

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

James D. Arter
Chief Deputy



09070140-2

Plaintiff
OCWEN LOAN SERVICING, LLC

vs.

Defendant
GEORGE B REIFENDIFER

Attorney for the Plaintiff:
UDREN LAW OFFICES, PC
111 WOODCREST ROAD
CHERRY HILL, NJ 08003

Sheriff's Sale Date: Wednesday, March 7, 2012

Writ of Execution No. : 2010CV2087

Advance Sheriff Costs: 1,350.00

Location of the real estate: 73 STATE ROUTE 442. MILLVILLE, PA 17846

Sheriff Costs

Docketing	15.00
Levy	15.00
Posting Handbill	15.00
Service Mileage	16.00
Crying Sale	10.00
Service	135.00
Poundage	379.39
Advertising Sale Bills & Copies	17.50
Surcharge	100.00
Advertising Sale (Newspaper)	15.00
Press Enterprise Inc.	1,150.98
Web Posting	100.00
Notary Fee	10.00
Mailing Costs	24.00
Copies	4.50
Tax Claim Search	5.00
Sheriff Automation Fund	50.00
Total Sheriff Costs	2,062.37

Grand Total: 2,062.37

Dep 1500
Due \$ 562.37

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

Columbia County Sheriff, Bloomsburg, Pennsylvania, 17815, (570) 389-5622, (570)-389-5625 (fax)

(c) CountySuite Sheriff, TeleSoft, Inc.

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

UDREN LAW OFFICES, PC

PA OPERATING ACCOUNT
111 WOODCREST ROAD
CHERRY HILL, NJ 08003

23786



3-7568/2360

NUMBER
23786

Five Hundred Sixty-Two and 37/100*****

DATE
February 09, 2012

AMOUNT
*****\$62.37

**PAY
TO THE
ORDER
OF**

Columbia County Sheriff
Courthouse
P.O. Box 380
Bloomsburg, PA 17815

VOID AFTER 90 DAYS

73 State Route 442, Milville, PA 17846, Reifendler
THIS DOCUMENT CONTAINS NEAT SENSITIVE INK. TOUCH OR PRESS HERE. RED IMAGE DISAPPEARS WITH HEAT.

⑈0233786⑈ ⑈236075689⑈ 9500077186⑈

Security Features Information



©2008 Security Features Information

PO Box 380
Bloomsburg, PA 17815

Phone 570-389-5622
Fax 570-389-5625

**COLUMBIA COUNTY
SHERIFF'S OFFICE
TIMOHTY T. CHAMBERLAIN, SHERIFF**

Fax

To: Chris Stears

From: Sheriff Timothy T. Chamberlain

Fax:

Pages: 2

Phone:

Date: February 9, 2012

Re: Reifendifer foreclosure

CC:

☐ **Urgent** ☐ **For Review** ☐ **Please Comment** ☐ **Please Reply** ☐ **Please Recycle**

• **Comments:**

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

James D. Arter
Chief Deputy



Plaintiff
OCWEN LOAN SERVICING, LLC

vs.

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Columbia County Sheriff, Bloomsburg, Pennsylvania, 17815, (570) 389-5622, (570)-389-5625 (fax)

© Columbia County Sheriff, Treasurer, Inc.

MARK J. UDREN, ESQUIRE
NJ MANAGING ATTORNEY

TENA MARIE RICH
OFFICE ADMINISTRATOR

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD
SUITE 200
CHERRY HILL, NEW JERSEY 08003-3620
856. 669. 5400
FAX: 856. 669. 5399

FREDDIE MAC
PENNSYLVANIA
DESIGNATED COUNSEL

February 8, 2012

Sent via telefax #570-389-5625

Columbia County Sheriff's Office
Courthouse
P.O. Box 380
Bloomsburg, PA 17815
ATTN: Tim Chamberland

Re: Ocwen Loan Servicing, LLC
vs.
George B. Reifendifer
Columbia County C.C.P. No. 2087 CV 2010
Premises: 73 State Route 442, Millville, PA 17846
SS Date: February 8, 2012

Dear Tim Chamberland:

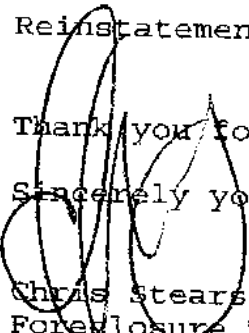
Please **STAY** the Sheriff's Sale scheduled for February 8, 2012.

Sale is STAYED for the following reason:

Reinstatement. Amount collected: \$18,969.39

Thank you for your attention to this matter.

Sincerely yours,


Chris Stears
Foreclosure Manager

/nmr

SHERIFF'S SALE COST SHEET

VS. _____

NO. _____ FD NO. _____ JD DATE/TIME OF SALE _____

✓ DOCKET/RETURN	\$15.00	
✓ SERVICE PER DEF.	\$ <u>135.00</u>	
✓ LEVY (PER PARCEL)	\$15.00	
✓ MAILING COSTS	\$ <u>24.00</u>	
✓ ADVERTISING SALE BILLS & COPIES	\$17.50	
✓ ADVERTISING SALE (NEWSPAPER)	\$15.00	
✓ MILEAGE	\$ <u>16.00</u>	
✓ POSTING HANDBILL	\$15.00	
✓ CRYING/ADJOURN SALE	\$10.00	
✓ SHERIFF'S DEED	\$35.00	
✓ TRANSFER TAX FORM	\$25.00	
✓ DISTRIBUTION FORM	\$25.00	
✓ COPIES	\$ <u>4.50</u>	277.00
✓ NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>362.00</u>

✓ WEB POSTING	\$150.00	
✓ PRESS ENTERPRISE INC.	\$ <u>1150.98</u>	
✓ SOLICITOR'S SERVICES	\$75.00	1300.98
TOTAL *****		\$ <u>1517.98</u>

✓ PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$55.00	
TOTAL *****		\$ <u>65.00</u>

REAL ESTATE TAXES:

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

MUNICIPAL FEES DUE:

SEWER 20	\$ _____	
WATER 20	\$ _____	
TOTAL *****		\$ <u>0.00</u>

✓ SURCHARGE FEE (DSTE)		\$ <u>100.00</u>
MISC. <u>pds.</u>	\$ <u>379.39</u>	
TOTAL *****		\$ <u>379.39</u>

TOTAL COSTS (OPENING BID) \$ 1967.98

2062.37

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

Owens Loan Servicing vs George Kerford/Har

NO. 141-11 ED

NO. 2087-10 JD

DATE/TIME OF SALE: Feb. 8 0900

BID PRICE (INCLUDES COST) \$ _____

POUNDAGE - 2% OF BID \$ _____

TRANSFER TAX - 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ _____

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____

TOTAL DUE: \$ _____

LESS DEPOSIT: \$ _____

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ _____

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2010CV2087

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, FEBRUARY 08, 2012
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.

