deed intoWELLS FARGO BANK, N.A., 3476 STATEVIEW BOULEVARDFORT MILLSC29715.

Please send a copy of the Deed via facsimile, and record the original as soon as possible.

In addition, please find enclosed two transfer tax affidavits and two stamped self-addressed envelopes for your convenience.

Thank you in advance for your cooperation in this matter.

Yours truly,

Kinyon Lanker

On behalf of Phelan Hallinan & Schmieg, LLP

Enclosure

cc: Wells Fargo Bank, N.A. Account No. 254878

SHERIFF'S SALE COST SHEET

		VS.
	NOED NO	VSJD_DATE/TIME OF SALE
	DOCKET/RETURN	\$15.00
	SERVICE PER DEF.	\$ 300,00
	LEVY (PER PARCEL	\$15.00
	MAILING COSTS	\$ <u>72,∞</u>
	ADVERTISING SALE BILLS & COPI	ES \$17.50
	ADVERTISING SALE (NEWSPAPER)	
	MILEAGE	\$ //5/00
_	POSTING HANDBILL	\$15.00
	CRYING/ADJOURN SALE	\$10,00
_ _ _	SHERIFF'S DEED	\$35.00
_	TRANSFER TAX FORM	\$25.00
	DISTRIBUTION FORM	\$25.00
	COPIES	\$ 10.60
	NOTARY	\$ <u>/5,00</u> ************ \$ 585,50
	TOTA[.******	**********
	WEB POSTING	\$150.00
	WEB POSTING PRESS ENTERPRISE INC.	\$ 1701.22
_	SOLICITOR'S SERVICES	\$75.00
	SOLICITOR'S SERVICES TOTAL ********	*******
	PROTHONOTARY (NOTARY)	\$10.00
	RECORDER OF DEEDS	\$ 56.00
	PROTHONOTARY (NOTARY) RECORDER OF DEEDS TOTAL ********	********* \$ CC
	REAL ESTATE TAXES:	
		\$
	SCHOOL DIST. 20	\$
	DELINQUENT 20	\$ 7,00
	BORO, TWP & COUNTY 20 SCHOOL DIST. 20 DELINQUENT 20 TOTAL *******	********** \$ <u></u> \(\sigma\)
	MUNICIPAL FEES DUE:	
	SEWER 20	8
	<u></u>	<u> </u>
	TOTAL ******	\$ ********************************
	SURCHARGE FEE (DSTE)	\$_ <u>\(\frac{3}{6}\cd\)_\(\lambda\)</u>
	MISC.	\$
		\$
	TOTAL ******	\$
	TOTAL COSTS (OPENING BID) \$ 3016.72

Phelan Hallinan & Schmieg, LLP 1617 JFK Boulevard, Suite 1400 One Penn Center Plaza Philadelphia, PA 19103 215-563-7000 Fax 215-568-7616

KIM ZIELINSKI Legal Assistant, 1496

Representing Lenders in Pennsylvania and New Jersey

Office of the Prothonotary Columbia County Courthouse P.O. Box 380 Bloomsburg, PA 17815

No.: 2010-CV-2236

No.:

Re: WELLS FARGO BANK NA VS TOL

WELLS FARGO BANK, N.A. VS. JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR, and

TARA M. REICHERT

No.: 2010-CV-2236, No.:

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129.1

Dear Sir/Madam:

Enclosed please find an Affidavit of Service Pursuant to Rule 3129.1 with the necessary attachments regarding the above matter.

Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

Please be advised that in the event the Plaintiff is not represented at the sale the sale is to be stayed or postponed.

**Property is listed for the 02/08/2012 Sheriff Sale, **

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

Very truly yours,

Phelan Hallinan & Schmieg, LLP

By:

KIM ZIELINSKI, Legal Assistant

cc: Sheriff of COLUMBIA County

PHELAN HALLINAN & SCHMIEG, LLP John Michael Kolesnik, Esq., Id. No.308877 1617 JFK Boulevard, Suite 1400 One Penn Center Plaza Philadelphia, PA 19103 215-563-7000

Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

WELLS FARGO BANK, N.A. Plaintiff,	: COLUMBIA COUN	TY
v.	: COURT OF COMM	ON PLEAS
JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR FARA M. REICHERT Defendant(s)	: CIVIL DIVISION : : No.: 2010-CV-2236 No.:	

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129.1

COMMONWEALTH OF PENNSYLVANIA	ì		
PHILADELPHIA COUNTY)	SS:	

As required by Pa. R.C.P. 3129.1(a) Notice of Sale has been given to Lienholders and any known interested party in the manner required by Pa. R.C.P. 3129.2(c) on each of the persons or parties named, at that address, set forth on the Affidavit and as amended if applicable. A copy of the Certificate of Mailing (Form 3817) and/or Certified Mail Return Receipt stamped by the U.S. Postal Service is attached hereto Exhibit "A".

John Michael Kolesnik, Esquire

Attorney for Plaintiff

Date: 1/24/12_____

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

EXHIBIT "A"

Name and
Address
Address
One Penn Center Plaza
One Penn Center Plaza

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per price subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable to Express Mail merchandise is \$500. Results and \$900 for registered mail, sent with optional insurance. See Domestic Mail Manual Results and \$921 for limitations of coverage. Pos PHS# 254878 RE: JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR (COLUMBIA) TEAM 3 AZK/SCF - 02/08/2012 SALE Name of Addressee. Street, and Post Office Address Postmaster, Per (Name of Receiving Employee) 6th Floor, Strawberry Sq., Dept 280601 CITIBANK (SOUTH DAKOTA), N.A. CITIBANK (SOUTH DAKOTA), N.A. CITIBANK (SOUTH DAKOTA), N.A. CITIBANK (SOUTH DAKOTA), N.A. 1060 ANDREW DRIVE, SUITE 170 1060 ANDREW DRIVE, SUITE 170 C/O YALE D. WEINSTEIN, ESQ. **ORANGEVILLE, PA 17859-8929** Commonwealth of Pennsylvania C/O DANIEL A. PAYNE, ESQ. C/O DANIEL A. PAYNE, ESQ. Department of Public Welfare WEST CHESTER, PA 19380 WEST CHESTER, PA 19380 701 EAST 60TH STREET N DOYLESTOWN, PA 18901 SIOUX FALLS, SD 57117 Bureau of Individual Tax Estate Recovery Program Inheritance Tax Division TENANT/OCCUPANT 30 E COURT STREET 117 MEADOW LANE Philadelphia, PA 19103 Harrisburg, PA 17128 Harrisburg, PA 17105 Willow Oak Building FPL Casualty Unit Total Number of Pieces Received at Post Office P.O. Box 8486 Article Number *** *** *** **** **** **** *** 水林林林 *** *** *** *** *** Total Number of Pieces Listed by Sender Line 2 3 14 3 œ, ۲, V. Φ = ... t-Φ

Name and Phelan Hallinan & Schmieg, LLP Address 1617 JFK. Boulevard, Suite 1400 Of Sender

200 (1830) (236) 200 (1830) (5 25 The full declaration of value is required on all demestic and international registered scali. The maximum indemnity payrible for the reconstruction of nonnegoticable documents under Express Mail document reconstruction issurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail nerchandles is \$500. The maximum indemnity payable on Express Mail nerchandles is \$500. The maximum indemnity payable on Express Mail nerchandles is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual 1890 3013 and \$821 for limitations of coverige. <u>e</u> Postage PHS# 254878 RE: JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR (COLUMBIA) TEAM 3 AZK/SCF - 02/08/2012 SALE Name of Addressee, Street, and Post Office Address Postmaster, Per (Name of Receiving Employee) IJ.S. Attorney for the Middle District of PA COLUMBIA COUNTY COURTHOUSE C/O WILLIAM S. KREISHER, ESQ. Internal Revenue Service Advisory 401 SOUTH MARKET STREET BLOOMSBURG, PA 17815-1749 Federal Building, P.O. Box 11754 Commonwealth of Pennsylvania 1000 Liberty Avenue Room 704 DOMESTIC RELATIONS OF C/O ERIK N. DINGLE, ESQ. BLOOMSBURG, PA 17815 JOHN C. REICHERT, JR. **458 WYOMING AVENUE** U.S. Department of Justice COLUMBIA COUNTY TARA M. REICHERT KINGSTON, PA 18704 Department of Welfare Philadelphia, PA 19103 Harrisburg, PA 17105 Harrisburg, PA 17108 Pittsburgh, PA 15222 228 Walnut Street Total Number of Pieces Received at Post Office P.O. BOX 380 P.O. Box 2675 Article Number **** **** *** *** *** 水水水水 长虫虫虫 全米水水 **** *** *** * * 女女女书 Total Sumber of Pieces Listed by Sender Line 팔, 10 5 15 C) T 1D ¢ 12 90 9 Ξ

Phelan Hallinan & Schmieg, LLP One Penn Center at Suburban Station 1617 John F. Kennedy Boulevard

Suite 1400 Philadelphia, PA 19103 215-563-7000 Main Fax 215-568-7616

LISA STEINMAN Legal Assistant

Representing Lenders in Pennsylvania and New Jersey

OFFICE OF THE SHERIFF COLUMBIA COUNTY COURTHOUSE

Re: WELLS FARGO BANK, N.A.

vs. JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR and TARA M. REICHERT

No.: 2010-CV-2236

Dear Sir/Madame:

Enclosed is an Affidavit of Service for the above captioned matter for filing with your office. We have forwarded copies of same to the sheriff.

Thank you for your cooperation.

Sincerely,

LISA STEINMAN

cc: Prothonotary of COLUMBIA County

AFFIDAVIT OF SERVICE

PLAINTIFF WELLS FARGO BANK, N.A.

COLUMBIA COUNTY

*TWO(2)ATTEMPTS!

PHS# 254878

DEFENDANT JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR TARA M. REICHERT

SERVICE TEAM/ las COURT NO.: 2010-CV-2236

SERVE TARA M. REICHERT AT: 886 POPLAR STREET BLOOMSBURG, PA 17815-2872 ***PLEASE RUSH SERVICE ATTEMPTS***

TYPE OF ACTION XX Notice of Sheriff's Sale SALE DATE: November 9, 2011

<u>SERVED</u>
Served and made known to TARAM. REICHERT, Defendant on the 17 day of OCTOBER, 20 11, at 8.45, defect p. M. at 214. Summerable. Brewick p. A. in the manner described below: Defendant personally served. Brewick p. A. Adult family member with whom Defendant(s) reside(s). Relationship is Adult in charge of Defendant's residence who refused to give name or relationship. Manager/Clerk of place of lodging in which Defendant(s) reside(s). Agent or person in charge of Defendant's office or usual place of business. an officer of said Defendant's company. Other:
Description: Age 20 ⁵ Height 5'4" Weight 155 Race W Sex F Other I, Ronald More a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities. * DEFENDANT DATE: 10 17 11 MOVED FROM 5.4. NAME: TO 214 Summerative Ave PRINTED NAME: RONALD MOLL TITLE: PROCESS SERVER
On theday of, 20, ato'clock, M., Defendant NOT FOUND because: Vacant
PRINTED NAME:

ATTORNEY FOR PLAINTIFF
Lawrence T. Phelan, Esq., Id. No. 32227
Francis S. Hallinan, Esq., Id. No. 62695
Daniel G. Schmieg, Esq., Id. No. 62205
Michele M. Bradford, Esq., Id. No. 69849
Judith T. Romano, Esq., Id. No. 58745
Shectal R. Shah-Jani, Esq., Id. No. 81760
Jenine R. Davey, Esq., Id. No. 87077
Lauren R. Tabas, Esq., Id. No. 93337
Vivek Srivastava, Esq., Id. No. 202331
Jay B. Jones, Esq., Id. No. 86657
Peter J. Mulcaby, Esq., Id. No. 61791
Andrew L. Spivack, Esq., Id. No. 84439
Chrisovalante P. Fliakos, Esq., Id. No. 94620
Jeshua L. Goldman, Esq., Id. No. 205047
Courtenay R. Dunn, Esq., Id. No. 309519
William E. Miller, Esq., Id. No. 308951

