

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

First Keystone Nat. Bank vs Dennis & Tammy Stachura

NO. 89-11 ED NO. 1671-10 JD

DATE/TIME OF SALE: Feb, 8 5:00

BID PRICE (INCLUDES COST) \$ 4990,74

POUNDAGE - 2% OF BID \$ 99.81

TRANSFER TAX - 2% OF FAIR MKT \$ -

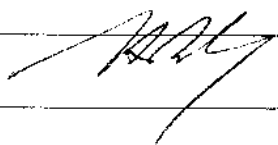
MISC. COSTS \$ -

TOTAL AMOUNT NEEDED TO PURCHASE \$ 5090,55

PURCHASER(S): \_\_\_\_\_

ADDRESS: 111 W. Front St. Berwick, PA 16803

NAMES(S) ON DEED: First Keystone Community Bank, formerly known as  
First Keystone National Bank

PURCHASER(S) SIGNATURE(S): 

TOTAL DUE: \$ 5090,55

LESS DEPOSIT: \$ 1350

DOWN PAYMENT: \$ \_\_\_\_\_

TOTAL DUE IN 8 DAYS \$ 3740,55

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



**Plaintiff**  
FIRST KEYSTONE NATIONAL BANK

vs.

**Defendant**  
DENNIS W STACKHOUSE  
TAMMY J STACKHOUSE

**Attorney for the Plaintiff:**  
BULL BULL & KNECHT  
106 MARKET STREET  
BERWICK, PA 18603

**Sheriff's Sale Date:** Wednesday, February 8, 2012

**Writ of Execution No. :** 2010CV1671

**Advance Sheriff Costs:** 1,350.00

**Location of the real estate:** 32 NORTH STATE STREET, MILLVILLE, PA 17846

## Sheriff Costs

Docketing	15.00
Levy	15.00
Posting Handbill	15.00
Service Mileage	16.00
Crying Sale	10.00
Service	180.00
Prothonotary, Acknowledge Deed	10.00
Advertising Sale Bills & Copies	17.50
Sheriff's Deed	35.00
Distribution Form	25.00
Surcharge	130.00
Advertising Sale (Newspaper)	15.00
Press Enterprise Inc.	1,293.54
Web Posting	100.00
Notary Fee	15.00
Transfer Tax Form	25.00
Mailing Costs	36.00
Copies	6.00
Solicitor Services	75.00
Sheriff Automation Fund	50.00

**Total Sheriff Costs** 2,084.04

## Municipal Costs

Delinquent Taxes	2,850.70
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**Total Municipal Costs** 2,850.70

## Distribution Costs

Recording Fees	56.00
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**Total Distribution Costs** 56.00

**Grand Total:** 4,990.74

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)

© Columbia County Sheriff, TeleVault, Inc.

FIRST KEYSTONE COMMUNITY BANK

P.O. BOX 289  
BERWICK, PENNSYLVANIA 18603-0289

60-712/313

063450

52240.55

THE  
ORDER  
OF

Columbia County Sheriff's Office  
Three Thousand Seven Hundred Forty Dollars

EXPENSE CHECK

⑈063450⑈ ⑆031307125⑆ 50 00100 2 59⑈

County 024

PARCEL ID: 24-01

1-800-0000

—

FEB. 2012

ALTERNATE ID: -

EFFECTIVE DATE:

<i>Year</i>	<i>Authority</i>	<i>Fund</i>
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[illegible]

2,777 - 118

38-59+

30 • 4

5. 4

2,850.7\*

Interest  
R+C Notice  
Tax Cert -

Total

March  
Amount

County: 24 PARCEL ID: 24-00-00-0000 TAX YEAR: 2011  
 ALTERNATE ID: VERSION: 4  
 UPDATED: RENEWART on 02/31/2011 12:17 am CUR: 1

Owner: STACKHOUSE DENNIS Multi Owners  
 Billroll: PRIM PRIMARY Stub/Receipt  
 Date Rcvd: 1/19/2011  
 Location: 32 N STATE ST  
 Owner Occupy: Bankruptcy Flag

Delq Year	Billroll	Tax	Penalty	Interest	Fees/Other	Total
2009	PRIM	.00	.00	.00	.00	.00
2010	PRIM	1,160.62	116.06	105.27	75.00	1,456.95
Total		1,160.62	116.06	105.27	75.00	1,456.95

Last Payment: 09/12/2011  
 Last Notice Date: 08/22/2011 Type: NOT  
 Stay Agreement: NO Stay Date: Date:  
 Tax Sale Type: U UPSET Date:  
 Tax Sale Status: PAID PAID

You do not have permission to update this screen  
 Record: 1/7 <OSC> <DBG>

1,456.95+  
 9.57+ Interest  
 5.+ Tax Cert.  
 003  
 1,471.52\* Total for January

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



## Plaintiff

FIRST KEYSTONE NATIONAL BANK

vs.

## Defendant

DENNIS W STACKHOUSE  
TAMMY J STACKHOUSE

### Attorney for the Plaintiff:

BULL BULL & KNECHT  
106 MARKET STREET  
BERWICK, PA 18603

Sheriff's Sale Date: Wednesday, October 26, 2011

Writ of Execution No. : 2010CV1671

Advance Sheriff Costs: 1,350.00

Location of the real estate: 204 EAST MAIN STREET, MILLVILLE, PA 17846

## Sheriff Costs

Docketing	15.00
Levy	15.00
Posting Handbill	15.00
Service Mileage	16.00
Crying Sale	10.00
Service	180.00
Prothonotary, Acknowledge Deed	10.00
Advertising Sale Bills & Copies	17.50
Sheriff's Deed	35.00
Distribution Form	25.00
Surcharge	130.00
Advertising Sale (Newspaper)	15.00
Press Enterprise Inc.	1,293.54
Web Posting	100.00
Notary Fee	15.00
Transfer Tax Form	25.00
Mailing Costs	36.00
Copies	6.00
Solicitor Services	75.00
Sheriff Automation Fund	50.00
<b>Total Sheriff Costs</b>	<b>2,084.04</b>

## Municipal Costs

Delinquent Taxes	1,452.38
<b>Total Municipal Costs</b>	<b>1,452.38</b>

## Distribution Costs

Recording Fees	56.00
<b>Total Distribution Costs</b>	<b>56.00</b>

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**Grand Total:** **3,592.42**

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)

(G) Columbia County Sheriff's Office, Inc.

LAW OFFICES

**BULL, BULL & KNECHT, LLP**  
106 MARKET STREET  
BERWICK, PA 18603ROBERT A. BULL  
RICHARD W. KNECHT  
ANTHONY J. McDONALD  
ALICIA C. SELTZERTELEPHONE (570) 759-1231  
FAX (570) 759-3880  
E-MAIL: [bbkllp@pa.metrocast.net](mailto:bbkllp@pa.metrocast.net)ROBERT E. BULL (*Redacted*)

October 26, 2011

Via Fax Only—389-5625

Timothy T. Chamberlain, Sheriff  
Columbia County Court House  
Bloomsburg, PA 17815In Re: First Keystone National Bank vs. Dennis Stackhouse et al  
#2010-CV-1671

Dear Sheriff Chamberlain:

This will confirm our telephone conversation this morning in which I requested and which you agreed to a continuance of the Sheriff Sale which was scheduled for this morning in the above mortgage foreclosure action. I apologize for the late notice in requesting a continuance, but the parents of Dennis Stackhouse are in the process of purchasing this property and are obtaining a loan to do so. Unfortunately, although their loan application has been approved, the closing has not yet occurred.

In the meantime, in order to keep this matter pending, it is my understanding that this property will be placed on the December 14, 2011 list for Sheriff Sales. I have marked my schedule accordingly for 9:00 on that date. It is our hope that the transfer will occur prior to that date, thereby eliminating the necessity of a Sheriff Sale.

Again, thank you for your cooperation in this matter.