ALL THAT CERTAIN piece, parcel, or tract of land situate in Pine Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit: BEGINNING at a point on the westerly side of the State Highway leading from Millville to Muncy and in the northern line of lands now or formerly of Howard Buhl, et ux; THENCE by the latter, South 72 degrees 10 minutes West, 175 feet to a point in line of lands of Abraczinskas; THENCE by said Abraczinskas, North 17 degrees 50 minutes West, 100 feet; THENCE North 72 degrees 10 minutes East, 175 feet to the western line of the aforementioned state highway; THENCE by the western line thereof, South 17 degrees 50 minutes East, 100 feet to a point the place of beginning. Being Lot No. 5 in the plan of plot of lots as laid out by Harvey Sones and as surveyed October 13, 1954, by Howard Fetterolf, R.E.
PARCEL NO. 29-15-018-04

BEING the same premises which Connie McCarty and Betty Jean Halterman, Co-Executors of the last Will and Testament of Nancy I. Cox, deceased, by Indenture dated 06-21-05 and recorded 07-14-05 in the Office of the Recorder of Deeds in and for the County of Beaver as Instrument No. 200507355, granted and conveyed unto Donald J. Haas and Roseann J. Haas, married, as tenants by the entireties.

BEING KNOWN AS: 73 STATE ROUTE 442, MILLVILLE, PA 17846
PROPERTY ID NO.: 29-15-018-04

TITLE TO SAID PREMISES IS VESTED IN GEORGE B. REIFENDIFER BY DEED FROM DONALD J. HAAS AND ROSEANN J. HAAS, HUSBAND AND WIFE DATED 06/22/2007 RECORDED 06/25/2007 INSTRUMENT NO.: 200706428

PROPERTY ADDRESS: 73 STATE ROUTE 442, MILLVILLE, PA 17846
UPI / TAX PARCEL NUMBER: 29-15-018-04

Seized and taken into execution to be sold as the property of GEORGE B. REIFENDIFER in suit of OCWEN LOAN SERVICING, LLC.

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 fails 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 against 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 connection 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:
UDREN LAW OFFICES, PC
CHERRY HILL, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY,
Pennsylvania
www.sheriffofcolumbiacounty.com

law deposes and says that Press Enterprise is
pal office and place of business at 3185
olumbia and State of Pennsylvania, and was
as been published daily, continuously in said
e attached notice January 18, 25 and February 1,
s one of the officers or publisher or designated
er in which legal advertisement was published;
erested in the subject matter of said notice and
ie foregoing statement as to time, place, and

3rd day of February 2012

(Notary Public)

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Dennis L. Ashenfelder, Notary Public
Scott Twp., Columbia County
My Commission Expires July 3, 2015

MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

....., I hereby certify that the advertising and
.....for publishing the foregoing notice, and the

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



James D. Arter
Chief Deputy

OCWEN LOAN SERVICING, LLC
vs.
GEORGE B REIFENDIFER

Case Number
2010CV2087

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Zone:

Manner: < Not Specified >

Expires: 11/14/2011

Warrant:

Notes: SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)

Primary Address: 73 STATE ROUTE 442
MILLVILLE, PA 17846

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date:

Time:

Deputy:

Mileage:

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

- 1.
- 2.
- 3.
- 4.
- 5.
- 6.

(POSTING)

2010CV2087

73 STATE ROUTE 442, MILLVILLE, PA 17846

EXP: 11/14/2011

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

James D. Arter
Chief Deputy



OCWEN LOAN SERVICING, LLC
vs.
GEORGE B REIFENDIFER

Case Number
2010CV2087

SHERIFF'S RETURN OF SERVICE

10/17/2011 10:00 AM - CHIEF DEPUTY JAMES D. ARTER, 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: GEORGE B REIFENDIFER AT 73 STATE ROUTE 442, MILLVILLE, PA 17846.


JAMES D. ARTER, CHIEF DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

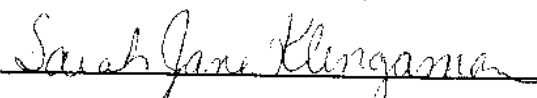
October 17, 2011

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

NOTARY

Affirmed and subscribed to before me this

17TH day of OCTOBER, 2011



Plaintiff Attorney: UDREN LAW OFFICES, PC, 111 WOODCREST ROAD, CHERRY HILL, NJ 08003

Printed name of notary public

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
12650 Ingenuity Drive
Orlando, FL 32826
Plaintiff

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

v.

George B. Reifendifer
73 State Route 442
Millville, PA 17846
Defendant(s)

NO. 2087 CV 2010

AFFIDAVIT OF SERVICE PURSUANT TO Pa.R.C.P. RULE 3129.1

Plaintiff, by its/his/her Attorney hereby verifies that:

1. A copy of the Notice of Sheriff's Sale, a true and correct copy of which is attached hereto as Exhibit "A", was sent to every recorded lienholder and every other interested party known as of the date of the filing of the Praecipe for the Writ of Execution, on the date(s) appearing on the attached Certificates of Mailing.
2. A Notice of Sheriff's Sale was sent to Defendant(s) by regular mail and certified mail on the date appearing on the attached Return Receipt, which was signed for by Defendant(s) on the date specified on the said Return Receipt. Copies of the said Notice and Return Receipt are attached hereto as Exhibit "B".
3. If a Return Receipt is not attached hereto, then service was by personal service on the date specified on the attached Return of Service, attached hereto as Exhibit "B".
4. If service was by Order of Court, then proof of compliance with said Order is attached hereto as Exhibit "B".

All Notices were served within the time limits set forth by Pa Rule C.P. 3129.

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

Dated: November ^{10th} 2011

UDREN LAW OFFICES, P.C.

BY C. M. H.
Attorneys for Plaintiff

Harry B. Reese, Esq.
ID#310501

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff

v.

George B. Reifendifer
Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

NO. 2087 CV 2010

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

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

OWNER(S): George B. Reifendifer

**PROPERTY: 73 State Route 442
Millville, PA 17846**

Improvements: RESIDENTIAL DWELLING

The above captioned property is scheduled to be sold at the **Columbia** County Sheriff's Sale on **February 8, 2012**, at 9:00 A.M., at the Columbia County Courthouse, Bloomsburg, PA. Our records indicate that you may hold a mortgage or judgment on the property which will be extinguished by the sale. You may wish to attend the sale to protect your interests.

A Schedule of Distribution will be filed by the Sheriff on a date specified by the Sheriff not later than 30 days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

EXHIBIT A

Name and Address of Sender

UDREN LAW OFFICES, P.C.
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003

ATTN: Danielle Devlin

☐ Registered
☐ Insured

☐ COD

☐ Certified

☐ Return Receipt for Merchandise
☐ Init Recorded Del.
☐ Express Mail

Check appropriate block for Registered Mail:
☐ With Postal Insurance
☐ Without postal insurance

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

Postmark and Date of Receipt

Line Article Number

Name of Addressee, Street, and Post Office Address

Postage

Fee

Handling Charge

Act Value (if Regis.)