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

WELLS FA	ARGO BANK N.A.		Case Number
	EICHERT, JR (et al.)		2010CV2236
	SERVICE C	OVER SHEET	RECTAL STATE OF THE STATE OF TH
Service De	tails:		T
Category:	Real Estate Sale - Sale Notice		
Manner:	< Not Specified >	Expires: 10/07/2011	Warrant:
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND	DEBTOR'S RIGHTS	. 3
	214 Summerhill. Berwick, PA.	Ave	
Serve To:		Final Servipe:	2012
Name:	TARA M REICHERT	Served: Personally Ad	ult In Charge Posted Other
Primary Address:	886 POPLAR STREET BLOOMSBURG, PA 17815	Adult In See Le	Jow Tara Reichard
Phone:	DOB:	Relation:	/
Alternate Address:	214 Summerhill Ave	Date: 10/11/71	Time: 13/00 8
Phone:	Berwick, PA	Deputy:	Mileage:
Attorney /	Originator:		
Name:	PHELAN HALLINAN & SCHIMIEG LLP	Phone: 215-563-7000	Z Z
Service At	tempts:		;
Date:	10-06-11 10.17.11		
Time:	163: OF30		No.
Mileage:			OMSBORG
Deputy:	DANGE O PANGE CO		Ģ
Service At	tempt Notes:		Ď
1. 09	1/21/11 moved 0/9	ce 15 bei	ing renovated
2. du		en own	
3. $/_{1} \varphi$			equest for change
	address faxed to	post office	109/32/11 10142015
5. 4/	, , , , , , , , , , , , , , , , , , , ,		
6. CA	ON STILL THERE - NO A.	VS Expiral	101 10/07/11
Follo Ave Made	owup with P.O. gar. Received this new 10/01 Card 1+f	a coddiess of address on le	214 Summe, hill 105/11. Attempts

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

WELLS FARGO BANK N.A. vs. JOHN C REICHERT, JR (et al.)

Case Number 2010CV2236

SHERIFF'S RETURN OF SERVICE

10/11/2011 I, DEPUTY EARL MORDAN, BEING DULY SWORN ACCORDING TO LAW, STATES HE MADE DILIGENT SEARCH AND INQUIRY FOR THE WITHIN NAMED DEFENDANT TO WIT: TARA M REICHERT, BUT WAS UNABLE TO LOCATE THE DEFENDANT IN HIS BAILIWICK. THE SHERIFF THEREFORE RETURNS THE WITHIN REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS AS "NOT FOUND" AT 886 POPLAR STREET, BLOOMSBURG, PA 17815.

EARL MORDAN, DEPUTY

10/13/2011 01:00 PM - DEPUTY EARL MORDAN, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: TARA M REICHERT AT 214 SUMMERHILL AVENUE, BERWICK, PA 18603.

EARL MORDAN, DEPUTY

SO ANSWERS.

October 13, 2011

TIMOTHY T. CHAMBERLAIN, SHERIFF

NOTARY

Affirmed and subscribed to before me this

13TH d

day of

OCTOBER

2011

Phelan Hallinan & Schmieg, L.L.P.
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
(215) 563-7000
Fax: (215) 563-7009

Foreclosure Manager

Representing Lenders in Pennsylvania and New Jersey

October 11, 2011

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: WELLS FARGO BANK, N.A. v.

JOHN C. REICHERT and TARA M. REICHERT

117 MEADOW LANE ORANGEVILLE, PA 17859-8929

No.: 2010-CV-2236

Dear Sir/Madam:

Please Postpone the Sheriff Sale of the above referenced property, which is scheduled for November 9, 2011 due to the following: OTHER.

The Property is to be relisted for the February 8, 2012 Sheriff Sale.

Thank you for your cooperation in this matter.

Very Truly Yours, PATRICK WIRT for Phelan Hallinan & Schmieg, LLP

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

WELLS FARGO BANK N.A. JOHN C REICHERT, JR (et al.)

Case Number 2010CV2236

SHERIFF'S RETURN OF SERVICE

10/11/2011 I, DEPUTY EARL MORDAN, BEING DULY SWORN ACCORDING TO LAW, STATES HE MADE DILIGENT SEARCH AND INQUIRY FOR THE WITHIN NAMED DEFENDANT TO WIT: TARA M REICHERT, BUT WAS UNABLE TO LOCATE THE DEFENDANT IN HIS BAILIWICK. THE SHERIFF THEREFORE RETURNS THE WITHIN REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS AS "NOT FOUND" AT 886 POPLAR STREET, BLOOMSBURG, PA 17815.

SO ANSWERS.

TIMOTHY T. CHAMBERLAIN, SHERIFF

October 11, 2011

NOTARY

Notarial Seal SARAH JANE KLINGAMAN Notary Public Town of Bloomsburg, Columbia County PA My Commission Expires September 30, 2012

Affirmed and subscribed to before me this

11TH **OCTOBER**

2011

Plaintiff Attorney: PHELAN HALLINAN & SCHIMIEG LLP, ONE PENN CENTER AT SUBURAN STATION,

(6) Disc thybrate intention belooked, the

FAX: (570) 825-1849

Luzerne County Sheriff's Department Luzerne County Courthouse Sheriff John F. Gilligan



200 North River Street Wilkes-Barre, Pennsylvania 18711 (570) 825-1651

COLUMBIA COUNTY
10-CIV-2236
WELLS FARGO BANK, N.A.,

VS

JOHN C. REICHERT, JR., ET AL

STATE OF PENNSYLVANIA LUZERNE COUNTY, SS:

ЛМ JOYCE , DEPUTY :	SHERIFF, for SHERIFF of said county, being duly sworn
according to law, deposes and says, that on $\frac{FRII}{2}$	DAY the 30TH day of
SEPTEMBER 20 11 at 10:09 A.	M., prevailing time, he served the within
NOTICE OF SHERIFF'S SALE OF REAL PROPERTY & WRIT	OF EXECUTION
	of Execution.
upon TARA M. REICHERT C/O ERIC DINGLE, ESQ.	
the within named, by handing to ATTORNEY DINGLE PER	RSONALLY
the person for the time being in charge at HIS PLACE OF	BUSINESS, 458 WYOMING AVENUE, KINGSTON,
in the County of Luzerne, State of Pennsylvania, a true a	nd attested copy and making known the contents thereof.
Sworn to and subscribed before me	John Dillyan
this 30 th day of 5Ep. 20 11	Sheriff of Luzerne County
Hong & Loughing	
COMMONWEALTH OF PENNSYLVANIA	
Gary J. Loughpay, Man.	by
Jenkins Twp., Luzerne County My Commission Expires Oct. 21, 2014 Member, Pennsylvania Association of Notaries	Deputy Sheriff of Luzerne County, Pennsylvania

Timothy T. Chamberlain Sheriff

WELLS FARGO BANK N.A.



James D. Arter Chief Deputy

	REICHERT, JR (et al.)		<u></u>	2010CV2236	
	SERVICE	COVER SH	EET		
Service De	italisi				<u> </u>
Category:	Real Estate Sale - Sale Notice			Zone:	
Manner:	< Not Specified >	Expires:	10/07/2011	Warrant:	· ·
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE A	ND DEBTOR'S F	RIGHTS		, , , , , , , , , , , , , , , , , , ,
	l e				
		······································		A	
Serve To:		Final Serv	ic e ;		10 10 C V 2 2 3 6
Name:	TARA M REICHERT	Served:	Personally · Adu	lt In Charge · Posted · Oth	ner Ş
Primary Address:	C/O ERIK DINGLE, ESQ.	Adult In			223
Audress.	458 WYOMING AVENUE KINGSTON, PA 18704	Charge:			
Phone:	DOB:	Relation:			
Alternate	:	Date:	1	Time:	5
Address:		Date.		<i>ime.</i>	C
Phone:		Deputy:		Mileage:	C/O ERIK DINGLE
Attorney / (Pridipator				
Name:	PHELAN HALLINAN & SCHIMIEG LLP	Phone:	215-563-7000		GLE
		, rnone.	213-303-7000		
Service Att	empts:	····			ESQ.,
Date:					458
Time:					₹
Mileage:					8
Deputy:					458 WYOMING AVENUE
	The state of the s				

Now, September 21, 2011 I, Sheriff of Columbia County, Pennsylvania do hereby deputize the Sheriff of Luzerne County to execute service of the documents herewith and make return thereof according to law.

Carterior to the American

Return To:

COLUMBIA COUNTY SHERIFF'S OFFICE P.O. BOX 380 BLOOMSBURG, PA 17815 Timothy T. Chamberlain, Sheriff

EXP: 10/07/201

LUZERNE COUNTY SHER F'S OFFICE

200 N RIVER STREET WILKES-BARRE, PA 18701

TR# 7 REG# 45 OP# 45 10/03/2011 13:49:22

Othr County Civ Proc

ACCOUNT#: 100.4197.36206 FINANCE Receipt#: 311041

TR LINE#: 1 10-2236

AMT: 19.00

Other Cnty Srv Form

ACCOUNT#: 100.4197.36207 FINANCE Receipt#: 311041

TR LINE#: 2 10-2236

AMT: 1.00

Mileage Cnty Vehicle

ACCOUNT#: 100.4197.32138 FINANCE Receipt#: 311041

TR LINE#: 3 10-2236

AMT: 15.00

Tendered

CHECK: 5446 35.00

CHANGE: .00

PAYOR: COLUMBIA COUNTY

TOTAL: 35.00

-- THANK YOU -********************

11013263

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain Sheriff



10-4

James D. Arter Chief Deputy

1

vs.	ARGO BANK N.A. REICHERT, JR (et al.)		1	→ Cas 201	e Number 0CV2236	
Service De Category: Manner: Notes:	Plails:	Expires:	10/07/2011	Zone: Warrant:		REICHERT JR, JOHN C
Serve To: Name: Primary Address: Phone: Alternate Address: Phone:	JOHN C REICHERT, JR 170 LOOKOUT LANE WILLOW GROVE, PA 19090 DOB: 170 LOOKOUT LANE WILLOW GROVE, PA 19090	Final Serv. Served: Adult In Charge: Relation: Date:	Personally Adu ToHN C FATHER 10-5-11			2010CV2236 170 LOOP
Attorney / C Name: Service Atte Date: Time: Mileage: Deputy:	PHELAN HALLINAN & SCHIMIEG LLP	Phone:	215-563-7000			70 LOOKOUT LANE, WILLOW GROVE, PA 19090
Notes / Spe	cial Instructions:				27	≡, PA 19090

Now, September 21, 2011 I, Sheriff of Columbia County, Pennsylvania do hereby deputize the Sheriff of Montgomery County to execute service of the documents herewith and make return thereof according to law.

Return To:

COLUMBIA COUNTY SHERIFF'S OFFICE P.O. BOX 380 BLOOMSBURG, PA 17815 TIMOTHY T. CHAMBERLAIN, SHERIFF

EXP: 10/07/201

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

WELLS FARGO BANK N.A. JOHN C REICHERT, JR (et al.)

Case Number 2010CV2236

SHERIFF'S RETURN OF SERVICE

10/04/2011 10:30 AM - CHIEF DEPUTY JAMES D. ARTER, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 117 MEADOW LANE, ORANGEVILLE, PA 17859.

AMES D. ARTER, CHIEF DEPUTY

SO ANSWERS.