Very truly yours,

  
ROBERT A. BULL

RAB/

CC: First Keystone Community Bank  
Attn: Lee Hess

County 024

PARCEL ID:

TAX YEAR: 2011

ALTERNATE ID:

EFFECTIVE DATE:

Year Authority Fund

Delq Year	Bill Roll	Tax	Interest	Penalty	Other	Pending	Total Amount
2009	PRIM	.00	.00	.00	.00		.00
2010	PRIM	1,160.62	86.13	116.06	75.00		1,437.81
<b>Total:</b>		1,160.62	86.13	116.06	75.00		1,437.81

1,437.81

9-57+

5-\*

Interest for Nov.  
Tax cert.

003

1,452.38

Total for Nov.

\$1,452.38

11/6/11



LAW OFFICES

**BULL, BULL & KNECHT, LLP**  
106 MARKET STREET  
BERWICK, PA 18603

ROBERT A. BULL  
RICHARD W. KNECHT  
ANTHONY J. McDONALD  
ALICIA C. SELTZER

TELEPHONE (570) 759-1231  
FAX (570) 759-3880  
E-MAIL: [bbkllp@pa.metrocast.net](mailto:bbkllp@pa.metrocast.net)

ROBERT E. BULL (Retired)

September 13, 2011

VIA FACSIMILE - 389-5625

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

Attention: Sheriff

In Re: First Keystone Community Bank v. Stackhouse  
Sheriff's Sale - September 14, 2011

Dear Sir:

This letter is in confirmation of my secretary's telephone call to your office earlier today. On behalf of Plaintiff in the above matter, First Keystone Community Bank, I wish to continue this case from the Sheriff's Sale scheduled for tomorrow, and relist it for the next Sale date.

If you should have any questions or require any further information, then please do not hesitate to contact me at any time.

Very truly yours,

*Robert A. Bull*  
Robert A. Bull

clb

cc: First Keystone Community Bank (Attention: Lee Hess) via fax

*\* Sale is October 26, 2011*

# SHERIFF'S SALE COST SHEET

VS. \_\_\_\_\_  
 NO. \_\_\_\_\_ ED NO. \_\_\_\_\_ JD DATE/TIME OF SALE \_\_\_\_\_

+	DOCKET/RETURN	\$15.00	
+	SERVICE PER DEF.	\$ <u>180.00</u>	
+	LEVY (PER PARCEL	\$15.00	
+	MAILING COSTS	\$ <u>36.00</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>6.00</u>	
+	NOTARY	\$ <u>15.00</u>	
TOTAL *****			\$ <u>425.50</u>

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

+	PROTHONOTARY (NOTARY)	\$10.00	
+	RECORDER OF DEEDS	\$ <u>56.00</u>	
TOTAL *****			\$ <u>66.00</u>

## REAL ESTATE TAXES:

	BORO, TWP & COUNTY 20__	\$ _____	
	SCHOOL DIST. 20__	\$ _____	
+	DELINQUENT 20__	\$ <u>3220.50</u>	
TOTAL *****			\$ <u>3220.50</u>

## MUNICIPAL FEES DUE:

	SEWER 20__	\$ _____	
	WATER 20__	\$ _____	
TOTAL *****			\$ <u>- 0 -</u>

+	SURCHARGE FEE (DSTE)	\$ <u>130.00</u>	
	MISC. _____	\$ _____	
	_____	\$ _____	
TOTAL *****			\$ <u>- 0 -</u>

TOTAL COSTS (OPENING BID) \$ \_\_\_\_\_

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



## Plaintiff

FIRST KEYSTONE NATIONAL BANK

vs.

## Defendant

DENNIS W STACKHOUSE  
TAMMY J STACKHOUSE

### Attorney for the Plaintiff:

BULL BULL & KNECHT  
106 MARKET STREET  
BERWICK, PA 18603

Sheriff's Sale Date: Wednesday, December 14, 2010

Writ of Execution No. : 2010CV1671

Advance Sheriff Costs: 1,350.00

Location of the real estate: 32 NORTH STATE STREET, MILLVILLE, PA 17846

## Sheriff Costs

Docketing	15.00
Levy	15.00
Posting Handbill	15.00
Service Mileage	16.00
Crying Sale	10.00
Service	180.00
Prothonotary, Acknowledge Deed	10.00
Advertising Sale Bills & Copies	17.50
Sheriff's Deed	35.00
Distribution Form	25.00
Surcharge	130.00
Continued or Cancelled Sale	10.00
Advertising Sale (Newspaper)	15.00
Press Enterprise Inc.	1,293.54
Web Posting	100.00
Notary Fee	15.00
Transfer Tax Form	25.00
Mailing Costs	36.00
Copies	6.00
Solicitor Services	75.00
Sheriff Automation Fund	50.00

Postponed to: 12/14/2011

**Total Sheriff Costs 2,094.04**

## Municipal Costs

Delinquent Taxes	1,471.52
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**Total Municipal Costs 1,471.52**

## Distribution Costs

Recording Fees	56.00
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**Total Distribution Costs 56.00**

**Grand Total: 3,621.56**

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)

cc/ColumbiaCountySheriff/Telephone/113

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2010CV1671

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, SEPTEMBER 14, 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 the right and title in the certain lot of land situate in the Borough of Millville, Columbia County, Pennsylvania, bounded and described as follows to wit:

BEGINNING at a corner of land owned by William Masters' Estate; THENCE north fifty-seven degrees East, eight perches to a corner on the side of State Street; THENCE by side of said Street, South twenty-four degrees East, three and fifty-five hundredths perches; THENCE by land of P.L. Eves, South sixty-one and one-half degrees West, five and fifteen hundredths perches; THENCE by the same South thirty degrees East, six-tenths of a rod; THENCE by the same, fifty-five degrees West, two and thirty-five hundredths perches; THENCE by last of the Estate of William Masters, North thirty degrees West, three and eighty-five hundredths perches to the place of beginning.

CONTAINING about twenty-seven and seven-tenths perches.

EXCEPTING AND RESERVING therefrom all that certain piece of land conveyed to Luther Baker and wife, by deed dated December 18, 1946 and recorded in Columbia County Deed Book 130 at page 118, bounded and described as follows:

BEGINNING at an iron pipe in line of other lands of the Grantor, which point is South 61 degrees 30 minutes West, 125.1 feet from a nail in the pavement on the west side State Street; THENCE by other lands of the grantees, South 30 degrees East, 6 rods to an iron pipe; THENCE by other lands of the Grantees South 55 degrees West, 2.35 rods to a point in line of lands of the Millville Community Fire Company; THENCE by the same North 30 degrees West, 20.5 feet to a point in line of other lands of the Grantors; THENCE by the same North 61 degrees 30 minutes East, 39.75 feet to the point and place of beginning.

## TRACT NO. 2

ALSO GRANTING and conveyed to the Grantees herein the following right-of-way: BEGINNING at a nail in the pavement on the west side of State Street in the Borough of Millville, Columbia County, Pennsylvania, which nail is South 24 degrees East, 3.55 perches from an angle iron corner of other lands of the Grantee; THENCE by other lands of the Grantee, South 61 degrees 30 minutes West, 176 feet; THENCE by other lands of the Grantee in a southeasterly direction 20 feet, more or less, to a point South 24 degrees East, 12 feet from the nail in the pavement above mentioned; THENCE by the western line of State Street in the Borough of Millville, North 24 degrees West, 12 feet to a point, the place of BEGINNING.

BEING THE SAME PREMISES conveyed to Dennis Stackhouse, by Deed of Travel Ports of America, Inc., a New York Corporation, dated January 7, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 558, at Page 714.

PREMISES IMPROVED WITH A commercial building more commonly known as 32 North State Street, Millville, PA.

PIN NUMBER: 24,01C-011.