Insured Value

Due Sender if COD

R.R. Fee

S.I. Fee

S.H. Fee

Rst Del. Fee

Remarks

COMMONWEALTH OF PA. DEPT. OF REVENUE, BUREAU OF COMPLIANCE
PO Box 281230, Department of Revenue
Harrisburg, PA 17128-1230

TENANTS/OCCUPANTS
73 State Route 442
Millville, PA 17846

Tracy Allen, El Al
223 East 8th Street
Bloomsburg, PA 17815

Ocwen Loan Servicing, LLC
12650 Ingenuity Drive
Orlando, FL 32826

Columbia County Tax Claim Bureau
P.O. Box 380
Bloomsburg, PA 17815

Domestic Relations Section
P.O. Box 380
Bloomsburg, PA 17815

0168128515216
\$02.520
10/21/2011
Mailed From: 09003
US POSTAGE

EXHIBIT A

Total number of Pieces listed by Sender

Total Number of Pieces Received at Post Office

Postmaster, Per (Name of Receiving Employee)

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional postal insurance. See Domestic Mail Manual R500, R513, and R521 for limitations of coverage on insured and COD mail. See International Mail Manual for limitations of coverage on international mail. Special handling charges apply only to third and fourth class parcels.

PS Form 3877, February 1994

Form Must be Completed by Typewriter, Ink or Ball Point Pen

George B. Reifendler, #09070140-2 (Columbia)

MARK J. UDREN, ESQUIRE
NJ MANAGING ATTORNEY

TINA MARIE RICH
OFFICE ADMINISTRATOR

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD
SUITE 200
CHERRY HILL, NEW JERSEY 08003-3620
856. 669. 5400
FAX: 856. 669. 5399

FREDDIE MAC
PENNSYLVANIA
DESIGNATED COUNSEL

November 7, 2011

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

Re: Ocwen Loan Servicing, LLC
vs.
George B. Reifendifer
Columbia County C.C.P. No. 2087 CV 2010

Dear Prothonotary:

In connection with the above file, enclosed please find Praeipce to File
Proof of Service for filing.

Also enclosed is an extra copy of the Praeipce to be time stamped and
returned in the enclosed self-addressed stamped envelope.

Thank you for your assistance with this matter.

Sincerely yours,

Danielle Devlin
Foreclosure Specialist

/dad

Enclosure

cc: Sheriff of Columbia County

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
12650 Ingenuity Drive
Orlando, FL 32826

Plaintiff

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

NO. 2087 CV 2010

v.
George B. Reifendifer
73 State Route 442
Millville, PA 17846
Defendant(s)

PRAECIPE TO FILE PROOF OF SERVICE

TO THE PROTHONOTARY:

Kindly file the attached Proofs of Service with regard to the
captioned matter.

Date: November 10th, 2011

UDREN LAW OFFICES, P.C.

BY [Signature]
Attorney for Plaintiff

Harry B. Reese, Esq.
10#310707

EXHIBIT B

Ocwen Loan Servicing, LLC, et. al., Plaintiff(s)
vs.
George B. Reifendifer, et. al., Defendant(s)



Service of Process by
APS International, Ltd.
1-800-328-7171

APS International Plaza
7800 Glenroy Rd.
Minneapolis, MN 55439-3122

APS File #: 113250-0001

AFFIDAVIT OF SERVICE -- Individual

Service of Process on:

--George B. Reifendifer
Court Case No. 2087 CV 2010

UDREN LAW OFFICES
Ms. Danielle Devlin
111 Woodcrest Rd., Ste. 200
Cherry Hill, NJ 08003-3620

State of: PENNA. ss.

County of: LUZERNE

Name of Server: GEORGE TELNOCK, undersigned, being duly sworn, deposes and says
that at the time of service, ~~she~~ he was of legal age and was not a party to this action;

Date/Time of Service: that on the 22ND day of OCT., 20 11, at 12:30 o'clock P.M.,

Place of Service: at 73 State Route 442, in Millville, PA 17846

Documents Served: the undersigned served the documents described as:
Notice of Sheriff's Sale of Real Property

Service of Process on: A true and correct copy of the aforesaid document(s) was served on:
George B. Reifendifer

Person Served, and
Method of Service: ☒ By personally delivering them into the hands of the person to be served.
☐ By delivering them into the hands of _____, a person
of suitable age, who verified, or who upon questioning stated, that he/she resides with
George B. Reifendifer
at the place of service, and whose relationship to the person is: _____

Description of Person
Receiving Documents: The person receiving documents is described as follows:
Sex M; Skin Color WHITE; Hair Color BROWN; Facial Hair _____
Approx. Age 50; Approx. Height 5'-10"; Approx. Weight 185

☒ To the best of my knowledge and belief, said person was not engaged in the US Military at
the time of service.

Signature of Server: Undersigned declares under penalty of perjury
that the foregoing is true and correct

George Telnock
Signature of Server

APS International, Ltd.

Subscribed and sworn to before me this

22 day of Oct., 20 11

Ruth Telnock 3-28-2013
Notary Public (Commission Expires)

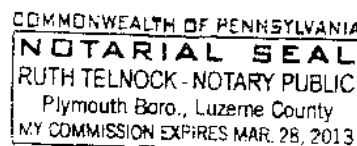


EXHIBIT E

Tax Notice 2011 County & Municipality
PINE TWP

MAKE CHECKS PAYABLE TO:

Debra Piatt
211 BEECH GLENN RD
Benton PA 17814

HOURS: MONDAY, 6PM TO 9PM DURING DISCOUNT
AFTER DISCOUNT BY APPT. ONLY.
MY HOME: 1PM TO 3PM ON APRIL 30 & AUG 27

PHONE: 570-458-6072

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

REIFENDIFER GEORGE B
P O BOX 382
MILLVILLE PA 17846

FOR: COLUMBIA County

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL SINKING TWP RE	16,783	6.146 1.345 .389	101.09 22.12 6.40	103.15 22.57 6.53	113.47 24.83 6.86
PAY THIS AMOUNT			129.61 April 30 If paid on or before	132.25 June 30 If paid on or before	145.16 June 30 If paid after

The discount & penalty
have been calculated
for your convenience

CNTY TWP
Discount 2 % 2 %
Penalty 10 % 5 %
PARCEL: 29 -15 -018-04,000
73 STATE ROUTE 442
.4 Acres
Land
Buildings
Total Assessment