TIMOTHY T. CHAMBERLAIN, SHERIFF

October 04, 2011

NOTARY

SARAH JANE KLINGAMAN Notary Public Town of Bioomsburg, Columbia County PA My Commission Expires September 30, 2012

Notarial Seal

Affirmed and subscribed to before me this

OCTOBER day of

2011

Plaintiff Attorney: PHELAN HALLINAN & SCHIMIEG LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617

S. Charylans Spend, Televapa inc

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

vs. JOHN C R	REICHERT, JR (et al.)				e Number 0CV2236
	SERVIC	E COVER SH	EET		
Service De					
Category:	Real Estate Sale - Posting - Sale Bill			Z опе:	
Manner:	< Not Specified >	Expires:	10/07/2011	Zone: Warrant:	
Notes:	SHERIFF'S SALE BILL			•variant.	\$
Serve To:		Final Servi			77 (5) (5) (5) (6) (6) (6) (6) (6) (6) (6) (6) (6) (6
Name:	(POSTING)	Served:		J# Jm Ob	
Primary Address:	117 MEADOW LANE	Adult In	Personally · Add	and the second s	
Address:	ORANGEVILLE, PA 17859	Charge:	1305/20L	F1 8247	Deres
Phone:	DOB:	Relation:		***************************************	
Alternate		D-4-			
Address:		Date:	10-4-12	Time:	1030
Phone:		Deputy:	2	Mileage:	
Attorney / O	ríginator:				L
	PHELAN HALLINAN & SCHIMIEG LLP	Phone:	245 550 550		
ervice Atte	the territory was asserted that we will have been asserted to the second to	rnone:	215-563-7000		
Date:					
Time:					
Mileage:					
Deputy:					
ervice Atter					
	upi Notes:				
<u>·</u>					
					
				<u></u>	

OSTING)

2010CV2236

117 MEADOW LANE, ORANGEVILLE,

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

VS.	ARGO BANK N.A. EICHERT, JR (et al.)				e Number 0CV2236
	SERVICE	COVER SH	EET		
Service De	talls:				
Category:	Real Estate Sale - Sale Notice		322.07:10:000	Zone:	
Manner:	< Not Specified >	Expires:	10/07/2011	Warrant:	
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE	AND DEBTOR'S F	RIGHTS	· · · · · · · · · · · · · · · · · · ·	
Serve To:		Final Servi	(ce:		
Name:	Shirley Good	Served:	Personally · Add	ult In Charge	Posted Other
Primary Address:	214 Winding Road Orangeville, PA 17859	Adult In Charge:	BAIPN G		
Phone:	570-683-5625 DOB :	Relation:	Hosemuch		
Alternate Address:		Date:	9-28-11	Time:	1215
Phone:		Deputy:	2-	Mileage:	
Attorney / C	Priginator:				
Name:	PHELAN HALLINAN & SCHIMIEG LLP	Phone:	215-563-7000		
Service Atte	empts:				
Date:					
Time:					
Mileage:					
Deputy:					· .
Service Atte	impt Notes:				
1.			***************************************		
2.				<u>-</u> -	<u>, , , , , , , , , , , , , , , , , , , </u>
3.				,	
<u>4.</u>					
<u>5.</u>					····
6.					

2010CV2236

214 WINDING ROAD, ORANGEVILLE, PA 17859

EXP: 10/07/

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

SERVICE COVER SHEET Service Details: Category: Real Estate Sale - Sale Notice	vs. JOHN C R	EICHERT, JR (et al.)				Number OCV2236
Service Details: Category: Real Estate Sale - Sale Notice Manner: < Not Specified > Expires: 10/07/2011 Warrant: Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: OCCUPANT Served: Personally Adult in Charge Posted Ott Address: ORANGEVILLE, PA 17859 Charge: Relation: Address: Dobe Relation: Alternate Address: Date: S-0-// Time: Zed Mileage: Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000 Service Attempts: Deputy: Service Attempt Notes:		SERVICE	COVER SH	IEFT	<u> </u>	
Manner: Not Specified > Expires: 10/07/2011 Warrant: Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: OCCUPANT Served: Personally Adult in Charge Posted Other Adult in Charge: Posted Other Charge: Charge: Phone: DOB: Relation: Address: Date: S-DE-// Time: Zear Mileage: Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000 Service Attempts: Deputy: The Charge: Phone: Phone: 215-563-7000 Service Attempt Notes: Phone:	Service De					
Manner: Not Specified > Expires: 10/07/2011 Warrant: Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: OCCUPANT Served: Personally Adult in Charge Posted Other Adult in Charge: Posted Other Charge: Charge: Phone: DOB: Relation: Address: Date: S-DE-// Time: Zear Mileage: Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000 Service Attempts: Deputy: The Charge: Phone: Phone: 215-563-7000 Service Attempt Notes: Phone:	Category:	Real Estate Sale - Sale Notice			7	
Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: OCCUPANT Served: Personally Adult in Charge Posted Ott Charge:		and the same of th	Expires	10/07/2011	4	
Name: OCCUPANT Primary Primary Address: ORANGEVILLE, PA 17859 Phone: DOB: Relation: Alternate Address: Deputy: Mileage: Strong Attempts: Date: Phone: 215-563-7000 Phone: Phone: 215-563-7000 Phone: Attempts: Deputy:	Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE	AND DEBTOR'S I	RIGHTS	warrant,	
Name: OCCUPANT Served: Personally Adult In Charge Posted Off Adults In Charge: Posted Off Adults In Charge: Phone: DOB: Relation: Alternate Address: Date: S-DO-11 Time: Zec Phone: Deputy: Mileage: Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000 Revice Attempts: Deputy: Deputy: Phone:	Serve To;		Final Serv	ice:		
Phone: DOB: Relation: Alternate Address: Date: Phone: Deputy: Deputy: Mileage: Date: Phone: Pheca Attempts: Deputy:	Name:	OCCUPANT			ult In Charge	Posted : Oth
Alternate Address: Phone: Deputy: Deputy: Mileage: Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000 ervice Attempts: Deputy: Dep		117 MEADOW LANE ORANGEVILLE, PA 17859			1.1	
Address: Phone: Deputy: Mileage: Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000 Prince: Attempts: Deputy: Depu	Phone:	DOB:	Relation:			
Ittorney / Orlginator: Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000 ervice Attempts: Date: Time: Mileage: Deputy: ervice Attempt Notes:			Date:	9-28-11	Time:	, 200
Name: PHELAN HALLINAN & SCHMIEG LLP Phone: 215-563-7000 ervice Attempts: Date: Time: Mileage: Deputy: Prvice Attempt Notes:	Phone:		Deputy:	2	Mileage:	
ervice Attempts: Date: Cime: Mileage: Deputy: Dervice Attempt Notes:	ttorney / O	rlginator:				
Date: Time: Mileage: Deputy: Prvice Attempt Notes:	Vame:	PHELAN HALLINAN & SCHIMIEG LLP	Phone:	215-563-7000		
Time:	ervice Atte	mpts:				
Mileage: Deputy: Privice Attempt Notes	Date:					
Deputy:	īme:					
ervice Attempt Notes:	Aileage:					
	eputy:					
	ervice Atte	mpt Notes:				
			<u> </u>	<u></u>		<u> </u>
					-	
				<u> </u>		

2010CV2236

117 MEADOW LANE, ORANGEVILLE, PA 17859

COUNTY OF COLUMBIA TAX CLAIM BUREAU PO BOX 380 BLOOMSBURG PA 17815

REAL ESTATE TAX CERTIFICATION Cer Date: 09/22/2011 Cert. NO: 10856

REICHERT JOHN C & TARA M 115 KLINE ROAD NESCOPECK PA 18635

District: FISHING CREEK TWP Deed: 20091 -0091 Location: 117 MEADOW LN Parcel Id:15 -12 -005-08,000

Assessment: 24,099 Balances as of 09/22/2011

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

By: Columbia Co. Shoulf Per: Tim Chambrelan

COUNTY OF COLUMBIA TAX CLAIM BUREAU PO BOX 380 BLOOMSBURG PA 17815

REAL ESTATE TAX CERTIFICATION Fee: \$5.00 Cer Date: 09/22/2011 Cert. NO: 10857

REICHERT JOHN C & TARA M 115 KLINE ROAD NESCOPECK PA 18635

District: FISHING CREEK TWP Deed: 20091 -0091 Location: LOT 2A Parcel Id:15 -12 -005-12,000

Assessment: 2,873 Balances as of 09/22/2011

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

By Columbia Co. Sheriff, Per: Tim Chambalan

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

VS.	ARGO BANK N.A. EICHERT, JR (et al.)				Number OCV2236
	SERVICE	COVER SH	EET		
Service De	talls:				
Category:				Zone:	
Manner:	< Not Specified >	Expires:	10/07/2011	Warrant:	
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE	AND DEBTOR'S F	RIGHTS		
Serve To:		Final Servi	ice:		
Name:	Columbia County Tax Office	Served:	Personally Add	ut In Charge	Posted Other
Primary Address:	PO Box 380 Bloomsburg, PA 17815	Adult In Charge:			
Phone:	570-389-5649 DOB :	Relation:	Debbie Secr	etary	
Alternate Address:	=	Date:	09/21/11		13.20
Phone:	: - -	Deputy:	#7	Mileage:	
Attorney / C	riginator:				
Name:	PHELAN HALLINAN & SCHIMIEG LLP	Phone:	215-563-7000		
Service Atte	empts:				
Date:					
Time:					
Mileage:					
Deputy:		··			
Service Atte	mpt Notes:				
1.					
2.				<u>. </u>	<u></u>
3.				-	·
4.			·	<u>, </u>	
5					
3.		·			

PO BOX 380, BLOOMSBURG, PA 17815

COLUMBIA COUNTY TAX

2010CV2236

)/07/20

Marabas of the Company of

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

Manney & Not Consideration	2010CV2236
Service Details: Category: Real Estate Sale - Sale Notice	
Category: Real Estate Sale - Sale Notice	
	7
Manner: < Not Specified > Expires: 10/07/2011 V	Zone:
the state of the s	Narrant:
Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS	
Serve To: Final Service:	
Name: JOHN C REICHERT Served: Personally · Adult In	Charge · Posted · Other
Primary C/O WILLIAM KREISHER, ESQ. Adult In Charge: Jeanle BLOOMSBURG, PA 17815	Briggs
Phone: DOB: Relation: Sec	
Alternate Address: Date: 09/81/1/ T	ime: 1 3 :35
	fileage:
Attorney / Originator:	
Name: PHELAN HALLINAN & SCHIMIEG LLP Phone: 215-563-7000	
Service Attempts:	4
Date:	
Time:	
Mileage:	
Deputy:	
Service Attempt Notes:	
1.	
2.	
3.	<u>. </u>
4.	
5.	
6.	