PROPERTY ADDRESS: 204 EAST MAIN STREET, MILLVILLE, PA 17846

Seized and taken into execution to be sold as the property of DENNIS W STACKHOUSE, TAMMY J STACKHOUSE in suit of FIRST KEYSTONE NATIONAL BANK.

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:  
BULL BULL & KNECHT  
BERWICK, PA

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

to law deposes and says that Press Enterprise is principal office and place of business at 3185

Columbia and State of Pennsylvania, and was I has been published daily, continuously in said the attached notice August 24, 31 and September 1. I am one of the officers or publisher or said newspaper in which legal advertisement was Press Enterprise is interested in the subject matter of said allegations in the foregoing statement as to time,

7th day of September, 2011  
Donna L. Kishbaugh  
(Notary Public)

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Donna L. Kishbaugh, Notary Public

Scott Twp., Columbia County

My Commission Expires Oct. 11, 2013

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

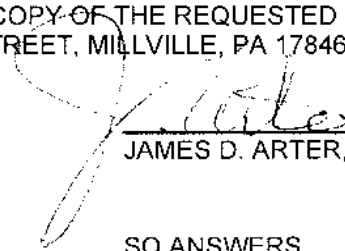


FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SHERIFF'S RETURN OF SERVICE

08/10/2011 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 204 EAST MAIN STREET, MILLVILLE, PA 17846.

  
JAMES D. ARTER, CHIEF DEPUTY

SO ANSWERS,

  
TIMOTHY T. CHAMBERLAIN, SHERIFF

August 11, 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

11TH day of AUGUST, 2011



Plaintiff Attorney: BULL BULL & KNECHT, 106 MARKET STREET, BERWICK, PA 18603

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SERVICE COVER SHEET

### Service Details:

<b>Category:</b>	Real Estate Sale - Posting - Sale Bill	<b>Zone:</b>	
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	07/08/2011
<b>Notes:</b>	SHERIFF'S SALE BILL		

### Serve To:

<b>Name:</b>	(POSTING)
<b>Primary Address:</b>	204 EAST MAIN STREET MILLVILLE, PA 17846
<b>Phone:</b>	DOB:
<b>Alternate Address:</b>	
<b>Phone:</b>	

### Final Service:

<b>Served:</b>	Personally · Adult In Charge · Posted · Other		
<b>Adult In Charge:</b>	POSTED		
<b>Relation:</b>			
<b>Date:</b>	8-10-11	<b>Time:</b>	1030
<b>Deputy:</b>	ARTER	<b>Mileage:</b>	

### Attorney / Originator:

<b>Name:</b> BULL BULL & KNECHT	<b>Phone:</b>
---------------------------------	---------------

### Service Attempts:

<b>Date:</b>						
<b>Time:</b>						
<b>Mileage:</b>						
<b>Deputy:</b>						

### Service Attempt Notes:

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_
6. \_\_\_\_\_

(POSTING)

2010CV1671

204 EAST MAIN STREET, MILLVILLE, PA 17846

EXP: 07/08/2011

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy

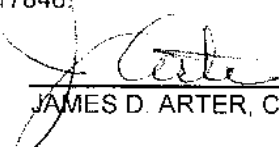


FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SHERIFF'S RETURN OF SERVICE

06/29/2011 01:50 PM - 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 DENNIS STACKHOUSE, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR TAMMY J STACKHOUSE AT 204 EAST MAIN STREET, MILLVILLE, PA 17846.

  
JAMES D. ARTER, CHIEF DEPUTY

SO ANSWERS,

  
TIMOTHY T. CHAMBERLAIN, SHERIFF

June 29, 2011

~~Prothonotary Clerk of the Court~~  
~~County Com. Ex. 1st Monday in 2012~~

NOTARY

Affirmed and subscribed to before me this

29TH day of JUNE, 2011

 / KPB /

Plaintiff Attorney: BULL BULL & KNECHT, 106 MARKET STREET, BERWICK, PA 18603

Printed Name of Notary Public, as per 17 Pa.C.S. § 2502

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SHERIFF'S RETURN OF SERVICE

06/29/2011 01:50 PM - 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: DENNIS W STACKHOUSE AT 204 EAST MAIN STREET, MILLVILLE, PA 17846.

  
JAMES D. ARTER, CHIEF DEPUTY

SO ANSWERS,

  
TIMOTHY T. CHAMBERLAIN, SHERIFF


June 29, 2011

**Prothon & Clerk of the Courts**  
**By Com. Ex. 1<sup>st</sup> Monday in 2012**

NOTARY

Affirmed and subscribed to before me this

29TH day of JUNE, 2011

  
Tami B. Kline / KPB

Plaintiff Attorney: BULL BULL & KNECHT, 106 MARKET STREET, BERWICK, PA 18603

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# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff



James D. Arter  
Chief Deputy

FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 07/08/2011

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

### Serve To:

Name: Connie Crawford

Primary Address: 2227 Valley Road  
Bloomsburg, PA 17815

Phone: 570-437-2153 DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Posted on side door

Relation: Tax Collector

Date: 7-6-11

Time: 1230

Deputy: Arter

Mileage:

### Attorney / Originator:

Name: BULL BULL & KNECHT

Phone:

### Service Attempts:

Date:

Time:

Mileage:

Deputy:

### Service Attempt Notes:

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

EXP: 07/08/2011

2227 VALLEY ROAD, BLOOMSBURG, PA 17815

2010CV1671

CRAWFORD, CONNIE

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SERVICE COVER SHEET

### Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	
Manner:	< Not Specified >	Expires:	07/08/2011	Warrant:
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS			

### Serve To:

Name:	MILLVILLE BOROUGH	
Primary Address:	136 MOOREHEAD AVENUE MILLVILLE, PA 17846	
Phone:		DOB:
Alternate Address:		
Phone:		

### Final Service:

Served:	Personally · Adult In Charge · Posted · Other	
Adult In Charge:	Vicki Hogue	
Relation:	Sister	
Date:	6-29-11	Time:
Deputy:	J. Arter	Mileage:

### Attorney / Originator:

Name:	BULL BULL & KNECHT	Phone:
-------	--------------------	--------

### Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

### Service Attempt Notes:

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_
6. \_\_\_\_\_

EXP: 07/08/2011

136 MOOREHEAD AVENUE, MILLVILLE, PA 17846

2010CV1671

MILLVILLE BOROUGH

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 07/08/2011

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

### Serve To:

Name: DENNIS W STACKHOUSE

Primary Address: 204 EAST MAIN STREET  
MILLVILLE, PA 17846

Phone: DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: DENNIS STACKHOUSE

Relation: DEF

Date: 6-29-11

Time: 1330

Deputy: ARTER

Mileage:

### Attorney / Originator:

Name: BULL BULL & KNECHT

Phone:

### Service Attempts:

Date:

Time:

Mileage:

Deputy:

### Service Attempt Notes:

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

EXP: 07/08/2011

204 EAST MAIN STREET, MILLVILLE, PA 17846

2010CV1671

STACKHOUSE, DENNIS W

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 07/08/2011

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

### Serve To:

Name: TAMMY J STACKHOUSE

Primary Address: 204 EAST MAIN STREET  
MILLVILLE, PA 17846

Phone: DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

DENNIS STACKHOUSE

Relation:

HUSBAND

Date:

6-29-11

Time:

1350

Deputy:

ARTER

Mileage:

### Attorney / Originator:

Name: BULL BULL & KNECHT

Phone:

### Service Attempts:

Date:

Time:

Mileage:

Deputy:

### Service Attempt Notes:

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

EXP: 07/08/2011

204 EAST MAIN STREET, MILLVILLE, PA 17846

2010CV1671

STACKHOUSE, TAMMY J

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 07/08/2011

Warrant:

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: Dot Frank

Relation: Secretary

Date: 06/29/11 Time: 1300

Deputy: LC Mileage:

### Attorney / Originator:

Name: BULL BULL & KNECHT

Phone:

### Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

### Service Attempt Notes:

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

EXP: 07/08/2011

15 PERRY AVENUE, BLOOMSBURG, PA 17815

2010CV1671

DOMESTIC RELATIONS

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

James D. Arter  
Chief Deputy



FIRST KEYSTONE NATIONAL BANK  
vs.  
DENNIS W STACKHOUSE (et al.)