This tax returned
to courthouse on:
January 1, 2012

2,000
14,783
16,783

APR 30 2011

OK 1/22/12

P

Reference #: 1700000000

MILLVILLE SCHOOL DISTRICT		2011 SCHOOL REAL ESTATE DATE 07/01/2011 BILL# 000523 TAXCOLLECTOR COPY					
PINE TWP MAKE CHECKS PAYABLE TO: DEBRA R PIATT 211 Beech Glenn RD Benton, PA 17814		DESCRIPTION	ASSESSMENT	RATE	2% DISC	FACE AMOUNT	10% PENALTY
		REAL ESTATE	16783	45.750	564.43	575.95	633.55
INSTALLMENT PLAN		ASSESSED VALUE	16783	167.82	564.43	575.95	633.55
<input type="checkbox"/> First Installment	191.98	HOMESTEAD REDUCTION	-4194	-191.84			
<input type="checkbox"/> Second Installment	191.98						
<input type="checkbox"/> Third Installment	191.99	TAXABLE ASSESSMENT	12589	575.95			
					IF PAID ON OR BEFORE AUG 31	IF PAID ON OR BEFORE OCT 31	IF PAID AFTER OCT 31

School Penalty @ 10%

PROPERTY DESCRIPTION	ACCT.
PARCEL 29 15 01804000	17405
73 STATE ROUTE 442	2000.00
20070-6428	14783.00
0.40 ACRES	

This tax returned
to courthouse on:
AUG 30 2011
January 1, 2012
OK 1/20/12

THIS BILL RETURNED TO COURT HOUSE 1/1/12

M
A REIFENDIFER GEORGE B
I P O BOX 382
L MILLVILLE PA 17846

T
O

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2087 CV 2010

George B. Reifendifer
Defendant(s)

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: George B. Reifendifer
73 State Route 442
Millville, PA 17846

Your house (real estate) at 73 State Route 442, Millville, PA 17846 is scheduled to be sold at the Sheriff's Sale on Feb 8, 2011 9:00 AM at County to assign in the Columbia County Courthouse, Bloomsburg, PA, to enforce the court judgment of \$103,846.21, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be cancelled if you pay to the mortgagee the back payment, late charges, costs and reasonable attorney's fees. To find out how much you must pay, you may call: 856-669-5400.
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).

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



James D. Arter
Chief Deputy

OCWEN LOAN SERVICING, LLC
vs.
GEORGE B REIFENDIFER

Case Number
2010CV2087

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	
Manner:	< Not Specified >	Expires:	11/14/2011	Warrant:
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS			

Serve To:

Name:	GEORGE B REIFENDIFER	
Primary Address:	73 STATE ROUTE 442 MILLVILLE, PA 17846	
Phone:		DOB:
Alternate Address:		
Phone:		

Final Service:

Served:	Personally · Adult In Charge · Posted · Other	
Adult In Charge:	GEORGE REIFENDER	
Relation:	DEF	
Date:	10-17-11	Time:
Deputy:	2	Mileage:

Attorney / Originator:

Name:	UDREN LAW OFFICES, PC	Phone:
-------	-----------------------	--------

Service Attempts:

Date:	10-13-11	10-14-11				
Time:	1130	0800				
Mileage:						
Deputy:	2	2				

Service Attempt Notes:

1. L.C.
2. Called NO ANSWER
- 3.
- 4.
- 5.
- 6.

REIFENDIFER, GEORGE B

2010CV2087

73 STATE ROUTE 442, MILLVILLE, PA 17846

EXP: 11/14/2011

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



James D. Arter
Chief Deputy

OCWEN LOAN SERVICING, LLC
vs.
GEORGE B REIFENDIFER

Case Number
2010CV2087

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	11/14/2011
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	TRACY ALLEN
Primary Address:	223 EAST 8TH STREET BLOOMSBURG, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult in Charge · Posted · Other		
Adult In Charge:	TRACY ALLEN		
Relation:	DEP		
Date:	10-13-11	Time:	1440
Deputy:	2	Mileage:	

Attorney / Originator:

Name: UDREN LAW OFFICES, PC	Phone:
------------------------------------	---------------

Service Attempts:

Date:	10-13-11					
Time:	1240					
Mileage:						
Deputy:	2					

Service Attempt Notes:

1. L.C.
- 2.
- 3.
- 4.
- 5.
- 6.

ALLEN, TRACY

2010CV2087

223 EAST 8TH STREET, BLOOMSBURG, PA 17815

EXP: 11/14/2011

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



James D. Arter
Chief Deputy

OCWEN LOAN SERVICING, LLC
vs.
GEORGE B REIFENDIFER

Case Number
2010CV2087

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	
Manner:	< Not Specified >	Expires:	11/14/2011	Warrant:
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS			

Serve To:

Name:	Debra Piatt	
Primary Address:	211 Beech Glenn Road Benton, PA 17814	
Phone:	570-458-6072	DOB:
Alternate Address:		
Phone:		

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	Person on Side Door		
Relation:			
Date:	10-13-11	Time:	1115
Deputy:	2	Mileage:	

Attorney / Originator:

Name:	UDREN LAW OFFICES, PC	Phone:	
--------------	-----------------------	---------------	--

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

1. _____
2. _____
3. _____
4. _____
5. _____
6. _____

PLATT, DEBRA

2010CV2087

211 BEECH GLENN ROAD, BENTON, PA 17814

EXP: 11/14/2011

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

James D. Arter
Chief Deputy



OCWEN LOAN SERVICING, LLC
vs.
GEORGE B REIFENDIFER

Case Number
2010CV2087

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	11/14/2011
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	Domestic Relations Office of Columbia
Primary Address:	15 Perry Avenue Bloomsburg, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	MAUREEN COLE		
Relation:	CUSTOMER SERVICE		
Date:	10/3/11	Time:	1200
Deputy:	2	Mileage:	

Attorney / Originator:

Name: UDREN LAW OFFICES, PC	Phone:
------------------------------------	---------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

1. _____
2. _____
3. _____
4. _____
5. _____
6. _____

DOMESTIC RELATIONS

2010CV2087

15 PERRY AVENUE, BLOOMSBURG, PA 17815

EXP: 11/14/2011

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



James D. Arter
Chief Deputy

OCWEN LOAN SERVICING, LLC
vs.
GEORGE B REIFENDIFER

Case Number
2010CV2087

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	
Manner:	< Not Specified >	Expires:	11/14/2011	Warrant:
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS			

Serve To:

Name:	Columbia County Tax Office	
Primary Address:	PO Box 380 Bloomsburg, PA 17815	
Phone:	570-389-5649	DOB:
Alternate Address:		
Phone:		

Final Service:

Served:	Personally · Adult In Charge · Posted · Other	
Adult In Charge:	Deb Miller	
Relation:	Clerk	
Date:	10-13-11	Time:
Deputy:	2	Mileage:

Attorney / Originator:

Name:	UDREN LAW OFFICES, PC	Phone:
-------	-----------------------	--------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

- 1.
- 2.
- 3.
- 4.
- 5.
- 6.

COLUMBIA COUNTY TAX

2010CV2087

PO BOX 380, BLOOMSBURG, PA 17815

EXP: 11/14/2011

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

REAL ESTATE TAX CERTIFICATION

Date: 10/13/2011

Fee: \$5.00

Cert. NO: 10936

REIFENDIPER GEORGE B
P O BOX 382
MILLVILLE PA 17846

District: PINE TWP
Deed: 20070 -6428
Location: LOT 5
Parcel Id:29 -15 -018-04,000

Assessment: 16,783
Balances as of 10/13/2011

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

By: Columbia County Sheriff Per: dm.