REICHERT, JOHN C

2010CV2236

C/O WILLIAM KREISHER, ESQ., 401 SOUTH MARKET EXP: 10/07/2011

Timothy T. Chamberlain Sheriff



James D. Arter Chief Deputy

VS.	ARGO BANK N.A. EICHERT, JR (et al.)				e Number 0CV2236	_
	SERVICE (COVER SH	EET			DOMESTIC
Service De	tālis:					ÆS
Category:	Real Estate Sale - Sale Notice			Zone:		i i
Manner:	< Not Specified >	Expires:	10/07/2011	Warrant:		4
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AN			waran.	<u>t</u>	RELATIONS
Serve To:		Final Serv	Fa			2:
Name:	Domestic Relations Office of Columbia	Served:	Personally Adı	ılt in Chargo	Postod Oth	200
Primary Address:	15 Perry Avenue Bloomsburg, PA 17815	Adult In Charge:	Maureen	Co	le.	2010CV2236
Phone:	DOB:	Relation:	Sec/	rece	P-	
Alternate Address:		Date:	09/21/11	Time:	15.00	15
Phone:		Deputy:	#7	Mileage:		PERRY
Attorney / C	riginator;					-
	PHELAN HALLINAN & SCHIMIEG LLP	Phone:	215-563-7000			AVENUE
Service Atte	impts:					. •
Date:						BLOOMSB
Time:						SMC
Mileage: Deputy:						BURG,
Service Atte	mpt Notes:					
1.						PA 17815
2.		· · · · · · · · · · · · · · · · · · ·		<u> </u>		of of
3.			<u>-</u>	· -		
4.						Σ
5			···	.		o: 10
6.			· -	 -		EXP: 10/07/2

enter an existing state of the square of the

Trans#

37700

Carrier / service:

POST

2PM

9/21/2011

Ship to:

IRS

INTERNAL REVENUE SERVICE

WILLIAM GREEN FEDERAL BUILDING

600 ARCH STREET ROOM 3259

Tracking #:

9171924291001000010913

Doc Ref#:

129ED2011

PHILADELPHIA

PA 19106

Trans#

37699

Carrier / service: POST

2PM

9/21/2011

Ship to:

COP

COMMONWEALTH OF PENNSYLVANIA

DEPT OF REV SHERIFF SALE

Tracking #:

9171924291001000010906

DEPARTMENT 281230

Doc Ref#:

129ED2011

HARRISBURG

PA 17128

Trans #

37698

Carrier / service: POST

2PM

9/21/2011

Ship to:

FAIR

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC WELFARE

PO BOX 8016

Tracking #:

9171924291001000010890

Doc Ref#:

129ED2011

HARRISBURG

PA 17105

Trans #

37697

Carrier / service: POST

2PM

9/21/2011

Ship to:

SBA

U.S. Small Business Administration

PHILADELPHIA DISTRICT

OFFICE

PARKVIEW TOWERS

1150 FIRST AVE, 10TH FLR, STE 1001

Tracking #:

9171924291001000010883

Doc Ref#:

129ED2011

KING OR

PΑ 19406

PRUSSIA

Trans#

37696

Carrier / service: POST

2PM

9/21/2011

Ship to:

37696

US DEPT OF JUSTICE

ATTY FOR MIDDLE DISTRICT

PO BOX 11754

Tracking #:

9171924291001000010876

Doc Ref#:

129ED2011

HARRISBURG

Trans#

37695

Carrier / service: POST

2PM

9/21/2011

Ship to:

37695

INTERNAL REVENUE SERVICE

1000 LIBERTY AVE

Tracking #:

9171924291001000010869

Doc Ref#:

129ED2011

PITTSBURGH

Trans#

37694

Carrier / service: POST

2PM

9/21/2011

Ship to:

37694

COMMONWEALTH OF PA

PO BOX 2675

Tracking #:

9171924291001000010852

Doc Ref#;

129ED2011

HARRISBURG

Trans#

37693

Carrier / service:

POST

2PM

9/21/2011

Ship to:

37693

DEPT OF PUBLIC WELFARE

OP BOX 8486

Tracking #:

9171924291001000010845

Doc Ref#:

129ED2011

HARRISBURG

Trans#

37689

Carrier / service: POST

2PM

9/21/2011

Ship to:

37689

CITIBANK (SOUTH DAKOTA) NA

701 EAST 60TH STREET N

Tracking #:

9171924291001000010807

Doc Ref#:

129ED2011

SIOUX FALLS

SD 57117

Trans #

37690

Carrier / service: POST

2PM

9/21/2011

Ship to:

37690

CITIBANK (SOUTH DAKOTA) NA

30 E COURT STREET

Tracking #:

9171924291001000010814

Doc Ref #:

129ED2011

DOYLESTOWN PA 18901

Trans#

37691

Carrier / service:

POST

2PM

9/21/2011

Ship to:

37691

CITIBANK (SOUTH DAKOTA) NA

1060 ANDREW DRIVE, STE 170

Tracking #:

9171924291001000010821

Doc Ref#:

129ED2011

WEST CHESTER PA 19380

Trans#

37692

Carrier / service: POST

2PM

9/21/2011

Ship to:

37692

COMMONWEALTH OF PA

DEPT 280601

Tracking #:

9171924291001000010838

Doc Ref#:

129ED2011

HARRISBURG

REAL ESTATE OUTLINE

	ED#
DATE RECEIVED	
DOCKET AND INDEX	
CHECK FOR PROPER	R INFO.
WRIT OF EXECUTION	
COPY OF DESCRIPTION	
WHEREABOUTS OF LKA	 .
NON-MILITARY AFFIDAVIT	 ,
NOTICES OF SHERIFF SALE	- 1 ,
WAIVER OF WATCHMAN	
AFFIDAVIT OF LIENS LIST	
CHECK FOR \$1,350.00 OR	 CK#
IF ANY OF ABOVE IS MISSIN	IC DO NOT PROCEED
	O DO NOT PROCEED**
SALE DATE	TIME
POSTING DATE	TIME
ADV. DATES FOR NEWSPAPER	1 ST WEEK
	2 ND WEEK
	3 RD WEEK
	J WEEK

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure) No. 2010CV2236

Issued out of the Court of Common Pleas of Columbia County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Columbia County Courthouse in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania on:

WEDNESDAY, NOVEMBER 09, 2011 AT 9:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than thirty (30) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

TRACT NO. 1:

ALL THAT CERTAIN piece, parcel and lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southerly side of a 50 foot driveway and in line of lands now or formerly of Martin W. Mack and Sabina E. Mack, his wife; Thence along the said driveway, South 84 degrees East, 125 feet to a point in line of Lot No. 2A; Thence along Lot No. 2A; South 6 degrees 30 minutes East, 400 feet to a point in the center of Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of land now or formerly of Frederick E. Kaiser and Emma M. Kaiser, his wife, Thence along said now or formerly Kaiser lands, North 6 degrees 30 minutes West, 400 feet to a point, the place of Beginning. Being Lot No. 1A, as appears on a draft of lots of the property of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH AND UNDER AND SUBJECT TO the conditions and restrictions set forth in Columbia County Deed Book 666, page 1008.

TRACT NO. 2:

ALL THAT CERTAIN piece, parcel or lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the southerly side of a 50 foot drive and in line of lands of Lot No. 3A; Thence along said lands, South 6 degrees 30 minutes East, 400 feet to a point in Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of Lot No. IA, now or formerly of Frederick E. Kaiser; Thence along said lot, North 6 degrees 30 minutes West, 400 feet to a point on the southerly side of the aforesaid drive; Thence along the aforesaid drive, South 84 degrees East, 125 feet to a point, the place of Beginning.

IT BEING LOT NO. 2A as appears on a draft of lots of the properties of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH, UNTO the grantees, their heirs and assigns, in common, however, with the lands now or formerly of Edward D. Batson and Kathleen M. Batson, husband and wife, their heirs and assigns, the following:

- (a) The right of ingress and egress over all roadways on lands now or formerly of Edward D. Batson and Kathleen M. Batson. (b) The right to use of the aforesaid roadways and facilities as is hereby granted, upon the condition and subject to the restriction that the grantees, their heirs and assigns, contribute a proportionate amount for maintenance and repairs of said roadways.
- That the said premises and/or improvements thereto shall be used for dwelling purposes only and no other purposes.
 Construction on the said premises shall be limited to single family house or cottage on continuous foundation with or without appurtenances.
- 3. Minimum front setback from property line for any dwelling or appurtenance thereto shall be 60 feet unless otherwise approved by Edward D. Batson and Kathleen M. Batson, their heirs or assigns
- 4. No sewage or waste water shall be disposed of, except by an approved septic system.

5. Only ordinary household pets shall be kept upon the premises.

- 6. Each property owner may not permit his building or the grounds around same to become shabby, unpainted, trash or junk laden, or in a state of disrepair that would injure the general neat, well kept appearance of the area.
- 7. The use of any type of sign on any lot is permissible, providing it does not exceed four (4) square feet in size and is not commercial in nature. Building plans must be approved by Edward D. Batson and Kathleen M. Batson, their heirs or assigns in writing prior to construction.

8. Utilities companies shall not be prevented from using the extreme boundary lines of any property in this development for the purpose of installing facilities necessary to furnish electric power or telephone service.

TITLE TO SAID PREMISES VESTED IN John C. Reichert and Tara M. Reichert, husband and wife, by Deed from Terri Lynn Yurko, also known as Terri L. Yurko, widow, Dated 09/22/2009, Recorded 10/26/2009 in Instrument # 200910091.

Premises being: 117 MEADOW LANE, ORANGEVILLE, P A 17859-8929

Tax Parcel #1: 15-12-005-08,000 Tax Parcel #2: 15-12-005-12,000

PROPERTY ADDRESS: 117 MEADOW LANE, ORANGEVILLE, PA 17859

UPI / TAX PARCEL NUMBER: 15-12-005-08 & 15-12-005-12

Seized and taken into execution to be sold as the property of JOHN C REICHERT, JR, TARA M REICHERT in suit of

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 eight (8) days after the sale in cash, certified check or cashier's check. IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD. If the successful bidder failts to pay the bid price as per the above terms, the Sheriff may elect to either 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 agiainst the bidder for breach of contract. In the case of default all sums paid by the bidder will be considered forfeited, but will be applied against any damages recoverable. The defaulting bidder will be responsible for any attorney fees incurred by the sheriff in conneciton with any action against the bidder in which the bidder is found liable for damages. If proceeds are payable to the Plaintiff, the proceeds check will be payable to Plaintiff, unless the Columbia County Sheriff's Office receives advance written notice otherwise, signed by an authorized representation of the plaintiff.

Attorney for the Plaintiff: PHELAN HALLINAN & SCHIMIEG LLP PHILADELPHIA, PA 215-563-7000

TIMOTHY T. CHAMBERLAIN, Sheriff COLUMBIA COUNTY, Pennsylvania

WRIT C. EXECUTION - (MC Pa.R.C.P. 3180-318 WELLS FARGO BANK, N.A.	ORTGAGE FORECLOSURE) 3 and Rule 3257
Vs. JOHN C. REICHERT A/K/A JOHN C. DEJCHERG. TO	COURT OF COMMON PLEAS CIVIL DIVISION NO.: 2010-CV-2236
TARA M. REICHERT Commonwealth of Pennsylvania: County of Columbia	30/1-ED-129 COLUMBIA COUNTY
TO THE SHERIFF OF <u>COLUMBIA</u> COUNTY, PENNSYLVAN	
To satisfy the judgment, interest and costs in the above following property (specifically described property below):	
PREMISES: 117 MEADOW LANE, ORANGEVILLE, PA 1785 (Sec Legal Description attached)	9-8929
Amount Due Interest from 07/26/2011 to Date of Sale @ \$27.01 per dicm	\$164,324.97 \$ and costs.

PHS#254878

Tam B Kune KPB (Clerk) Office of the Prothy Support, Common Pleas Court of Columbia County, Penna.

LEGAL DESCRIPTION

TRACT NO. 1:

ALL THAT CERTAIN piece, parcel and lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southerly side of a 50 foot driveway and in line of lands now or formerly of Martin W. Mack and Sabina E. Mack, his wife; Thence along the said driveway, South 84 degrees East, 125 feet to a point in line of Lot No. 2A; Thence along Lot No. 2A; South 6 degrees 30 minutes East, 400 feet to a point in the center of Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of land now or formerly of Frederick E. Kaiser and Emma M. Kaiser, his wife, Thence along said now or formerly Kaiser lands, North 6 degrees 30 minutes West, 400 feet to a point, the place of Beginning. Being Lot No. 1A, as appears on a draft of lots of the property of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH AND UNDER AND SUBJECT TO the conditions and restrictions set forth in Columbia County Deed Book 666, page 1008.