Case Number  
2010CV1671

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 07/08/2011

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: Heather Hyatt

Relation: Check

Date:

07/06/29/11

Time:

0835

Deputy:

6

Mileage:

### Attorney / Originator:

Name: BULL BULL & KNECHT

Phone:

### Service Attempts:

Date:

Time:

Mileage:

Deputy:

### Service Attempt Notes:

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_
6. \_\_\_\_\_

EXP: 07/08/2011

PO BOX 380, BLOOMSBURG, PA 17815

2010CV1671

COLUMBIA COUNTY TAX

COUNTY OF COLUMBIA  
TAX CLAIM BUREAU  
PO BOX 380  
BLOOMSBURG PA 17815  
REAL ESTATE TAX LIEN CERTIFICATE

DATE: 29-JUN-11

FEE: \$5.00

CERT. NO10440

STACKHOUSE DENNIS  
204 MAIN STREET PO BOX 109  
MILLVILLE PA 17846

DISTRICT: MILLVILLE BORO  
DEED 0500-0821  
LOCATION: 32 N STATE ST MILLVILLE  
PARCEL: 24 -01C-011-00,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING- COSTS	TOTAL AMOUNT DUE
2009	PRIM	1,629.37	38.30	110.00	1,777.67
2010	PRIM	1,399.53	38.30	9.00	1,437.83
TOTAL DUE :					\$3,215.50

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: October ,2011

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF  
DECEMBER 31, 2010

REQUESTED BY:

*Tim Chamberlain - Sheriff's Office*  
*(Signature)*

*Scheduled  
for tax sale on  
Sept. 12th.*

Document Receipt

---

Trans # 28867 Carrier / service: POST 2PM 6/27/2011

Ship to: 28867

US DEPT OF JUSTICE

PO BOX 11754

228 WALNUT STREET

HARRISBURG PA 17108

Tracking #: 9171924291001000009702

Doc Ref #: 89ED2011



Document Receipt

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Trans # 28868 Carrier / service: POST 2PM 6/27/2011

Ship to: 28868

PA AMERICAN WATER CO

852 WESLEY DRIVE

Tracking #: 9171924291001000009719

Doc Ref #: 89ED2011

MECHANICSBUR PA 17055

G

Document Receipt

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Trans # 28869 Carrier / service: POST 2PM 6/27/2011

Ship to: FAIR

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC WELFARE

PO BOX 8016

HARRISBURG PA 17105

Tracking #: 9171924291001000009726

Doc Ref #: 89ED2011

Document Receipt

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Trans # 28870 Carrier / service: POST 2PM 6/27/2011

Ship to: SBA

U.S. Small Business Administration PHILADELPHIA DISTRICT  
OFFICE

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

Tracking #: 9171924291001000009733

Doc Ref #: 89ED2011

KING OR PA 19406  
PRUSSIA

Document Receipt

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Trans # 28871 Carrier / service: POST 2PM 6/27/2011

Ship to: COP

COMMONWEALTH OF PENNSYLVANIA DEPT OF REV SHERIFF SALE

Tracking #: 9171924291001000009740

DEPARTMENT 281230

Doc Ref #: 89ED2011

HARRISBURG PA 17128

Document Receipt

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Trans # 28872 Carrier / service: POST 2PM 6/27/2011

Ship to: IRS

INTERNAL REVENUE SERVICE

WILLIAM GREEN FEDERAL BUILDING  
600 ARCH STREET ROOM 3259

Tracking #: 9171924291001000009757

Doc Ref #: 89ED2011

PHILADELPHIA PA 19106

# REAL ESTATE OUTLINE

ED # 111111

DATE RECEIVED 1/1/11  
DOCKET AND INDEX 1/1/11

## CHECK FOR PROPER INFO.

WRIT OF EXECUTION ✓  
COPY OF DESCRIPTION ✓  
WHEREABOUTS OF LKA ✓  
NON-MILITARY AFFIDAVIT ✓  
NOTICES OF SHERIFF SALE ✓  
WAIVER OF WATCHMAN ✓  
AFFIDAVIT OF LIENS LIST ✓  
CHECK FOR \$1,350.00 OR 1000 CK# 111111

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

SALE DATE 1/1/11 TIME 1:00  
POSTING DATE 1/1/11  
ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK 1/1/11  
2<sup>ND</sup> WEEK 1/1/11  
3<sup>RD</sup> WEEK 1/1/11

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2010CV1671

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, SEPTEMBER 14, 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 the right and title in the certain lot of land situate in the Borough of Millville, Columbia County, Pennsylvania, bounded and described as follows to wit:

BEGINNING at a corner of land owned by William Masters' Estate; THENCE north fifty-seven degrees East, eight perches to a corner on the side of State Street; THENCE by side of said Street, South twenty-four degrees East, three and fifty-five hundredths perches; THENCE by land of P.L. Eves, South sixty-one and one-half degrees West, five and fifteen hundredths perches; THENCE by the same South thirty degrees East, six-tenths of a rod; THENCE by the same, fifty-five degrees West, two and thirty-five hundredths perches; THENCE by last of the Estate of William Masters, North thirty degrees West, three and eighty-five hundredths perches to the place of beginning.

CONTAINING about twenty-seven and seven-tenths perches.

EXCEPTING AND RESERVING therefrom all that certain piece of land conveyed to Luther Baker and wife, by deed dated December 18, 1946 and recorded in Columbia County Deed Book 130 at page 118, bounded and described as follows:

BEGINNING at an iron pipe in line of other lands of the Grantor, which point is South 61 degrees 30 minutes West, 125.1 feet from a nail in the pavement on the west side State Street; THENCE by other lands of the grantees, South 30 degrees East, .6 rods to an iron pipe; THENCE by other lands of the Grantees South 55 degrees West, 2.35 rods to a point in line of lands of the Millville Community Fire Company; THENCE by the same North 30 degrees West, 20.5 feet to a point in line of other lands of the Grantors; THENCE by the same North 61 degrees 30 minutes East, 39.75 feet to the point and place of beginning.

**TRACT NO. 2**

ALSO GRANTING and conveyed to the Grantees herein the following right-of-way; BEGINNING at a nail in the pavement on the west side of State Street in the Borough of Millville, Columbia County, Pennsylvania, which nail is South 24 degrees East, 3.55 perches from an angle iron corner of other lands of the Grantee; THENCE by other lands of the Grantee, South 61 degrees 30 minutes West, 176 feet; THENCE by other lands of the Grantee in a southeasterly direction 20 feet, more or less, to a point South 24 degrees East, 12 feet from the nail in the pavement above mentioned; THENCE by the western line of State Street in the Borough of Millville, North 24 degrees West, 12 feet to a point, the place of BEGINNING.

BEING THE SAME PREMISES conveyed to Dennis Stackhouse, by Deed of Travel Ports of America, Inc., a New York Corporation, dated January 7, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 558, at Page 714.

PREMISES IMPROVED WITH A commercial building more commonly known as 32 North State street, Millville, PA.

PIN NUMBER: 24,01C-011.

PROPERTY ADDRESS: 204 EAST MAIN STREET, MILLVILLE, PA 17846

Seized and taken into execution to be sold as the property of DENNIS W STACKHOUSE, TAMMY J STACKHOUSE in suit of FIRST KEYSTONE NATIONAL BANK.

---

**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:**  
BULL BULL & KNECHT  
BERWICK, PA

**TIMOTHY T. CHAMBERLAIN, Sheriff**  
COLUMBIA COUNTY, Pennsylvania



FIRST KEYSTONE NATIONAL BANK,  
F/K/A THE FIRST NATIONAL BANK OF  
BERWICK,

PLAINTIFF

VS.