Document Receipt

Trans # 39866 Carrier / service: POST 2PM 10/12/2011

Ship to: IRS

INTERNAL REVENUE SERVICE

WILLIAM GREEN FEDERAL BUILDING
600 ARCH STREET ROOM 3259

Tracking #: 9171924291001000011101

Doc Ref #: 141ED2011

PHILADELPHIA PA 19106

Document Receipt

Trans # 39865 Carrier / service: POST 2PM 10/12/2011

Ship to: COP

COMMONWEALTH OF PENNSYLVANIA DEPT OF REV SHERIFF SALE

DEPARTMENT 281230 Tracking #: 9171924291001000011095

HARRISBURG PA 17128 Doc Ref #: 141ED2011

Document Receipt

Trans #	39862	Carrier / service:	POST	2PM	10/12/2011
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Ship to: FAIR

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC WELFARE
PO BOX 8016

Tracking #: 9171924291001000011088

Doc Ref #: 141ED2011

HARRISBURG PA 17105

Document Receipt

Trans # 39861 Carrier / service: POST 2PM 10/12/2011

Ship to: sba

U.S. Small Business Administration

PHILADELPHIA DISTRICT
OFFICE

PARKVIEW TOWERS
1150 FIRST AVE, 10TH FLR, STE 1001

Tracking #: 9171924291001000011071

Doc Ref #: 141ED2011

KING OR PA 19406
PRUSSIA

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

George B. Reifendifer
Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2087 CV 2010

**AFFIDAVIT OF NON-MILITARY SERVICE
UNDER Pa.R.C.P 76**

THE UNDERSIGNED states based upon a search of the Department of Defense Manpower Data Center for the Defendant(s), that the Defendant(s), George B. Reifendifer, who/each of whom is over 18 years of age is/are not in active military service as defined in the Servicemembers' Civil Relief Act. The Military Status Report(s) is/are attached hereto as Exhibit "A".

The Affiant lacks sufficient information to be able to determine whether any other Defendants in this action are in active military service because Plaintiff cannot provide date(s) of birth and/or Social Security number(s) for said Defendant(s) to enable a search.

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



Attorney for Plaintiff

Harry B. Rees, Esq.

ID #360501

EXHIBIT
A

Sep-29-2011 09:25:10

Department of Defense Manpower Data Center

Military Status Report
Pursuant to the Service Members Civil Relief Act

◀ Last Name	First/Middle	Begin Date	Active Duty Status	Active Duty End Date	Service Agency
REIFENDIFER	GEORGE	Based on the information you have furnished, the DMDC does not possess any information indicating the individual status.			

Upon searching the information data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the current status of the individual as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard).

Mary M. Snavely-Dixon, Director
Department of Defense - Manpower Data Center
1600 Wilson Blvd., Suite 400
Arlington, VA 22209-2593

The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense that maintains the Defense Enrollment and Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military medical care and other eligibility systems.

The DoD strongly supports the enforcement of the Service Members Civil Relief Act (50 USC App. §§ 501 et seq, as amended) (SCRA) (formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thousands of "does not possess any information indicating that the individual is currently on active duty" responses, and has experienced a small error rate. In the event the individual referenced above, or any family member, friend, or representative asserts in any manner that the individual is on active duty, or is otherwise entitled to the protections of the SCRA, you are strongly encouraged to obtain further verification of the person's status by contacting that person's Service via the "defenseink.mil" URL <http://www.defenseink.mil/faq/pis/PC09SLDR.html>. If you have evidence the person is on active duty and you fail to obtain this additional Service verification, punitive provisions of the SCRA may be invoked against you. See 50 USC App. §521(c).

If you obtain additional information about the person (e.g., an SSN, improved accuracy of DOB, a middle name), you can submit your request again at this Web site and we will provide a new certificate for that query.

This response reflects **active duty status** including date the individual was last on active duty, if it was within the preceding 367 days. For historical information, please contact the Service SCRA points-of-contact.

**EXHIBIT
A*****More information on "Active Duty Status"***

Active duty status as reported in this certificate is defined in accordance with 10 USC § 101(d)(1) for a period of more than 30 consecutive days. In the case of a member of the National Guard, includes service under a call to active service authorized by the President or the Secretary of Defense for a period of more than 30 consecutive days under 32 USC § 502(f) for purposes of responding to a national emergency declared by the President and supported by Federal funds. All Active Guard Reserve (AGR) members must be assigned against an authorized mobilization position in the unit they support. This includes Navy TARs, Marine Corps ARs and Coast Guard RPAs. Active Duty status also applies to a Uniformed Service member who is an active duty commissioned officer of the U.S. Public Health Service or the National Oceanic and Atmospheric Administration (NOAA Commissioned Corps) for a period of more than 30 consecutive days.

Coverage Under the SCRA is Broader in Some Cases

Coverage under the SCRA is broader in some cases and includes some categories of persons on active duty for purposes of the SCRA who would not be reported as on Active Duty under this certificate.

Many times orders are amended to extend the period of active duty, which would extend SCRA protections. Persons seeking to rely on this website certification should check to make sure the orders on which SCRA protections are based have not been amended to extend the inclusive dates of service. Furthermore, some protections of the SCRA may extend to persons who have received orders to report for active duty or to be inducted, but who have not actually begun active duty or actually reported for induction. The Last Date on Active Duty entry is important because a number of protections of SCRA extend beyond the last dates of active duty.

Those who would rely on this certificate are urged to seek qualified legal counsel to ensure that all rights guaranteed to Service members under the SCRA are protected.

WARNING: This certificate was provided based on a name and SSN provided by the requester. Providing an erroneous name or SSN will cause an erroneous certificate to be provided.
Report ID:D94TFD26SB

DMDC

Privacy Notice

Help

If you have questions about the website's digital certificate, please contact the DMDC Support Center at (800) 477-8227



The only Official Department of Defense Service Members Civil Relief Act (SCRA) website.

Information provided FREE of charge.
[50 USC Appx. §§ 501 et seq, as amended]

(SCRA) Service Members Civil Relief Act

Enter all available information to improve the quality of the match.			
SSN	<input type="text" value="206-60-1119"/>	Repeat SSN	<input type="text" value="206-60-1119"/>
Last	<input type="text" value="REIFENDIFER"/>	Last	<input type="text" value="REIFENDIFER"/>
First	<input type="text" value="GEORGE"/>	First	<input type="text" value="GEORGE"/>
Middle	<input type="text"/>	Middle	<input type="text"/>
Birth Yr	<input type="text"/>	Month	<input type="text"/>
	<input type="text"/>	Day	<input type="text"/>
Birth Yr	<input type="text"/>	Month	<input type="text"/>
	<input type="text"/>	Day	<input type="text"/>
Upon clicking the "LookUp" button, based on the SSN and other personal information furnished, the Department will advise you that it does			
<ol style="list-style-type: none">1. <u>Not</u> possess information regarding whether the individual is on active duty, or2. Possess information indicating that the individual is or was on active duty.			
<input type="button" value="LookUp"/>		<input type="button" value="Erase"/>	

[Digital Certificate Help](#)

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2010CV2087

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, FEBRUARY 08, 2012
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.