TRACT NO. 2:

ALL THAT CERTAIN piece, parcel or lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the southerly side of a 50 foot drive and in line of lands of Lot No. 3A; Thence along said lands, South 6 degrees 30 minutes East, 400 feet to a point in Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of Lot No. 1A, now or formerly of Frederick E. Kaiser; Thence along said lot, North 6 degrees 30 minutes West, 400 feet to a point on the southerly side of the aforesaid drive; Thence along the aforesaid drive, South 84 degrees East, 125 feet to a point, the place of Beginning.

IT BEING LOT NO. 2A as appears on a draft of lots of the properties of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH, UNTO the grantees, their heirs and assigns, in common, however, with the lands now or formerly of Edward D. Batson and Kathleen M. Batson, husband and wife, their heirs and assigns, the following:

- (a) The right of ingress and egress over all roadways on lands now or formerly of Edward D. Batson and Kathleen M. Batson.
- (b) The right to use of the aforesaid roadways and facilities as is hereby granted, upon the condition and subject to the restriction that the grantees, their heirs and assigns, contribute a proportionate amount for maintenance and repairs of said roadways.

- 1. That the said premises and/or improvements thereto shall be used for dwelling purposes only and no other purposes.
- 2. Construction on the said premises shall be limited to single family house or cottage on continuous foundation with or without appurtenances.
- 3. Minimum front setback from property line for any dwelling or appurtenance thereto shall be 60 feet unless otherwise approved by Edward D. Batson and Kathleen M. Batson, their heirs or
- 4. No sewage or waste water shall be disposed of, except by an approved septic system.
- 5. Only ordinary household pets shall be kept upon the premises.
- 6. Each property owner may not permit his building or the grounds around same to become shabby, unpainted, trash or junk laden, or in a state of disrepair that would injure the general neat, well kept appearance of the area.
- 7. The use of any type of sign on any lot is permissible, providing it does not exceed four (4) square feet in size and is not commercial in nature. Building plans must be approved by Edward D. Batson and Kathleen M. Batson, their heirs or assigns in writing prior to construction.
- 8. Utilities companies shall not be prevented from using the extreme boundary lines of any property in this development for the purpose of installing facilities necessary to furnish electric power or telephone service.

TITLE TO SAID PREMISES VESTED IN John C. Reichert and Tara M. Reichert, husband and wife, by Decd from Terri Lynn Yurko, also known as Terri L. Yurko, widow, Dated 09/22/2009, Recorded 10/26/2009 in Instrument # 200910091.

Premises being: 117 MEADOW LANE, ORANGEVILLE, PA 17859-8929

Tax Parcel #1: 15-12-005-08,000 Tax Parcel #2: 15-12-005-12,000

PHELAN HALLINAN & SCHMIEG, LLP Allison F. Wells, Esq., Id. No.309519 1617 JFK Boulevard, Suite 1400 One Penn Center Plaza Philadelphia, PA 19103 215-563-7000

Attorneys for Plaintiff

WELLS FARGO	BANK,	N.A.
-------------	-------	------

Plaintiff

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2010-CV-2236

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR

TARA M. REICHERT

ν.

Defendant(s)

COLUMBIA COUNTY

CERTIFICATION

The undersigned attorney hereby states that he/she is the attorney for the Plaintiff in the above captioned matter and that the premises are not subject to the provisions of Act 91 because:

the mortgage is an FHA Mortgage the premises is non-owner occupied

the premises is vacant ()

Act 91 procedures have been fulfilled (X)

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

> Phelan Hallinan & Selmicg, LLP Allison F. Wells, Esq., Id. No.309519

Attorney for Plaintiff

PHELAN HALLINAN & SCHMIEG, LLP Allison F. Wells, Esq., Id. No.309519 1617 JFK Boulevard, Suite 1400 One Penn Center Plaza Philadelphia, PA 19103 215-563-7000

Attorneys for Plaintiff

WELLS FARGO BANK, N.A.

Plaintiff

COURT OF COMMON PLEAS

CIVIL DIVISION

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR

TARA M. REICHERT

v.

Defendant(s)

NO.: 2010-CV-2236

COLUMBIA COUNTY

CERTIFICATION

The undersigned attorney hereby states that he/she is the attorney for the Plaintiff in the above captioned matter and that the premises are not subject to the provisions of Act 91 because:

the mortgage is an FHA Mortgage

the premises is non-owner occupied

the premises is vacant ()

Act 91 procedures have been fulfilled (X)

This certification is made subject to the penalties of 18 Pa. C.S.A. § 4904 relating to unsworm falsification to authorities.

> Phelan Hallinan & Sehmieg, LLP Allison F. Wells, Esq., Id. No.309519

Attorney for Plaintiff

PHELAN HALLINAN & SCHMIEG, LLP Allison F. Wells, Esq., Id. No.309519 1617 JFK Boulevard, Suite 1400 One Penn Center Plaza Philadelphia, PA 19103 215-563-7000

Attorney for Plaintiff

WELLS FARGO BANK, N.A.

COLUMBIA COUNTY

V5.

COURT OF COMMON PLEAS

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR

TARA M. REICHERT NO.: 2010-CV-2236

CIVIL DIVISION

VERIFICATION OF NON-MILITARY SERVICE

The undersigned attorney hereby verifies that he/she is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

- (a) that the defendant(s) is/are not in the Military or Naval Service of the United States or it Allies, or otherwise within the provisions of the Soldiers' and Sailors' Civil Relief Act of Congress of 1940, as amended.
 - (b) that defendant JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR is over 18 years of age and has a last known address of 2441 COLUMBIA BOULEVARD, BLOOMSBURG, PA 17815-3135 AND 170 LOOKOUT LANE WILLOW GROVE, PA 19090
 - (c) that defendant TARA M. REICHERT is over 18 years of age and resides at 886 POPLAR STREET, BLOOMSBURG, PA 17815-2872.

This statement is made subject to the penaltics of 18 Pa. C.S.A § 4904 relating to unsworn talsification to authorities.

> Phelan Hallinan & Schmick, LLP Allison F. Wells, Esq., Id. No.309519 Attorney for Plaintiff

PHELAN HALLINAN & SCHMIEG, LLP Allison F. Wells, Esq., Id. No.309519 1617 JFK Boulevard, Suite 1400 Onc Penn Center Plaza Philadelphia, PA 19103 215-563-7000

Attorney for Plaintiff

WELLS FARGO BANK, N.A.

COLUMBIA COUNTY

vs.

COURT OF COMMON PLEAS

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR

CIVIL DIVISION

TARA M. REICHERT

NO.: 2010-CV-2236

VERIFICATION OF NON-MILITARY SERVICE

The undersigned attorney hereby verifies that he/she is attorney for the Plaintiff in the above-captioned natter, and that on information and belief, he has knowledge of the following facts, to wit:

- (a) that the defendant(s) is/are not in the Military or Naval Service of the United States or it Allies, or therwise within the provisions of the Soldiers' and Sailors' Civil Relief Act of Congress of 1940, as amended.
 - (b) that defendant JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR is over 18 years of age and has a last known address of 2441 COLUMBIA BOULEVARD, BLOOMSBURG, PA 17815-3135 AND 170 LOOKOUT LANE WILLOW GROVE, PA 19090
 - (c) that defendant TARA M. REICHERT is over 18 years of age and resides at 886 POPLAR STREET, BLOOMSBURG, PA 17815-2872.

This statement is made subject to the penalties of 18 Pa. C.S.A § 4904 relating to unsworn falsification to athorities.

> Phelan Hallinan & Schmidg, LLP Allison F. Wells, Esq., Id. No.309519

Attorney for Plaintiff

WELLS FARGO BANK, N.A. : COURT OF COMMON PLEAS

Plaintiff

CIVIL DIVISION

v. :

JOHN C. REICHERT A/K/A JOHN C. REICHERT. JR : NO.: 2010-CV-2236

TARA M. REICHERT

.:

Defendant(s) : COLUMBIA COUNTY

DIIC !! a

: PHS # 254878

AFFIDAVIT PURSUANT TO RULE 3129.1

WELLS FARGO BANK, N.A., Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praccipe for the Writ of Execution was filed, the following information concerning the real property located at 117 MEADOW LANE, ORANGEVILLE, PA 17859-8929.

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

Name Address (if address cannot be reasonably

ascertained, please so indicate)

JOHN C. REICHERT A/K/A JOHN C.
REICHERT, JR

2441 COLUMBIA BOULEVARD
BLOOMSBURG, PA 17815-3135

170 LOOKOUT LANE WILLOW GROVE, PA 19090

TARA M. REICHERT 886 POPLAR STREET

BLOOMSBURG, PA 17815-2872

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

Name Address (if address cannot be reasonably

SAME AS ABOVE ascertained, please so indicate)

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

Address (if address cannot be reasonably ascertained, please indicate)

CITIBANK (SOUTH DAKOTA), N.A. 701 EAST 60TH STREET N SIOUX FALLS, SD 57117

CITIBANK (SOUTH DAKOTA), N.A. 30 E COURT STREET C/O DANIEL A. PAYNE, ESQ. DOYLESTOWN, PA 18901

CITIBANK (SOUTH DAKOTA), N.A.
C/O DANIEL A. PAYNE, ESQ.
1060 ANDREW DRIVE, SUITE 170
WEST CHESTER, PA 19380

CITIBANK (SOUTH DAKOTA), N.A.
C/O YALE D. WEINSTEIN, ESQ.
1060 ANDREW DRIVE, SUITE 170
WEST CHESTER, PA 19380

Name and address of last recorded holder of every mortgage of record: 4. Address (if address cannot be reasonably ascertained, please indicate) None. Name and address of every other person who has any record lien on the property: 5. Address (if address cannot be reasonably ascertained, please indicate)

None.

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

Address (if address cannot be

reasonably ascertained, please indicate)

None.

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

Address (if address cannot be reasonably ascertained, please indicate)

TENANT/OCCUPANT

117 MEADOW LANE ORANGEVILLE, PA 17859-8929

Commonwealth of Pennsylvania Bureau of Individual Tax Inheritance Tax Division

6th Floor, Strawberry Sq., Dept 280601 Harrisburg, PA 17128

Department of Public Welfare TPL Casualty Unit Estate Recovery Program

P.O. Box 8486 Willow Oak Building Harrisburg, PA 17105

JOHN C. REICHERT, JR. C/O WILLIAM S. KREISHER, ESQ.

401 SOUTH MARKET STREET BLOOMSBURG, PA 17815-1749

TARA M. REICHERT C/O ERIK N. DINGLE, ESQ.

458 WYOMING AVENUE KINGSTON, PA 18704

DOMESTIC RELATIONS OF COLUMBIA COUNTY

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

Commonwealth of Pennsylvania Department of Welfare

P.O. Box 2675 Harrisburg, PA 17105

Internal Revenue Service Advisory

1000 Liberty Avenue Room 704 Pittsburgh, PA 15222

U.S. Department of Justice

Federal Building, P.O. Box 11754

U.S. Attorney for the Middle District of PA

228 Walnut Street Harrisburg, PA 17108

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

agu

Phelan Hallinan & Schmieg, LLP Allison F. Wells, Esq., Id. No.309519

Attorney for Plaintiff

WELLS FARGO BANK, N.A. : COURT OF COMMON PLEAS

:

Plaintiff : CIVIL DIVISION

:

vs. : NO.: <u>2010-CV-2236</u>

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR

TARA M. REICHERT : COLUMBIA COUNTY

Defendant(s)

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR 2441 COLUMBIA BOULEVARD BLOOMSBURG, PA 17815-3135

TARA M. REICHERT 886 POPLAR STREET BLOOMSBURG, PA 17815-2872

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR 170 LOOKOUT LANE WILLOW GROVE, PA 19090

THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE, IF YOU HAVE PREVIOUSLY RECEIVED A DISCHARGE IN BANKRUPTCY, THIS IS NOT AND SHOULD NOT BE CONSTRUED TO BE AN ATTEMPT TO COLLECT A DEBT, BUT ONLY ENFORCEMENT OF A LIEN AGAINST PROPERTY.