DENNIS W. STACKHOUSE, A/K/A  
DENNIS STACKHOUSE AND TAMMY  
J. STACKHOUSE AND THE UNITED  
STATES OF AMERICA,

DEFENDANTS

:  
: IN THE COURT OF COMMON PLEAS  
: OF THE 26<sup>TH</sup> JUDICIAL DISTRICT  
: COLUMBIA COUNTY BRANCH, PA  
: CIVIL ACTION - LAW  
: MORTGAGE FORECLOSURE ACTION  
:

: NO. 1671 CV 2010

: 2011ED-89  
:  
:  
:

**WRIT OF EXECUTION**

TO: THE SHERIFF OF COLUMBIA COUNTY:

To satisfy the judgment, interest and costs against the above-named  
Defendant, Dennis W. Stackhouse, a/k/a Dennis Stackhouse and Tammy J.  
Stackhouse and the United State of America;

(1) You are directed to levy upon the property of the Defendant and to  
sell his interest therein which property is located at **32 North State Street, Borough  
of Millville, Columbia County, Pennsylvania**, and which is particularly described  
in Deed Book 558, Page 714.

1. Principal Balance	\$ 49,408.47
2. Interest	\$ 3,092.79
3. Attorney's Commission	\$ 4,940.85

Real Debt \$ 57,442.11 and costs

DATED: June 23, 2011

Lanni B. Kline  
PROTHONOTARY

Prothonotary & Clerk of the Court  
Columbia County, PA  
June 23, 2011

FIRST KEYSTONE NATIONAL BANK,	:	
F/K/ATHE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

### **WRIT OF EXECUTION NOTICE**

This paper is a Writ of Execution. It has been issued because there is a judgment against you. It may cause your property to be held or taken to pay the judgment. You may have rights to prevent your property from being taken. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly.

The law provides that you may have the right to prevent or delay the Sheriff's Sale by filing, before this sale, a petition with the Court to open or strike the judgment against you or to stay the execution.

If the judgment was entered because you did not file with the Court any defense or objection you might have within twenty (20) days after service of the Complaint for Mortgage Foreclosure and Notice to Defend, you may have the right to have the judgment opened if you promptly file a petition with the Court alleging a valid defense and a reasonable excuse for failing to file the defense on time. If the judgment is opened, the Sheriff's Sale would ordinarily be delayed pending a trial of the issue of whether the plaintiff has a valid claim to foreclose the mortgage.

You may also have the right to have the judgment stricken if the Sheriff has not made a valid return of service of the Complaint and Notice to Defend or if the judgment was entered before twenty (20) days after service or in certain other events. To exercise this right you would have to file a petition with the Court to strike the judgment.

In addition, you may have the right to petition to set aside the sale for: (1) grossly inadequate price; (2) lack of competitive bidding by agreement; (3) irregularities in sale; or (4) fraud. To exercise this right you should file a petition with the Court after the sale and before the Sheriff has delivered his deed to the property.

**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 SET FORTH BELOW TO FIND OUT WHERE YOU  
CAN GET LEGAL HELP.**

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

LAW OFFICES OF BULL, BULL & KNECHT, LLP

Dated: June 7, 2011



ROBERT A. BULL, ESQUIRE  
Attorney for Plaintiff  
106 Market Street  
Berwick, PA 18603  
(570) 759-1231  
I.D. # 25892

FIRST KEYSTONE NATIONAL BANK,	:	
F/K/ATHE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
PLAINTIFF	:	COLUMBIA COUNTY BRANCH, PA
	:	CIVIL ACTION - LAW
VS.	:	MORTGAGE FORECLOSURE ACTION
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

**AFFIDAVIT PURSUANT TO RULE 3129.1**

First Keystone Community Bank, f/k/a First Keystone National Bank, Plaintiff in the above action, sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **32 North State Street, Borough of Millville, Columbia County, Pennsylvania**, the same being more particularly described in Exhibit "A", attached.

**1. Name and address of Owner or Reputed Owner:**

Dennis W. Stackhouse, a/k/a Dennis Stackhouse  
204 East Main Street  
Millville, PA 17846

**2. Name and address of Defendant in Judgment:**

Dennis W. Stackhouse, a/k/a Dennis Stackhouse  
and Tammy J. Stackhouse  
204 East Main Street  
Millville, PA 17846

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

U.S. Department of Justice  
Harrisburg Federal Building and Courthouse  
Suite 220  
228 Walnut Street  
P.O. Box 11754  
Harrisburg, PA 17108-1754  
(Federal Tax Lien – No. 1556-2008)

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

First National Bank of Berwick  
111 West Front Street  
Berwick, PA 18603  
(200610508)

**5. Name and address of every other person who has any record lien on their property:** N/A

**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:**

Tammy J. Stackhouse  
204 East Main Street  
Millville, PA 17846

**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:**

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

Connie Crawford  
Millville Borough Tax Collector  
2227 Valley Road  
Bloomsburg, PA 17815

Millville Borough  
136 Morrehead Avenue  
POB 30  
Millville, PA 17846-0030

PA American Water Co.  
852 Wesley Drive  
Mechanicsburg, PA 17055

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

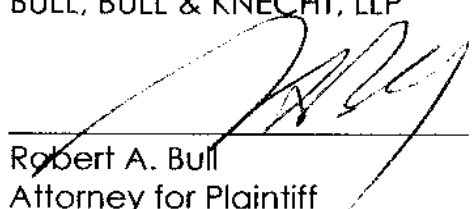
made in accordance with the schedule, unless exceptions are filed thereto within ten (10) days after the filing of the schedule.

**YOUR LIEN OR INTEREST IN THIS PROPERTY MAY BE LOST OR OTHERWISE AFFECTED ADVERSELY BY THIS SHERIFF SALE. A LAWYER CAN ADVISE YOU MORE SPECIFICALLY HOW YOUR RIGHTS MAY BE AFFECTED.**

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. §4904 relating to unsworn falsification to authorities.

BULL, BULL & KNECHT, LLP

Dated: June 7, 2011

  
Robert A. Bull  
Attorney for Plaintiff

**EXHIBIT "A"**

**TRACT NO. 1**

ALL the right and title in the certain lot of land situate in the Borough of Millville, Columbia County, Pennsylvania, bounded and described as follows to wit:

BEGINNING at a corner of land owned by William Masters' Estate;

THENCE north fifty-seven degrees East, eight perches to a corner on the side of State Street;

THENCE by side of said Street, South twenty-four degrees East, three and fifty-five hundredths perches;

THENCE by land of P.L. Eves, South sixty-one and one-half degrees West, five and fifteen hundredths perches;

THENCE by the same South thirty degrees East, six-tenths of a rod;

THENCE by the same, fifty-five degrees West, two and thirty-five hundredths perches;

THENCE by last of the Estate of William Masters, North thirty degrees West, three and eighty-five hundredths perches to the place of beginning.

CONTAINING about twenty-seven and seven-tenths perches.

EXCEPTING AND RESERVING therefrom all that certain piece of land conveyed to Luther Baker and wife, by deed dated December 18, 1946 and recorded in Columbia County Deed Book 130 at page 118, bounded and described as follows:

BEGINNING at an iron pipe in line of other lands of the Grantor, which point is South 61 degrees 30 minutes West, 125.1 feet from a nail in the pavement on the west side State Street;

THENCE by other lands of the grantees, South 30 degrees East, .6 rods to an iron pipe;

THENCE by other lands of the Grantees South 55 degrees West, 2.35 rods to a point in line of lands of the Millville Community Fire Company;

THENCE by the same North 30 degrees West, 20.5 feet to a point in line of other lands of the Grantors;

THENCE by the same North 61 degrees 30 minutes East, 39.75 feet to the point and place of beginning.