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

BEGINNING at a point on the westerly side of the State Highway leading from Millville to Muncy and in the northern line of lands now or formerly of Howard Buhl, et ux; THENCE by the latter, South 72 degrees 10 minutes West, 175 feet to a point in line of lands of Abraczinskas; THENCE by said Abraczinskas, North 17 degrees 50 minutes West, 100 feet; THENCE North 72 degrees 10 minutes East, 175 feet to the western line of the aforementioned state highway; THENCE by the western line thereof, South 17 degrees 50 minutes East, 100 feet to a point the place of beginning. Being Lot No. 5 in the plan of plot of lots as laid out by Harvey Sones and as surveyed October 13, 1954, by Howard Fetterolf, R.E.

PARCEL NO.: 29-15-018-04

BEING the same premises which Connie McCarty and Betty Jean halterman, Co-Executors of the last Will and Testament of Nancy I. Cox, deceased, by Indenture dated 06-21-05 and recorded 07-14-05 in the Office of the Recorder of Deeds in and for the County of Beaver as Instrument No. 200507355, granted and conveyed unto Donald J. Haas and Roseann J. Haas, married, as tenants by the entireties.

BEING KNOWN AS: 73 STATE ROUTE 442, MILLVILLE, PA 17846

PROPERTY ID NO.: 29-15-018-04

TITLE TO SAID PREMISES IS VESTED IN GEORGE B. REIFENDIFER BY DEED FROM DONALD J. HAAS AND ROSEANN J. HAAS, HUSBAND AND WIFE DATED 06/22/2007 RECORDED 06/25/2007 INSTRUMENT NO.: 200706428

PROPERTY ADDRESS: 73 STATE ROUTE 442, MILLVILLE, PA 17846

UPI / TAX PARCEL NUMBER: 29-15-018-04

Seized and taken into execution to be sold as the property of GEORGE B REIFENDIFER in suit of OCWEN LOAN SERVICING, LLC.

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 fails 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 against 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 connection 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:
UDREN LAW OFFICES, PC
CHERRY HILL, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2010CV2087

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, FEBRUARY 08, 2012
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.

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

BEGINNING at a point on the westerly side of the State Highway leading from Millville to Muncy and in the northern line of lands now or formerly of Howard Buhl, et ux; THENCE by the latter, South 72 degrees 10 minutes West, 175 feet to a point in line of lands of Abraczinskas; THENCE by said Abraczinskas, North 17 degrees 50 minutes West, 100 feet; THENCE North 72 degrees 10 minutes East, 175 feet to the western line of the aforementioned state highway; THENCE by the western line thereof, South 17 degrees 50 minutes East, 100 feet to a point the place of beginning. Being Lot No. 5 in the plan of plot of lots as laid out by Harvey Sones and as surveyed October 13, 1954, by Howard Fetterolf, R.E.

PARCEL NO. 29-15-018-04

BEING the same premises which Connie McCarty and Betty Jean halterman, Co-Executors of the last Will and Testament of Nancy I. Cox, deceased, by Indenture dated 06-21-05 and recorded 07-14-05 in the Office of the Recorder of Deeds in and for the County of Beaver as Instrument No. 200507355, granted and conveyed unto Donald J. Haas and Roseann J. Haas, married, as tenants by the entireties.

BEING KNOWN AS: 73 STATE ROUTE 442, MILLVILLE, PA 17846

PROPERTY ID NO.: 29-15-018-04

TITLE TO SAID PREMISES IS VESTED IN GEORGE B. REIFENDIFER BY DEED FROM DONALD J. HAAS AND ROSEANN J. HAAS, HUSBAND AND WIFE DATED 06/22/2007 RECORDED 06/25/2007 INSTRUMENT NO.: 200706428

PROPERTY ADDRESS: 73 STATE ROUTE 442, MILLVILLE, PA 17846

UPI / TAX PARCEL NUMBER: 29-15-018-04

Seized and taken into execution to be sold as the property of GEORGE B REIFENDIFER in suit of OCWEN LOAN SERVICING, LLC.

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 fails 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 against 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 connection 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:
UDREN LAW OFFICES, PC
CHERRY HILL, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

REAL ESTATE OUTLINE

ED # 147-11

DATE RECEIVED 10-12-11
DOCKET AND INDEX 10-12-11

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<input checked="" type="checkbox"/>	
COPY OF DESCRIPTION	<input checked="" type="checkbox"/>	
WHEREABOUTS OF LKA	<input checked="" type="checkbox"/>	
NON-MILITARY AFFIDAVIT	<input checked="" type="checkbox"/>	
NOTICES OF SHERIFF SALE	<input checked="" type="checkbox"/>	
WAIVER OF WATCHMAN	<input checked="" type="checkbox"/>	
AFFIDAVIT OF LIENS LIST	<input checked="" type="checkbox"/>	
CHECK FOR \$1,350.00 OR <u>1500.00</u>	<input checked="" type="checkbox"/>	CK# <u>16673</u>

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

SALE DATE	<u>Feb. 8, 2012</u>	TIME <u>0900</u>
POSTING DATE	<u>Jan. 5, 12</u>	
ADV. DATES FOR NEWSPAPER	1 ST WEEK <u>Jan. 18</u>	
	2 ND WEEK <u>25, 2012</u>	
	3 RD WEEK <u>Feb. 1, 2012</u>	

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff

v.

George B. Reifendifer
Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2087 CV 2010

2011-ED-141

WRIT OF EXECUTION

TO THE SHERIFF OF Columbia COUNTY:

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

73 State Route 442, Millville, PA 17846
SEE LEGAL DESCRIPTION ATTACHED

Amount due \$103,846.21

Interest From 09/30/2011

to Date of Sale _____

Ongoing Per Diem of \$15.72

to actual date of sale including if sale is
held at a later date

(Costs to be added)

\$ _____

Prothonotary

By Tam B Kline [KPB]

-

Clerk

Date 10-12-11

-

Legal Description

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

BEGINNING at a point on the westerly side of the State Highway leading from Millville to Muncy and in the northern line of lands now or formerly of Howard Buhl, et ux; THENCE by the latter, South 72 degrees 10 minutes West, 175 feet to a point in line of lands of Abraczinskas; THENCE by said Abraczinskas, North 17 degrees 50 minutes West, 100 feet; THENCE North 72 degrees 10 minutes East, 175 feet to the western line of the aforementioned state highway; THENCE by the western line thereof, South 17 degrees 50 minutes East, 100 feet to a point the place of beginning. Being Lot No. 5 in the plan of plot of lots as laid out by Harvey Sents and as surveyed October 13, 1954, by Howard Fetteroff, R.E.