Your house (real estate) at 117 ME/	ADOW LANE, ORANG	GEVILLE, PA 17859-8929 is scheduled to be
sold at the Shelli 2 Safe OI	at	in the Office City City on
Columbia County Courthouse, 35 West M	Main Street, Bloomsbur	or DA 17015 to outcome the second
oro-,524.57 Colamed by WELLS PARGO	BANK, N.A. (the morto	190ee) against you. In the ground the autoin
continued, an announcement will be made	at said sale in compliance	ce with Pa.R.C.P. Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

- 1. The sale will be canceled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call: 215-563-7000 x1230.
- 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 page two on how to obtain an attorney.)

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

- 1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling <u>215-563-7000</u>.
- 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
- 3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call <u>215-563-7000</u>.
- 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 the 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 proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the sheriff and will be made available for inspection in his office. 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 the filing of the proposed schedule.
- 7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

North Penn Legal Services 168 East 5th Street Bloomsburg, PA 17815 (570) 784-8760

SHORT DESCRIPTION

By virtue of a Writ of Execution NO. 2010-CV-2236

WELLS FARGO BANK, N.A.

vs.

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR TARA M. REICHERT

owner(s) of property situate in FISHING CREEK TOWNSHIP, Columbia County,

(Municipality)

117 MEADOW LANE, ORANGEVILLE, PA 17859-8929

Parcel #1: 15-12-005-08,000 Parcel #2: 15-12-005-12,000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

JUDGMENT AMOUNT: \$164,324.97

Attorneys for Plaintiff

Phelan Hallinan & Schmieg, LLP

LEGAL DESCRIPTION

TRACT NO. 1:

ALL THAT CERTAIN piece, parcel and lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southerly side of a 50 foot driveway and in linc of lands now or formerly of Martin W. Mack and Sabina E. Mack, his wife; Thence along the said driveway, South 84 degrees East, 125 feet to a point in line of Lot No. 2A; Thence along Lot No. 2A; South 6 degrees 30 minutes East, 400 feet to a point in the center of Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of land now or formerly of Frederick E. Kaiser and Emma M. Kaiser, his wife, Thence along said now or formerly Kaiser lands, North 6 degrees 30 minutes West, 400 feet to a point, the place of Beginning. Being Lot No. 1A, as appears on a draft of lots of the property of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH AND UNDER AND SUBJECT TO the conditions and restrictions set forth in Columbia County Deed Book 666, page 1008.

TRACT NO. 2:

ALL THAT CERTAIN piece, parcel or lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the southerly side of a 50 foot drive and in line of lands of Lot No. 3A; Thence along said lands, South 6 degrees 30 minutes East, 400 feet to a point in Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of Lot No. 1A, now or formerly of Frederick E. Kaiser; Thence along said lot, North 6 degrees 30 minutes West, 400 feet to a point on the southerly side of the aforesaid drive; Thence along the aforesaid drive, South 84 degrees East, 125 feet to a point, the place of Beginning.

IT BEING LOT NO. 2A as appears on a draft of lots of the properties of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH, UNTO the grantees, their heirs and assigns, in common, however, with the lands now or formerly of Edward D. Batson and Kathleen M. Batson, husband and wife, their heirs and assigns, the following:

- (a) The right of ingress and egress over all roadways on lands now or formerly of Edward D. Batson and Kathleen M. Batson.
- (b) The right to use of the aforesaid roadways and facilities as is hereby granted, upon the condition and subject to the restriction that the grantees, their heirs and assigns, contribute a proportionate amount for maintenance and repairs of said roadways.

- 1. That the said premises and/or improvements thereto shall be used for dwelling purposes only
- 2. Construction on the said premises shall be limited to single family house or cottage on continuous foundation with or without appurtenances.
- 3. Minimum front setback from property line for any dwelling or appurtenance thereto shall be 60 feet unless otherwise approved by Edward D. Batson and Kathleen M. Batson, their heirs or assigns.
- 4. No sewage or waste water shall be disposed of, except by an approved septic system.
- 5. Only ordinary household pets shall be kept upon the premises.
- 6. Each property owner may not permit his building or the grounds around same to become shabby, unpainted, trash or junk laden, or in a state of disrepair that would injure the general neat, well kept appearance of the area.
- 7. The use of any type of sign on any lot is permissible, providing it does not exceed four (4) square feet in size and is not commercial in nature. Building plans must be approved by Edward D. Batson and Kathleen M. Batson, their heirs or assigns in writing prior to construction.
- 8. Utilities companies shall not be prevented from using the extreme boundary lines of any property in this development for the purpose of installing facilities necessary to furnish electric

TITLE TO SAID PREMISES VESTED IN John C. Reichert and Tara M. Reichert, husband and wife, by Deed from Terri Lynn Yurko, also known as Terri L. Yurko, widow, Dated 09/22/2009, Recorded 10/26/2009 in Instrument # 200910091.

Premises being: 117 MEADOW LANE, ORANGEVILLE, PA 17859-8929

Tax Parcel #1: 15-12-005-08,000 Tax Parcel #2: 15-12-005-12,000

SHORT DESCRIPTION

By virtue of a Writ of Execution NO. 2010-CV-2236

WELLS FARGO BANK, N.A.

vs.

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR TARA M. REICHERT

owner(s) of property situate in FISHING CREEK TOWNSHIP, Columbia County,

(Municipality)

117 MEADOW LANE, ORANGEVILLE, PA 17859-8929

Parcel #1: 15-12-005-08,000 Parcel #2: 15-12-005-12,000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

JUDGMENT AMOUNT: \$164,324.97

Attorneys for Plaintiff

Phelan Hallinan & Schmieg, LLP

LEGAL DESCRIPTION

TRACT NO. 1:

ALL THAT CERTAIN piece, parcel and lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a point on the southerly side of a 50 foot driveway and in line of lands now or formerly of Martin W. Mack and Sabina E. Mack, his wife; Thence along the said driveway, South 84 degrees East, 125 feet to a point in line of Lot No. 2A; Thence along Lot No. 2A; South 6 degrees 30 minutes East, 400 feet to a point in the center of Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of land now or formerly of Frederick E. Kaiser and Emma M. Kaiser, his wife, Thence along said now or formerly Kaiser lands, North 6 degrees 30 minutes West, 400 feet to a point, the place of Beginning. Being Lot No. 1A, as appears on a draft of lots of the property of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH AND UNDER AND SUBJECT TO the conditions and restrictions set forth in Columbia County Deed Book 666, page 1008.

TRACT NO. 2:

ALL THAT CERTAIN piece, parcel or lot of land situate in Fishing Creek Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the southerly side of a 50 foot drive and in line of lands of Lot No. 3A; Thence along said lands, South 6 degrees 30 minutes East, 400 feet to a point in Huntington Creek; Thence through Huntington Creek, North 84 degrees West, 125 feet to a point in line of Lot No. 1A, now or formerly of Frederick E. Kaiser; Thence along said lot, North 6 degrees 30 minutes West, 400 feet to a point on the southerly side of the aforesaid drive; Thence along the aforesaid drive, South 84 degrees East, 125 feet to a point, the place of Beginning.

IT BEING LOT NO. 2A as appears on a draft of lots of the properties of Martin W. Mack in Fishing Creek Township, Columbia County, Pennsylvania.

TOGETHER WITH, UNTO the grantees, their heirs and assigns, in common, however, with the lands now or formerly of Edward D. Batson and Kathleen M. Batson, husband and wife, their heirs and assigns, the following:

- (a) The right of ingress and egress over all roadways on lands now or formerly of Edward D. Batson and Kathleen M. Batson.
- (b) The right to use of the aforesaid roadways and facilities as is hereby granted, upon the condition and subject to the restriction that the grantees, their heirs and assigns, contribute a proportionate amount for maintenance and repairs of said roadways.

- 1. That the said premises and/or improvements thereto shall be used for dwelling purposes only
- 2. Construction on the said premises shall be limited to single family house or cottage on continuous foundation with or without appurtenances.
- 3. Minimum front setback from property line for any dwelling or appurtenance thereto shall be 60 fect unless otherwise approved by Edward D. Batson and Kathleen M. Batson, their heirs or
- 4. No sewage or waste water shall be disposed of, except by an approved septic system.
- 5. Only ordinary household pets shall be kept upon the premises.
- 6. Each property owner may not permit his building or the grounds around same to become shabby, unpainted, trash or junk laden, or in a state of disrepair that would injure the general
- 7. The use of any type of sign on any lot is permissible, providing it does not exceed four (4) square feet in size and is not commercial in nature. Building plans must be approved by Edward D. Batson and Kathleen M. Batson, their heirs or assigns in writing prior to construction.
- 8. Utilities companies shall not be prevented from using the extreme boundary lines of any property in this development for the purpose of installing facilities necessary to furnish electric

TITLE TO SAID PREMISES VESTED IN John C. Reichert and Tara M. Reichert, husband and wife, by Deed from Terri Lynn Yurko, also known as Terri L. Yurko, widow, Dated 09/22/2009, Recorded 10/26/2009 in Instrument # 200910091.

Premises being: 117 MEADOW LANE, ORANGEVILLE, PA 17859-8929

Tax Parcel #1: 15-12-005-08,000 Tax Parcel #2: 15-12-005-12,000

SHERIFF'S RETURN

WELLS FARGO BANK, N.A.

Plaintiff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY

VS.

JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR TARA M. REICHERT No.: <u>2010-CV-2236</u>

ISSUED

	Detendants	
NOW,		— High Sheriff of Columbia County, Pennsylvania, do
made at the request and risk of the Plaintiff. Defendants alleged address is		County, Pennsylvania, to execute this Writ. This deputation being
Now,	AFFIDAVIT (20, at	Sheriff, Columbia County, Pennsylvania By
Sale and made known to		by handing to a true and correct copy of the original Notice of the contents thereof.
Sworn and Subscribed before me		So Answers,
lay of		
Notary Public	—————	BY:
eturn		20, See return endorsed hereon by Sheriff of County, Pennsylvania, and made a part of this
		So Answers,
		Sheriff
		Deputy Sheriff