**TRACT NO. 2**

ALSO GRANTING and conveyed to the Grantees herein the following right-of-way;

BEGINNING at a nail in the pavement on the west side of State Street in the Borough of Millville, Columbia County, Pennsylvania, which nail is South 24 degrees East, 3.55 perches from an angle iron corner of other lands of the Grantee;

THENCE by other lands of the Grantee, South 61 degrees 30 minutes West, 176 feet;

THENCE by other lands of the Grantee in a southeasterly direction 20 feet, more or less, to a point South 24 degrees East, 12 feet from the nail in the pavement above mentioned;

THENCE by the western line of State Street in the Borough of Millville, North 24 degrees West, 12 feet to a point, the place of BEGINNING.

**BEING THE SAME PREMISES** conveyed to Dennis Stackhouse, by Deed of Travel Ports of America, Inc., a New York Corporation, dated January 7, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 558, at Page 714.

**PREMISES IMPROVED WITH A** commercial building more commonly known as **32 North State Street, Millville, PA.**

**PIN NUMBER: 24,01C-011.**

## **SHERIFF'S SALE DESCRIPTION**

By virtue of a Writ of Execution No. \_\_\_\_\_ of 20\_\_\_\_, issued out of the Court of Common Pleas of Columbia County, directed to me, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the Courthouse, in the Town of Bloomsburg, Columbia County, Pennsylvania, on \_\_\_\_\_, **2011** at \_\_\_\_\_ o'clock a.m., in the forenoon of the said day, all the right, title and interest of the Defendant(s) in and to:

### **TRACT NO. 1**

ALL the right and title in the certain lot of land situate in the Borough of Millville, Columbia County, Pennsylvania, bounded and described as follows to wit:

BEGINNING at a corner of land owned by William Masters' Estate;

THENCE north fifty-seven degrees East, eight perches to a corner on the side of State Street;

THENCE by side of said Street, South twenty-four degrees East, three and fifty-five hundredths perches;

THENCE by land of P.L. Eves, South sixty-one and one-half degrees West, five and fifteen hundredths perches;

THENCE by the same South thirty degrees East, six-tenths of a rod;

THENCE by the same, fifty-five degrees West, two and thirty-five hundredths perches;

THENCE by last of the Estate of William Masters, North thirty degrees West, three and eighty-five hundredths perches to the place of beginning.

CONTAINING about twenty-seven and seven-tenths perches.

EXCEPTING AND RESERVING therefrom all that certain piece of land conveyed to Luther Baker and wife, by deed dated December 18, 1946 and recorded in Columbia County Deed Book 130 at page 118, bounded and described as follows:

BEGINNING at an iron pipe in line of other lands of the Grantor, which point is South 61 degrees 30 minutes West, 125.1 feet from a nail in the pavement on the west side State Street;

THENCE by other lands of the grantees, South 30 degrees East, .6 rods to an iron pipe;

THENCE by other lands of the Grantees South 55 degrees West, 2.35 rods to a point in line of lands of the Millville Community Fire Company;

THENCE by the same North 30 degrees West, 20.5 feet to a point in line of other lands of the Grantors;

THENCE by the same North 61 degrees 30 minutes East, 39.75 feet to the point and place of beginning.

### **TRACT NO. 2**

ALSO GRANTING and conveyed to the Grantees herein the following right-of-way;

BEGINNING at a nail in the pavement on the west side of State Street in the Borough of Millville, Columbia County, Pennsylvania, which nail is South 24 degrees East, 3.55 perches from an angle iron corner of other lands of the Grantee;

THENCE by other lands of the Grantee, South 61 degrees 30 minutes West, 176 feet;

THENCE by other lands of the Grantee in a southeasterly direction 20 feet, more or less, to a point South 24 degrees East, 12 feet from the nail in the pavement above mentioned;

THENCE by the western line of State Street in the Borough of Millville, North 24 degrees West, 12 feet to a point, the place of BEGINNING.



**BEING THE SAME PREMISES** conveyed to Dennis Stackhouse, by Deed of Travel Ports of America, Inc., a New York Corporation, dated January 7, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 558, at Page 714.

**PREMISES IMPROVED WITH A** commercial building more commonly known as **32 North State Street, Millville, PA.**

**PIN NUMBER: 24,01C-011.**

**NOTICE IS HEREBY GIVEN** to all claimants and parties in interest that the Sheriff will within thirty (30) days thereafter file a schedule of distribution in his office, where the same will be available for inspection and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

**SEIZED AND TAKEN** into execution at the suit of First Keystone National Bank, f/k/a The First National Bank of Berwick, against Defendants, Dennis W. Stackhouse, a/k/a Dennis Stackhouse and Tammy J. Stackhouse, and will be sold by:

Dated: June 7, 2011

TIMOTHY T. CHAMBERLAIN  
Sheriff of Columbia County

ROBERT A. BULL, ESQUIRE  
Attorney for Plaintiff

FIRST KEYSTONE NATIONAL BANK,	:	
F/K/ATHE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

**AFFIDAVIT PURSUANT TO RULE 3129.1**

First Keystone Community Bank, f/k/a First Keystone National Bank, Plaintiff in the above action, sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **32 North State Street, Borough of Millville, Columbia County, Pennsylvania**, the same being more particularly described in Exhibit "A", attached.

**1. Name and address of Owner or Reputed Owner:**

Dennis W. Stackhouse, a/k/a Dennis Stackhouse  
204 East Main Street  
Millville, PA 17846

**2. Name and address of Defendant in Judgment:**

Dennis W. Stackhouse, a/k/a Dennis Stackhouse  
and Tammy J. Stackhouse  
204 East Main Street  
Millville, PA 17846

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

U.S. Department of Justice  
Harrisburg Federal Building and Courthouse  
Suite 220  
228 Walnut Street  
P.O. Box 11754  
Harrisburg, PA 17108-1754  
(Federal Tax Lien – No. 1556-2008)

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

First National Bank of Berwick  
111 West Front Street  
Berwick, PA 18603  
(200610508)

**5. Name and address of every other person who has any record lien on their property:** N/A

**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:**

Tammy J. Stackhouse  
204 East Main Street  
Millville, PA 17846

**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:**

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

Connie Crawford  
Millville Borough Tax Collector  
2227 Valley Road  
Bloomsburg, PA 17815

Millville Borough  
136 Morrehead Avenue  
POB 30  
Millville, PA 17846-0030

PA American Water Co.  
852 Wesley Drive  
Mechanicsburg, PA 17055

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

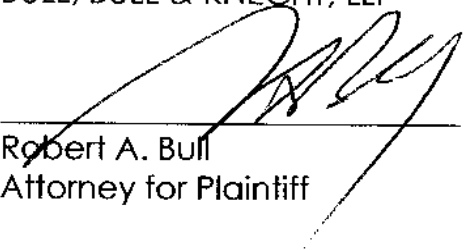
made in accordance with the schedule, unless exceptions are filed thereto within ten (10) days after the filing of the schedule.

**YOUR LIEN OR INTEREST IN THIS PROPERTY MAY BE LOST OR OTHERWISE AFFECTED ADVERSELY BY THIS SHERIFF SALE. A LAWYER CAN ADVISE YOU MORE SPECIFICALLY HOW YOUR RIGHTS MAY BE AFFECTED.**

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. §4904 relating to unsworn falsification to authorities.