PARCEL NO. 29-15-018-04

BEING the same premises which Connie McCarty and Betty Jean Halterman, Co-Executors of the Last Will and Testament of Nancy I. Cox, deceased, by Indenture dated 06-21-05 and recorded 07-14-05 in the Office of the Recorder of Deeds in and for the County of Beaver as Instrument No. 200507355, granted and conveyed unto Donald J. Haas and Roseann J. Haas, married, as tenants by the entireties.

BEING KNOWN AS: 73 State Route 442
Millville, PA 17846

PROPERTY ID NO.: 29-15-018-04

TITLE TO SAID PREMISES IS VESTED IN GEORGE B. REIFENDIFER BY DEED FROM DONALD J. HAAS AND ROSEANN J. HAAS, HUSBAND AND WIFE DATED 06/22/2007 RECORDED 06/25/2007 INSTRUMENT NO.: 200706428.

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
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856-669-5400
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ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

George B. Reifendifer
Defendant(s)


NO. 2087 CV 2010

CERTIFICATE TO THE SHERIFF

I HEREBY CERTIFY THAT:

- I. The judgment entered in the above matter is based on an Action:
- ☐ A. In Assumpsit (Contract)
 - ☐ B. In Trespass (Accident)
 - ☒ C. In Mortgage Foreclosure
 - ☐ D. On a Note accompanying a purchase money mortgage and the property being exposed to sale is the mortgaged property.
- II. The Defendant(s) own the property being exposed to sale as:
- ☒ A. An individual
 - ☐ B. Tenants by Entireties
 - ☐ C. Joint Tenants with right of survivorship
 - ☐ D. A partnership
 - ☐ E. Tenants in Common
 - ☐ F. A corporation
- III. The Defendant(s) is (are):
- ☒ A. Resident in the Commonwealth of Pennsylvania
 - ☐ B. Not resident in the Commonwealth of Pennsylvania
 - ☐ C. If more than one Defendant and either A or B above is not applicable, state which Defendant is resident of the Commonwealth of Pennsylvania.
Resident:

UDREN LAW OFFICES, P.C.

BY: 
Attorneys for Plaintiff
Harry B. Reese, Esq.
ID# 310501

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

George B. Reifendifer
Defendant(s)

NO. 2087 CV 2010


C E R T I F I C A T E

I hereby state that as the attorney for the Plaintiff in the above-captioned matter and that the premises are not subject to the provisions of Act 91 because it is:

- () An FHA insured mortgage
- () Non-owner occupied
- () Vacant
- (x) Act 91 procedures have been fulfilled.
- () Over 36 months delinquent.

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

UDREN LAW OFFICES, P.C.

BY: 
Attorneys for Plaintiff
Harry B. Reese, Esq.
ID# 310501

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
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CHERRY HILL, NJ 08003-3620
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ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

George B. Reifendifer
Defendant(s)

NO. 2087 CV 2010

C E R T I F I C A T E

I hereby state that as the attorney for the Plaintiff in the above-captioned matter and that the premises are not subject to the provisions of Act 91 because it is:

- () An FHA insured mortgage
- () Non-owner occupied
- () Vacant
- (x) Act 91 procedures have been fulfilled.
- () Over 36 months delinquent.

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

UDREN LAW OFFICES, P.C.

BY: G. M. H.
Attorneys for Plaintiff
Harry B. Reese, Esq.
ID# 310501

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
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ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

George B. Reifendifer
Defendant(s)

NO. 2087 CV 2010

14/1

AFFIDAVIT PURSUANT TO RULE 3129.1

Ocwen Loan Servicing, LLC, Plaintiff in the above action, by its attorney, Udren Law Offices, P.C., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at: 73 State Route 442, Millville, PA 17846

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

George B. Reifendifer 73 State Route 442
Millville, PA 17846

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

SAME AS #1 ABOVE

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

Tracy Allen, Et Al 223 East 8th Street
Bloomsburg, PA 17815

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

Ocwen Loan Servicing, LLC 12650 Ingenuity Drive
Orlando, FL 32826

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

Name	Address
------	---------

NONE

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

Name	Address
------	---------

Columbia County Tax Claim Bureau	P.O. Box 380 Bloomsburg, PA 17815
-------------------------------------	--------------------------------------

Domestic Relations Section	P.O. Box 380 Bloomsburg, PA 17815
----------------------------	--------------------------------------

Commonwealth of PA, Department of Revenue	Bureau of Compliance, PO Box 281230 Harrisburg, PA 17128-1230
----------------------------------------------	------------------------------------------------------------------

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

Name	Address
------	---------

Tenants/Occupants	73 State Route 442 Millville, PA 17846
-------------------	-------------------------------------------

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

DATED: *October 4th, 2011*

UDREN LAW OFFICES, P.C.

BY: *[Signature]*
Attorneys for Plaintiff
Harry B. Reese, Esq.
10#36521

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

George B. Reifendifer
Defendant(s)

NO. 2087 CV 2010

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Name

Address

NONE

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

Name

Address

Columbia County Tax
Claim Bureau

P.O. Box 380
Bloomsburg, PA 17815

Domestic Relations Section

P.O. Box 380
Bloomsburg, PA 17815

Commonwealth of PA,
Department of Revenue

Bureau of Compliance, PO Box 281230
Harrisburg, PA 17128-1230

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

Name

Address

Tenants/Occupants

73 State Route 442
Millville, PA 17846

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

DATED: *October 4th, 2011*

UDREN LAW OFFICES, P.C.

BY: *[Signature]*
Attorneys for Plaintiff
Harvey B. Reese, Esq.
ID# 310521

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

George B. Reifendifer
Defendant(s)

NO. 2087 CV 2010

AFFIDAVIT PURSUANT TO RULE 3129.1

Ocwen Loan Servicing, LLC, Plaintiff in the above action, by its attorney, Udren Law Offices, P.C., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at: 73 State Route 442, Millville, PA 17846

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George B. Reifendifer 73 State Route 442
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Name	Address
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Columbia County Tax Claim Bureau	P.O. Box 380 Bloomsburg, PA 17815
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Domestic Relations Section	P.O. Box 380 Bloomsburg, PA 17815
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Commonwealth of PA, Department of Revenue	Bureau of Compliance, PO Box 281230 Harrisburg, PA 17128-1230
----------------------------------------------	------------------------------------------------------------------

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

Name	Address
------	---------

Tenants/Occupants	73 State Route 442 Millville, PA 17846
-------------------	-------------------------------------------

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

DATED: October 4th, 2011

UDREN LAW OFFICES, P.C.

BY: [Signature]
Attorneys for Plaintiff
Henry B. Reese, Esq.
ID# 310521

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

Ocwen Loan Servicing, LLC
Plaintiff
v.