SHERIFF'S DEPARTMENT

	SHERIFF SERVICE				_
	PROCESS RECEIPT and AFFIDAVIT OF	FRETURN	readability of	ONS: Please type	or print legibly, insuring
Plaintitf —		TE CIU	Expiration of	lan copies. Do no	t detach any copies.
	ARGO BANK, N.A.		No.	o.: <u>2010-CV-2236</u>	· — — — — — —
Defendant			İ	· <u></u> · <u></u> <u></u> ·	
JOIIN C. R	FICHERT A/K/A JOHN C. REICHERT, JR			pe or Writ of Complai	
TARA M. I	REICHERT		E	XECUTION/NOT	ICE OF SALE
SERVE	= 				or breeze
-	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC	TO SERVICE OR DI	SCRIPTION OF PRO	PERTY TO BE LEVIED.	ATTACHED OR SALE
AT	ADDRESS (Street or RFD, Apartment No., City. Boro, Twp., St. 117 MEADOW LANE	ate and Zip Code)			
<u>ORANGEV</u>	II.LE, PA 17859-8929				
SPECIAL INST	FRUCTIONS OR OTHER INFORMATION THAT WILL AS			- <u> </u>	·
Dr. D. co		SSIST IN EXPEDITI	NG SERVICE.		
- PLEASE PO	OST THE PREMISES WITH THE SHERIFF'	S HANDRILL	DE SALE		
County, to exec	cate the within and make return thereof according to law.	ounty, PA do hereby	deputize the Sheriff	. of	
27	and make return thereof according to law.	,	The are the therm		
		Sheriff o	FCOLUMBIA Con		
NOTE ON	LY APPLICABLE ON WRIT OF EXECUTIONS AS BEST AND				
property m	LY APPLICABLE ON WRIT OF EXECUTION: N.B. WAI nder within writ may leave same without a watchman, in custo without liability on the part of such deputy or sheriff to any part of the part of such deputy or sheriff to any par	VER OF WATCHM	AN — Any deputy s	sheriff levying upon or	attaching any
sheriff's sa	without liability on the part of such deputy or sheriff to any p le thereof.	laintiff herein for an	ound in possession, . Lloss, destruction or	after notifying person of removal of any country	of levy or
5:				removal of any such p	roperty before
orgradure of Atte	orney or other Originater requesting tervice on behalf of XX	Plaintiff — — —	Telephone Numi		
ADDRESS: عمور	Penn Center at Suburban Station, 1617 1-3	Defendant			: — —
<u></u>			(215)563-700	90	
PLAINTIFF -	SPACE BELOW FOR USE OF SHER	IFF ONLY =	DO NOT WE	PEE DEL OUT	
. 6.11. 11117			Coun	t Number	HIS LINE
				· · · · · · · · · · · · · · · · · · ·	
- — — —	· — — — — — — — — — —		ł		
RETURNED:					
AFFIRMED and si	ubscribed to before me thisday				
	day	SO ANSWERS			
of_		Signature of Dep	. Sheriff		17510
	20	<u> </u>			
		Signature of Sher	in — — –		
<u> </u>	— — — — <u>— — — — — — — — — — — — — — — </u>				Care
		Sheriff of			
		l			
		_ .		- · · ·	- — — — —

SHERIFF'S DEPARTM! IT

	SHERIFF SERVICE	TI O DEI A			
	PROCESS RECEIPT and AFFIDAVIT OF	F P FTI IDNI	INSTRU	CTIONS: Please	type or print legibly, insuring
Plaintiff —	·	KETOKIV	Expiration	y or an copies.	Do not detach any copies.
WELLS FA	RGO BANK, N.A.		[1.xpnanc	No.: <u>2010-CV-22</u> :	74
Defendant				110 <u>2010-C. V-22.</u>	<u> </u>
JOHN C. RE	EICHERT A/K/A JOHN C. REICHERT, JR			Type or Writ of Co	
	EICHERT			EXECUTION	MOTICE OF SALE
SERYE	NAME OF INDIVIDUAL, COMPANY, CORPORATION, 175				TOTIOL OF SALE
AΤ	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC JOHN C. REICHERT A/K/A JOHN C. REIC ADDRESS (Street or RFD. Apartment No., City, Boro, Twp., St. 117 MEADOW LANE	TO SERVICE OR DES CHERT, JR ate and Zip Code)	CRIPTION OF	PROPERTY TO BE L	EVIED. ATTACHED OR SALE.
<u>ORANGEVI</u>	LLE, PA 17859-8929				
SPECIAL INSTI	RUCTIONS OR COLUMN AND AND AND AND AND AND AND AND AND AN				
	RUCTIONS OR OTHER INFORMATION THAT WILL AS	SSIST IN EXPEDITIN	G SERVICE.		- <i></i>
OURVE DER	ENDANT WITH THEFT AT ALL THE				
County, to execu	ENDANT WITH THE NOTICE OF SALE. I	ounty, PA do hereby	vorced. On	e may not acce	pt service for the other.
	and make return thereof according to law.		repaire the St	nemii oi	- — — — — — — — — — — — — — — — — — — —
		Sheriffor	COLUMBIA	County, Penna.	
NO.LE ONF	Y APPLICABLE ON WRIT OF EXECUTION: N.B. WAI ter within writ may leave same without a watchman, in custo without liability on the part of such days or the part of such days				— : <u>—</u> _
property unc attachment v	that LR. ABLE ON WRIT OF EXECUTION: N.B. WAI ber within writ may leave same without a watchman, in custo without liability on the part of such deputy or sheriff to any part of the control of the cont	VER OF WATCHMA	N — Any depi	uty sheriff levying up	pon or attaching any
sheriff's sale	without liability on the part of such deputy or sheriff to any p thereof.	laintiff herein for any l	oss, destruction	on, after notifying po n or removal of any	erson of levy or
Signature of Anon	TOW or other Out			of they	such property before
4	ncy or other Originator requesting service on behalf of XX	Plaintiff	Telephone N	dumber — — —	Tp::
ADDRESS: One	Penn Center at Suburban Station, 1617 John F. Kennedy Bo	Defendant			Date
 	SPACE DELOW/TSS		(215)563-	7000	
PLAINTIFF	SPACE BELOW FOR USE OF SHER	IFF ONLY — I	OO NOT	WRITE RELO	W THE LINE
				Court Number	I die Flish
	_		}		
_					
ΈΓURNED:					
FFIRMED and sub	scribed to before me this day				
	day	SO ANSWERS			
— — — —		Signature of Dep. S	heriff		Date
		<u></u>			
		Signature of Sheriff	. ———		 Date
		·			
		Sheriff of			·—— - —
		1			

SHERIFF'S DEPARTM! SHERIFF SERVICE INSTRUCTIONS: Please type or print legibly, insuring PROCESS RECEIPT and AFFIDAVIT OF RETURN readability of all copies. Do not detach any copies. Plaintiff Expiration date WELLS FARGO BANK, N.A. No.: 2010-CV-2236 Defendant JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR Type or Writ of Complaint EXECUTION/NOTICE OF SALE TARA M. REICHERT SERVE NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR</u> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) AT 2441 COLUMBIA BOULEVARD BLOOMSBURG, PA 17815-3135 SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE. SERVE DEFENDANT WITH THE NOTICE OF SALE. Defendants are divorced. One may not accept service for the other __, 20__, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of County, to execute the within and make return thereof according to law. Sheriff of COLUMBIA County, Penna. NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff Telephone Number ADDRESS: One Fenn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Date Philadelphia, PA 19103-1814 (215)563-7000 SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE PLAINTIFF Court Number

RETURNIED: AFFIRMED and subscribed to before me this	SO ANSWERS Signature of Dep. Sheriff	Date
of	Signature of Sheriff	Date
	Sheritf of	— — — <u>— .—</u> .

SHERIFF'S DEPARTMF 'T

SHED	IFF SERVICE				
PROCESS RECEIPT a	and AFFIDAVIT OF RETURN	INSTRUCTION	S: Please type or print legibly, insuring		
	MATRIDAVII OF RETURN	readability of all copies. Do not detach any copies. Expiration date			
Plaintiff WELLS HARCO DANK ALA			2 010-CV-2236		
WELLS FARGO BANK, N.A.		1	20 <u>10-5</u> , <u>1-22</u> ,3 <u>0</u>		
Defendant		Type	or Writ of Complaint		
JOHN C. REICHERT A/K/A JOHN C. TARA M. REICHERT	REICHERT, JR	EXE	CUTION/NOTICE OF SALE		
	TANIX COPPORTER				
	PANY. CORPORATION, ETC TO SERVICE OF A/K/A JOHN C. RFICHERT, JR	DESCRIPTION OF PROPER	RTY TO BE LEVIED, ATTACHED OR SALE.		
ADDRESS (Street or RFD, Apart	ment No., City, Buro, Twp., State and Zip Code)				
ORANGEVILLE, PA 17859-8929					
SPECIAL INSTRUCTIONS OR OTHER INFOR	MATION THAT WILL ASSIST IN CYPUS				
SUDVE DEFENDANT NUMBER		TING SERVICE.			
SERVE DEFENDANT WITH THE NOW,	OTICE OF SALE. Defendants ar	e divorced. One may	Inot accept service for the other		
County, to execute the within and make return the	I, SherilT of COLUMBIA County, PA do her creof according to law.	eby deputize the Sheriff of			
	Ç <u>L</u>	20 - F COLUMN	-		
NOTE ONLY APPLICABLE ON WRIT OF	PARTERIAL TO THE	ff of COLUMBIA County,	Penna.		
NOTE ONLY APPLICABLE ON WRIT OF property under within writ may leave same was attachment without liability on the part of suc	**EXECUTION: N.B. WAIVER OF WATCI	IMAN — Any deputy shot	riff levying upon or attaching any		
attachment without liability on the part of suc sheriff's sale thereof.	ch deputy or sheriff to any plaintiff herein for	is found in possession, after any loss, destruction or re-	r notifying person of levy or		
		,	moval of any such property before		
Signature of Attorney or other Originator requestion	g service on behalf of XX Plaintiff	Telephone Number	Date		
ADDRESS: One Penn Center at Suburban Station		İ	Bate		
		1 (-10)000 7000	į .		
PLAINTIFF SFACE BELOW FO	OR USE OF SHERIFF ONLY	— DO NOT WRIT	TE BELOW THIS LINE		
		Court N	umber — — — — — — — — — — — — — — — — — — —		
RETURNED:					
AFFIRMED and subscribed to before me this	day SO ANSWE				
	Signature of		Date		
of	20				
	Signature of	Sheriff — — —	Date		
			Date		
— — — — — — — — — — — — — — — — — — —	Sherit of				

SHERIFF'S DEPARTMI T

SHERIF SERVICE	<u> </u>			
PROCESS RECEIPT and AFFIDAVIT OF F	RETURN	readabilit	V of all copies 1	e type or print legibly, insuring Do not detach any copies.
Plaintiff		Expiration	on date	zo not detach any copies.
WELLS FARGO BANK, N.A.			No.: 2010-CV-22	36
Defendant	_		1	
JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR			Type or Writ of Co	omplaint
<u>IAKA M. KEICHE</u> RT			EXECUTION/	NOTICE OF SALE
SERVE NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., T JOHN C. REICHERT A/K/A JOHN C. REICH ADDRESS (Street or RED. Am. A.		CRIPTION OF	PROPERTY TO BE I.I	EVIED, ATTACHED OR SALE.
117 MEADOW LANE	and Zip Code)		· · · · · · · · · · · · · · · · · · ·	·
ORANGEVII.LE, PA 17859-8929				
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSI	ST IN EXPEDITIN	GSERVICE		
SERVE DEFENDANT WITH THE NOTICE OF CALLS				
SERVE DEFENDANT WITH THE NOTICE OF SALE. De NOW,	nty, PA do hereby	vorced. On deputize the S	heriff of	pt service for the other
	Sheriff of	COLEMBIA	County, Perma.	
NOTE ONLY APPLICABLE ON WRIT OF EXPORTED AND ANALYSIS				
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVE property under within writ may leave same without a watchman, in custody attachment without liability on the part of such deputy or sheriff to any plai sheriff's sale thereof.	R OF WATCHMA of whomever is for ntiff herein for any	N - Any dep und in possess loss, destructi	outy sheriff levying u sion, after notifying p on or removal of any	pon or attaching any erson of levy or such property before
Signature of Attorney or other Originator requesting service on behalf of XX PI				
ADDRESS: One Penn Center at Subtriban Station, 1617 John F. Kennedy Bould	aintiff efendant evard, Suite 1400	Telephone (215)563		Date
SPACE BELOW FOR USE OF SHERP	E ONLY			<u> </u>
PLAINTIFF PLAINTIFF	TONEY	DO KOT	WRITE BELO Court Number	OW THIS LINE
			Court Number	
		— — L		
T. (1997)				
RETURNED:				
AFFIRMED and subscribed to before mc thisday	SO ANSWERS		<u> </u>	
of _	Signature of Dep.	Sheriff		Duit
0120				
	Signature of Sheri	ff		Date
<u>-</u>				
	Sheriff of			