BULL, BULL & KNECHT, LLP

Dated: June 7, 2011

  
\_\_\_\_\_  
Robert A. Bull  
Attorney for Plaintiff

**EXHIBIT "A"**

**TRACT NO. 1**

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**PREMISES IMPROVED WITH A** commercial building more commonly known as **32 North State Street, Millville, PA.**

**PIN NUMBER: 24,01C-011.**

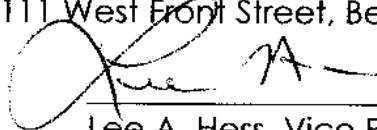
FIRST KEYSTONE NATIONAL BANK,	:	
F/K/A THE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

**AFFIDAVIT OF NON-MILITARY SERVICE AND  
CERTIFICATION OF LAST KNOWN ADDRESS  
OF DEFENDANT AND PLAINTIFF**

\*\*\*\*\*

COMMONWEALTH OF PENNSYLVANIA :  
: SS  
COUNTY OF COLUMBIA :

Lee A. Hess, being duly sworn according to law, does depose and say that he did, upon request of First Keystone National Bank f/k/a The First National Bank of Berwick, investigate the status of Defendants, Dennis W. Stackhouse, a/k/a Dennis Stackhouse and Tammy J. Stackhouse, the above-captioned Defendants with regard to the Soldiers' and Sailors' Civil Relief Act of 1940; and that he made such investigation personally and has been informed and your affiant avers they are not now, nor were they within a period of three months last, in the military or naval service of the United States within the purview of the aforesaid Soldiers' and Sailors' Civil Relief Act of 1940; and that the last known address of said Defendants, Mr. Dennis W. Stackhouse, a/k/a Dennis Stackhouse and Tammy J. Stackhouse is 204 East Main Street, Millville, PA 17846; and the address of the above Plaintiff is 111 West Front Street, Berwick, PA 18603.

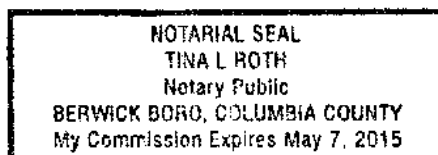


Lee A. Hess, Vice President

Sworn to and subscribed to before me  
this 13<sup>th</sup> day of June, 2011

  
Notary Public

My Commission Expires:



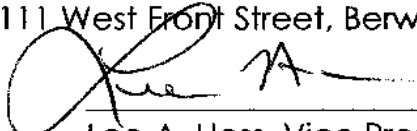
FIRST KEYSTONE NATIONAL BANK,	:	
F/K/A THE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

**AFFIDAVIT OF NON-MILITARY SERVICE AND  
CERTIFICATION OF LAST KNOWN ADDRESS  
OF DEFENDANT AND PLAINTIFF**

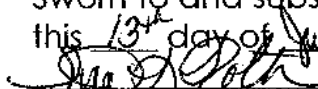
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COMMONWEALTH OF PENNSYLVANIA :  
: SS  
COUNTY OF COLUMBIA :

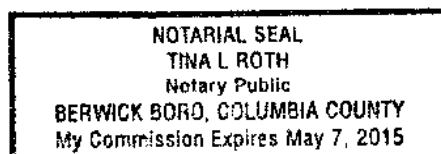
Lee A. Hess, being duly sworn according to law, does depose and say that he did, upon request of First Keystone National Bank f/k/a The First National Bank of Berwick, investigate the status of Defendants, Dennis W. Stackhouse, a/k/a Dennis Stackhouse and Tammy J. Stackhouse, the above-captioned Defendants with regard to the Soldiers' and Sailors' Civil Relief Act of 1940; and that he made such investigation personally and has been informed and your affiant avers they are not now, nor were they within a period of three months last, in the military or naval service of the United States within the purview of the aforesaid Soldiers' and Sailors' Civil Relief Act of 1940; and that the last known address of said Defendants, Mr. Dennis W. Stackhouse, a/k/a Dennis Stackhouse and Tammy J. Stackhouse is 204 East Main Street, Millville, PA 17846; and the address of the above Plaintiff is 111 West Front Street, Berwick, PA 18603.

  
\_\_\_\_\_  
Lee A. Hess, Vice President

Sworn to and subscribed to before me  
this 13<sup>th</sup> day of June, 2011

  
\_\_\_\_\_  
Notary Public

My Commission Expires:



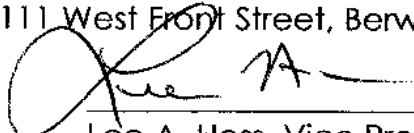
FIRST KEYSTONE NATIONAL BANK, :  
 F/K/A THE FIRST NATIONAL BANK OF : IN THE COURT OF COMMON PLEAS  
 BERWICK, : OF THE 26<sup>TH</sup> JUDICIAL DISTRICT  
 PLAINTIFF : COLUMBIA COUNTY BRANCH, PA  
 VS. : CIVIL ACTION - LAW  
 : MORTGAGE FORECLOSURE ACTION  
 :  
 DENNIS W. STACKHOUSE, A/K/A : NO. 1671 CV 2010  
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 STATES OF AMERICA, :  
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**AFFIDAVIT OF NON-MILITARY SERVICE AND  
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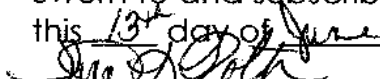
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COMMONWEALTH OF PENNSYLVANIA :  
 : SS  
 COUNTY OF COLUMBIA :

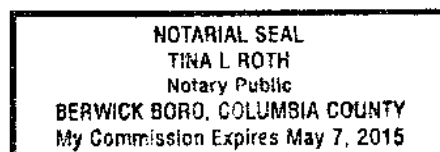
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 Lee A. Hess, Vice President

Sworn to and subscribed to before me  
 this 13<sup>th</sup> day of June, 2011

  
 Notary Public

My Commission Expires:





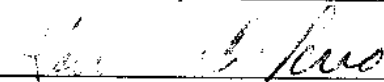
FIRST KEYSTONE NATIONAL BANK,	:	
F/K/A THE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

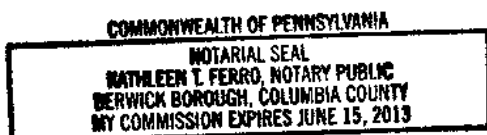
**WATCHMAN RELEASE FORM**

I, ROBERT A. BULL, ESQUIRE, being duly sworn according to law, depose and say that I am the Attorney for the Plaintiff, that I make this waiver on behalf of the within Plaintiff, First Keystone National Bank, f/k/a The First National Bank of Berwick, and being authorized so to do, waive the right to the placing of a Watchman and/or insurance on the property located at **32 North State Street, Borough of Millville, Columbia County, Pennsylvania**, in the above mortgage foreclosure action.

  
 \_\_\_\_\_  
 ROBERT A. BULL, ESQUIRE

Sworn to and subscribed to before  
 this 7th day of June, 2011

  
 \_\_\_\_\_  
 Notary Public



FIRST KEYSTONE NATIONAL BANK,	:	
F/K/A THE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
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DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

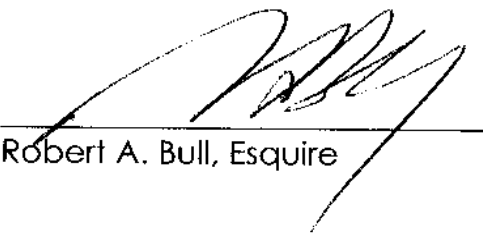
**AFFIDAVIT OF LAST KNOWN ADDRESS**

COMMONWEALTH OF PENNSYLVANIA :  
: SS  
COUNTY OF COLUMBIA :


ROBERT A. BULL, ESQUIRE, being duly sworn according to law, does depose and say that he is the Attorney for the Plaintiff and that he makes this Affidavit on the Plaintiff's behalf and that he is authorized to do so on behalf of the Plaintiff; and that to the best of his knowledge, information and belief, the name and last known address of the Defendants in the above captioned judgment is:

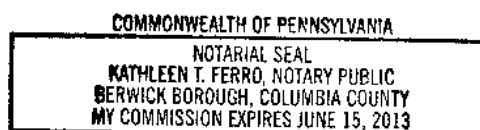
Mr. Dennis W. Stackhouse, a/k/a Dennis Stackhouse  
204 East Main Street  
Millville, PA 17846

Tammy J. Stackhouse  
204 East Main Street  
Millville, PA 17846

  
Robert A. Bull, Esquire

Sworn to and subscribed to before me  
this 7th day of June, 2011

  
Notary Public



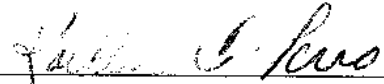
FIRST KEYSTONE NATIONAL BANK,	:	
F/K/A THE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

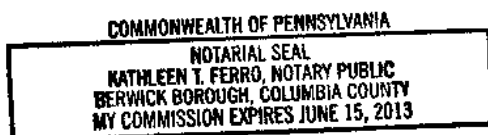
**WATCHMAN RELEASE FORM**

I, ROBERT A. BULL, ESQUIRE, being duly sworn according to law, depose and say that I am the Attorney for the Plaintiff, that I make this waiver on behalf of the within Plaintiff, First Keystone National Bank, f/k/a The First National Bank of Berwick, and being authorized so to do, waive the right to the placing of a Watchman and/or insurance on the property located at **32 North State Street, Borough of Millville, Columbia County, Pennsylvania**, in the above mortgage foreclosure action.