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

George B. Reifendifer
Defendant(s)

NO. 2087 CV 2010

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: George B. Reifendifer
73 State Route 442
Millville, PA 17846

Your house (real estate) at 73 State Route 442, Millville, PA 17846 is scheduled to be sold at the Sheriff's Sale on _____, at County to assign in the Columbia County Courthouse, Bloomsburg, PA, to enforce the court judgment of \$103,846.21, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be cancelled if you pay to the mortgagee the back payment, late charges, costs and reasonable attorney's fees. To find out how much you must pay, you may call: (856) 669-5400.
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 856-669-5400.
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 856-669-5400.
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 schedule of distribution of the money bid for your house will be filed by the Sheriff within 30 days after the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after Schedule of Distribution is filed.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

LAWYER REFERRAL SERVICE
North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815
570-784-8760

ASSOCIATION DE LICENCIADOS
North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815
570-784-8760

Legal Description

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

BEGINNING at a point on the westerly side of the State Highway leading from Millville to Muncy and in the northern line of lands now or formerly of Howard Buhl, et ux; THENCE by the latter, South 72 degrees 10 minutes West, 175 feet to a point in line of lands of Abraczinskas; THENCE by said Abraczinskas, North 17 degrees 50 minutes West, 100 feet; THENCE North 72 degrees 10 minutes East, 175 feet to the western line of the aforementioned state highway; THENCE by the western line thereof, South 17 degrees 50 minutes East, 100 feet to a point the place of beginning. Being Lot No. 5 in the plan of plot of lots as laid out by Harvey Sones and as surveyed October 13, 1954, by Howard Fetterolf, R.E.

PARCEL NO. 29-15-018-04

BEING the same premises which Connie McCarty and Betty Jean Halterman, Co-Executors of the Last Will and Testament of Nancy I. Cox, deceased, by Indenture dated 06-21-05 and recorded 07-14-05 in the Office of the Recorder of Deeds in and for the County of Beaver as Instrument No. 200507355, granted and conveyed unto Donald J. Haas and Roseann J. Haas, married, as tenants by the entireties.

BEING KNOWN AS: 73 State Route 442
Millville, PA 17846

PROPERTY ID NO.: 29-15-018-04

TITLE TO SAID PREMISES IS VESTED IN GEORGE B. REIFENDIFER BY DEED FROM DONALD J. HAAS AND ROSEANN J. HAAS, HUSBAND AND WIFE DATED 06/22/2007 RECORDED 06/25/2007 INSTRUMENT NO.: 200706428.

OCWEN LOAN SERVING, LLC

In Court of Common Pleas of
Columbia County PA.

No. of ED
No. of JD

Vs.

Civil Action—Law
Mortgage Foreclosure

GEORGE B. REIFENDIFER

Waiver of Watchman

I, Attorney REUSE, do hereby state that any Deputy Sheriff or Sheriff levying upon or attaching any property under the writ issued in the above-captioned matter may leave same without a watchman, in custody of whomever is found in possession, after notifying such person of such levy or attachment, without liability of the part of such Deputy Sheriff or Sheriff to any plaintiff herein for any loss, destruction or removal of any such property before the Sheriff's sale thereof.

Attorney for Plaintiff



Harry B. Reese, Esq.
ID# 310501

MARK J. UDREN, ESQUIRE
NJ MANAGING ATTORNEY

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD
SUITE 200
CHERRY HILL, NEW JERSEY 08003-3620
856 . 669 . 5400
FAX: 856 . 669 . 5399

TINA MARIE RICH
OFFICE ADMINISTRATOR

FREDDIE MAC
PENNSYLVANIA
DESIGNATED COUNSEL

September 29, 2011

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

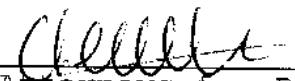
Re: Ocwen Loan Servicing, LLC
vs.
George B. Reifendifer
Columbia County C.C.P. No. 2087 CV 2010

Dear Sir:

Please serve the Defendant(s), George B. Reifendifer at 73 State Route 442, Millville, PA 17846.

Please then, POST the property with the Handbill at 73 State Route 442, Millville, PA 17846.

UDREN LAW OFFICES, P.C.


Attorneys for Plaintiff
Harry B. Reese, Esq.
10 #310501

UDREN LAW OFFICES, P.C.

WOODCREST CORPORATE CENTER

111 WOODCREST ROAD

SUITE 200

CHERRY HILL, NEW JERSEY 08003-3620

856 . 669 . 5400

FAX: 856 . 669 . 5399

MARK J. UDREN, ESQUIRE
NJ MANAGING ATTORNEY

TINA MARIE RICH
OFFICE ADMINISTRATOR

FREDDIE MAC
PENNSYLVANIA
DESIGNATED COUNSEL

September 29, 2011

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


Re: Ocwen Loan Servicing, LLC
vs.
George B. Reifendifer
Columbia County C.C.P. No. 2087 CV 2010

Dear Sir:

Please serve the Defendant(s), George B. Reifendifer at 73 State Route 442, Millville, PA 17846.

Please then, POST the property with the Handbill at 73 State Route 442, Millville, PA 17846.

UDREN LAW OFFICES, P.C.


Attorneys for Plaintiff
Harry B. Reese, Esq.
10 #310501

MARK J. UDREN, ESQUIRE
NJ MANAGING ATTORNEY

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD
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CHERRY HILL, NEW JERSEY 08003-3620
856. 669. 5400
FAX: 856. 669. 5399

TINA MARIE RICH
OFFICE ADMINISTRATOR

FREDDIE MAC
PENNSYLVANIA
DESIGNATED COUNSEL

September 29, 2011

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

Re: Ocwen Loan Servicing, LLC
vs.
George B. Reifendifer
Columbia County C.C.P. No. 2087 CV 2010

Dear Sir:

Kindly enter Judgment, issue a Writ of Execution, and transmit the appropriate documents to the Sheriff, together with the deposit check in the sum of \$1,500.00, to be listed for Sheriff's Sale on County to assign.


All necessary documents to establish the above are enclosed, together with a check to your order in the sum of \$40.00 to cover your fee therefor.

After time stamping, kindly return to me the enclosed copy of the Praecipe for Judgment in the enclosed stamped self addressed envelope.

Please advise promptly if there are any problems in this regard.

Thank you for your assistance with this matter.

Sincerely, yours,


Christina Jans
Foreclosure Specialist

/

enclosures

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

16673

UDREN LAW OFFICES, PC

PA OPERATING ACCOUNT
111 WOODCREST ROAD
CHERRY HILL, NJ 08003



3-7608/2360

NUMBER
16673

One Thousand Five Hundred and 00/100*****

DATE

September 29, 2011

AMOUNT

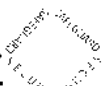
*****1,500.00

VOID AFTER 90 DAYS

**PAY
TO THE
ORDER
OF**

Columbia County Sheriff

Courthouse
P.O. Box 380
Bloomsburg, PA 17815



THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR PRESS HERE. RED IMAGE DISAPPEARS WITH HEAT.
⑈016673⑈ ⑆236075689⑆ 9500077186⑈