SHERIFF'S DEPARTMI T

CHURKE	TIEKILL 2 DE	PARIM	Γ_{i}	
SHERIFF SERV	ICE	INSTRI	JCTIONS: PL	2000 to
PROCESS RECEIPT and AFFID	AVIT OF RETURN	readabil	ity of all conic	ease type or print legibly, insuring s. Do not detach any copies.
Plaintiff		Expirat	ion date	s. Do not detach any copies.
WELLS FARGO BANK, N.A.	————		No.: 2010-CV	
Defendant			7.0 <u>2</u> 0 <u>10-C v</u>	.2236
			-	
JOHN C. REICHERT A/K/A JOHN C. REICHERT <u>TARA M. REICHERT</u>	ľ, JR		Type or Write	of Complaint ————————
~~~~ <del>~~~~~~~~</del>			EVECUIE	ON/NOTICE OF SALE
AT  NAME OF INDIVIDUAL, COMPANY, CORPOR  JOHN C. REICHERT A/K/A JOHN  ADDRESS (Street or RFD, Aparlment No., City, B)  117 MEADOW LANE	ATION, ETC., TO SERVICE OF N. C. REICHERT, JR Oro, Twp., State and Zip Code)	R DESCRIPTION O	-L	BE LEVIED, ATTACHED OR SALE.
ORANGEVILLE, PA 17859-8929				
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THA				
SERVE SERVE	IT WILL ASSIST IN EXPER	ITING SERVICE	<u>.</u>	
SERVE DEFENDANT WITH THE NOTICE OF	10.15			
SERVE DEFENDANT WITH THE NOTICE OF NOW	LUMBIA County PA do los	<u>e divorced. O</u>	ne may not a	ecept service for the other
County, to execute the within and make return thereof according	to law.	eoy deputize the	Sheriff of	
	Classic			_
NOTE ONLY APPLICABLE ON WRITE OF GVOCULTURE		ff of COLUMBIA		
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: property under within writ may leave same without a watchmattachment without liability on the part of such deputy or she sheriff's sale thereof.	N.B. WAIVER OF WATCI	IMAN - Any de	puty shcriff levoic	Of HOOD on other his
attachment without liability on the part of such deputy or she sheriff's sale thereof.	rian, in custody of whomever	is found in posses	sion, after notifyir	ig person of levy or
		any loss, destruct	ion or removal of	any such property before
Signature of Attorney or other Originator requesting service on be				
of other originator requesting service on be	ialf of XX Plaintiff	Telephone	Number — —	
ADDRESS: One Penn Center at Suburban Station, 1617 John F. R Philadelphila, PA, 19103-1814	<ul> <li>Defendant</li> <li>Kennedy Boulevard, Suite 14t</li> </ul>	$\frac{1}{100}$ (215)563	-7000	Date ——————
SPACE RELOW FOR USE OF	E SHEDIER ONLY			
PLAINTIFF PLAINTIFF	Camera L ONCA	<u> ро мот</u>	WRITE BE	LOW THIS LINE
		}	Court Number	
· <del>_</del>		}		
	<u>-</u>			
			————	
RETURNED:				
AFTIRMED and subscribed to before me this	:			
		<u>s</u> — — — —		
f	Signature of L	ep. Sheriff		Date
·	20			
	Signature of S			
				Date
				}
	Sheriff of			———————
	Ĺ			

SHERIFF'S DEPARTM: T

SHERIFF SERVICE	<u>- 5 BEI 1</u>			<del></del>
PROCESS RECEIPT and AFFIDAVIT OF	RETURN	readabilit	y of all copies. T	type or print legibly, insuring to not detach any copies.
PlaintifT	— — — <u>— , — , — , — , — , — , — , — , —</u>	Expiration	on date	any copies.
WELLS FARGO BANK, N.A.			No.: 2010-CV-223	6
Defendant				
JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR			Type or Writ of Co	mplaint — — — — — —
TAKA M. KEICHERT				NOTICE OF SALE
SERVE  NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC.,  TARA M. REICHERT	TO SERVICE OR DES	CRIPTION OF	PROPERTY TO BE LE	VIED, ATTACHED OR SALE.
AT  ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., Stare  117 MEADOW LANE	and Zip Code)			
<u>ORANGEVILLE, PA 17859-8929</u>				
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASS				
SEDI/E DEVEND AND AND AND AND AND AND AND AND AND A	IST IN EXPEDITIN	G SERVICE		
NOW,	efendants are di	vorced, O	ne may not accep	ot service for the other
County, to execute the within and make return thereof according to law.	unty, PA do hereby (	deputize the S	henif of	
	Sheriff of	COLUMBIA	County, Penna.	
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIV property under within writ may leave same without a watchman, in custod attachment without liability on the part of such deputy or sheriff to any plasheriff's sale thereof.	ER OF WATCHMA	N — Any der	nity shoriff lovaine	oon or attaching any exon of levy or such property before
Signature of Attorney or other Originator-requesting service on behalf of XX P				(11)
4 DINBUTE CO. A PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY OF TH	laintiff Defendant	Telephone	Number — —	
ADDRESS: One Penn Center at Suburban Station. 1617 John F. Kennedy Bou		(215)563	-7000	
PLAINTIFF SPACE BELOW FOR USE OF SHERI	FF ONLY — I	DO NOT	WRITE BYLO	W THE I IND
		<u> </u>	Court Number	W THIS LINE
	<u> </u>			· <u></u>
RETURNED:				
AFFIRMED and subscribed to before me thisday	SO ANSWERS			
	Signature of Dep. :	Sheriff		Date
of	 	••		
	Signature of Sherif	<del></del>		
		-		Date — —
	Sheritf of	- — — –		
				<u> </u>

SHERIFF'S DEPARTM. IT

SHERIFF SERVICE	<u> </u>					
PROCESS RECEIPT and AFFIDAVIT OF R	ERVICE		INSTRUCTIONS: Please type or print legibly, insurin			
	ETURN	readability of	reducing of all copies. Do not detach any copies			
Plaintiff WELLS EAD CO. T		Expiration date		— <del>—</del> —-		
WELLS FARGO BANK, N.A.		No.	:: <u>201</u> 0 <u>-C</u> V <u>-2</u> 2 <u>36</u>			
Defendant						
JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR		Ty	pe or Writ of Con			
KEICHERT		EX	ECUTION/N	OTICE OF SALE		
SERVE  NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO TARA M. REICHERT	O SERVICE OR DES	CRIPTION OF PROI	PERTY TO BE LEV	/IED ATTACHED OR SALE		
ADDRESS (Street or RFD, Anartment No. City, Days 27				THE STATE OF SALE.		
886 POPLAR STREET BLOOMSBURG, PA 17815-2872	id Zip Code)					
SPECIAL INSTRUCTIONS OR OTHER INCORMATIONS			··	· —		
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIS	T IN EXPEDITIN	G SERVICE.				
NOW,	endants are di	vorced. One m	9V not sagen			
NOW,	ty, PA do hereby o	deputize the Sheriff	of	ervice for the other		
	Sheriff of	COLUMBIA Coun		- — — — — _		
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER properly under within writ may leave same without a watchman, in custody attachment without liability on the poor of wealth of the work of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the control of the con						
properly under within writ may leave same without a watchman, in custody a attachment without liability on the part of such deputy or sheriff to any plain sheriff's sale thereof.	of whomever is for	N = Any deputy stands in possession and	neritf levying upo	on or attaching any		
attachment without liability on the part of such deputy or sheriff to any plain sheriff's sale thereof.	tiff herein for any	loss, destruction or	removal of any st	Son of levy or uch property before		
Signature of Assume			,	went property belong		
Signature of Attorney or other Originator requesting service on behalf of XX Plai	intiff — — —	Telephone Numb				
ADDRESS: One Penn Center at Subarban Station, 1617 John F. Kennedy Bouley Philadelphia, PX 19103-1814	fendant ard, Suite 1400	(215)563-7006	ł	Date		
SPACE RELOW FOR USE OF SPENS			L	_		
PLAINTIFF USE OF SHERIF	E CNITA — I	DO NOT WR	ITE BELOV	W THIS LINE		
		Court	Number			
·						
		- —		— ——,—		
EW man						
ETURNID:						
FIRMED and subscribed to before me this day	SO ANSWERS		- — . —			
\ :	Signature of Dcp. Sheriff  Date					
20						
	Signature of Sherif	<del></del>				
- <u> </u>	S and or bright	ı		Date		
į ³	bheriff of					

SHERIFF'S DEPARTMI T

SHERIFF SERVICE		TIVE TIVE	_	· <u>····</u> ····	
PROCESS RECEIPT and AFFIDAVIT OF I	ETUDN	INSTRUCTIONS: Please type or print legibly, insuring			
Plaintiff	CETOKN	readability of all copies. Do not detach any copies.  Expiration date			
WELLS FARGO BANK, N.A.		LAphan	No.: <u>2010-CV-2</u>	736	
Defendant Defendant				2 <u>70</u>	
			Type or Writ of	Complaint	
JOHN C. REICHERT A/K/A JOHN C. REICHERT, JR TARA M. REICHERT			EXECUTION/NOTICE OF SALE		
		——· — .			
NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TARA M. REICHERT	TO SERVICE OR DES	SCRIPTION OF	PROPERTY TO BE	LEVIED, ATTACHED OR SALE.	
AT ADDRESS (Street or RED. Apartment No. City, Page 27)	and Zin Code)		————		
117 MEADOW LANE	and Zip Code)				
ORANGEVILLE, PA 17859-8929					
	-· <u>-</u>				
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASS	ST IN EXPEDITIN	G SERVICE	·		
NOW,	efendants are d	livorced O	no may not on		
NOW,	nty, PA do hereby	deputize the 5	Sheriff of _	cept service for the other	
water retain the confiding to law.					
	Sheriff of	COLUMBIA	County, Penna.		
NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVI property under within writ may leave same without a watchman, in custody					
property under within writ may leave same without a watchman, in custody attachment without hability on the part of such deputy or sheriff to any plants.	of whomever is fo	und in possess	puty snemti tevying sion, after notifying	upon or attaching any	
attachment without liability on the part of such deputy or sheriff to any pla- sheriff's sale thereof.	ntill herein for any	loss, destruct	ion or removal of a	ry such property before	
Signature of Attorney or other Originator requesting service on behalf of XX P					
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400  — Philadelphia, PA 19103-1814			Number	Date	
			(215)563-7000		
SPACE BELOW FOR USE OF SHEDD	E ONL W			<u></u>	
PLAINTIFF SPACE BELOW FOR USE OF SHERII	T ONLY -	<u>DO NOT</u>	WRITE BEI	OW THIS LINE	
			Court Number		
——————————————————————————————————————					
		-·		———— <u>—</u>	
RETURNED:					
AFFIRMED and subscribed to before me this day	SO ANSWERS		<u> </u>	- — ·— ·— ·	
Signature of Dep. Sher.				Date	
of					
	Signature of Sheri	<u> </u>			
·				) issue	
——————————————————————————————————————	Sheriff of		- — — — –	_ <u> </u>	

PHELAN HALLINAN & SCHMIEG LLP ATTORNEY ESCROW ACCOUNT ONE PENN CENTER, SUITE 1400 PHILADELPHIA, PA 19103-1814 

TO BANK, N.A. PHILADELPHIA, PA 19148

3-180/360

1107179 CHECK NO

ONE THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS DATE

, <del>T</del>

Order Of To The

Sheriff of Columbia County 35 W Main Street

Bicomsburg, PA 17815

08/19/2011 ******1,350.00 AMOUNT

Void after 180 days

130466 <u>-</u>