  
 \_\_\_\_\_  
 ROBERT A. BULL, ESQUIRE

Sworn to and subscribed to before  
 this 7<sup>th</sup> day of June, 2011

  
 \_\_\_\_\_  
 Notary Public



FIRST KEYSTONE NATIONAL BANK,  
F/K/A THE FIRST NATIONAL BANK OF  
BERWICK,

PLAINTIFF

VS.

DENNIS W. STACKHOUSE, A/K/A  
DENNIS STACKHOUSE AND TAMMY  
J. STACKHOUSE AND THE UNITED  
STATES OF AMERICA,

DEFENDANTS

:  
:  
: IN THE COURT OF COMMON PLEAS  
: OF THE 26<sup>TH</sup> JUDICIAL DISTRICT  
: COLUMBIA COUNTY BRANCH, PA  
: CIVIL ACTION - LAW  
: MORTGAGE FORECLOSURE ACTION  
:  
:

: NO. 1671 CV 2010  
:  
:  
:  
:  
:

**AFFIDAVIT OF LAST KNOWN ADDRESS**

COMMONWEALTH OF PENNSYLVANIA :

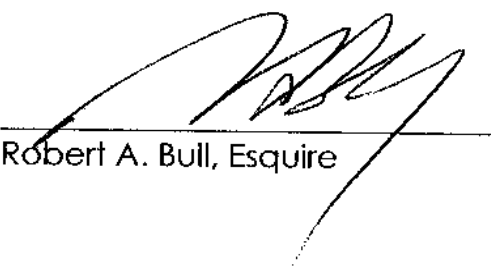
: SS

COUNTY OF COLUMBIA :

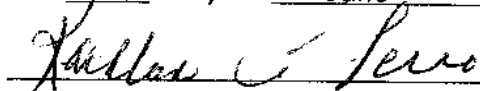
ROBERT A. BULL, ESQUIRE, being duly sworn according to law, does depose and say that he is the Attorney for the Plaintiff and that he makes this Affidavit on the Plaintiff's behalf and that he is authorized to do so on behalf of the Plaintiff; and that to the best of his knowledge, information and belief, the name and last known address of the Defendants in the above captioned judgment is:

Mr. Dennis W. Stackhouse, a/k/a Dennis Stackhouse  
204 East Main Street  
Millville, PA 17846

Tammy J. Stackhouse  
204 East Main Street  
Millville, PA 17846

  
Robert A. Bull, Esquire

Sworn to and subscribed to before me  
this 7th day of June, 2011



Notary Public

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL  
KATHLEEN T. FERRO, NOTARY PUBLIC  
BERWICK BOROUGH, COLUMBIA COUNTY  
MY COMMISSION EXPIRES JUNE 15, 2013

FIRST KEYSTONE NATIONAL BANK,	:	
F/K/A THE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

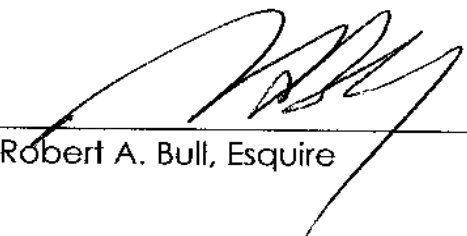
**AFFIDAVIT OF LAST KNOWN ADDRESS**

COMMONWEALTH OF PENNSYLVANIA :  
: SS  
COUNTY OF COLUMBIA :

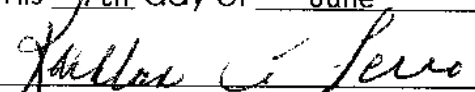
ROBERT A. BULL, ESQUIRE, being duly sworn according to law, does depose and say that he is the Attorney for the Plaintiff and that he makes this Affidavit on the Plaintiff's behalf and that he is authorized to do so on behalf of the Plaintiff; and that to the best of his knowledge, information and belief, the name and last known address of the Defendants in the above captioned judgment is:

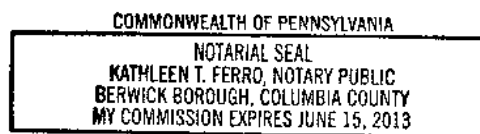
Mr. Dennis W. Stackhouse, a/k/a Dennis Stackhouse  
204 East Main Street  
Millville, PA 17846

Tammy J. Stackhouse  
204 East Main Street  
Millville, PA 17846

  
\_\_\_\_\_  
Robert A. Bull, Esquire

Sworn to and subscribed to before me  
this 7th day of June, 2011

  
\_\_\_\_\_  
Notary Public



FIRST KEYSTONE NATIONAL BANK,	:	
F/K/A THE FIRST NATIONAL BANK OF	:	IN THE COURT OF COMMON PLEAS
BERWICK,	:	OF THE 26 <sup>TH</sup> JUDICIAL DISTRICT
	:	COLUMBIA COUNTY BRANCH, PA
PLAINTIFF	:	CIVIL ACTION - LAW
	:	MORTGAGE FORECLOSURE ACTION
VS.	:	
	:	
DENNIS W. STACKHOUSE, A/K/A	:	NO. 1671 CV 2010
DENNIS STACKHOUSE AND TAMMY	:	
J. STACKHOUSE AND THE UNITED	:	
STATES OF AMERICA,	:	
DEFENDANTS	:	

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

To:	Mr. Dennis W. Stackhouse,	<u>and</u>	Tammy J. Stackhouse
	a/k/a Dennis Stackhouse		204 East Main Street
	204 East Main Street		Millville, PA 17846
	Millville, PA 17846		

Defendants herein and owners of the Real Estate hereinafter described:

**NOTICE IS HEREBY GIVEN** that by virtue of the above-captioned Writ of Execution issued under the above-captioned Judgment, directed to the Sheriff of Columbia County, there will be exposed to public sale, by vendue or outcry to the highest and best bidders, for cash, in the Courthouse, in the Town of Bloomsburg, Columbia County, Pennsylvania, on \_\_\_\_\_, 2011, at \_\_\_\_\_ o'clock A.M., eastern time, in the forenoon of the said day, all your

right, title and interest in and to ALL that certain piece or parcel of land situate  
at **32 North State Street, Borough of Millville, Columbia County, Pennsylvania,**  
the same more particularly described in Exhibit "A", attached hereto and  
incorporated herein.

NOTICE IS HEREBY GIVEN to all claimants and parties in interest that the  
Sheriff will within thirty (30) days thereafter file a schedule of distribution in his  
office, where the same will be available for inspection and that distribution will  
be made in accordance with this schedule unless exceptions are filed thereto  
within ten (10) days thereafter.

LAW OFFICES OF  
BULL, BULL & KNECHT, LLP

Dated: June 7, 2011



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ROBERT A. BULL, ESQUIRE  
Attorney for Plaintiff  
106 Market Street  
Berwick, PA 18603  
(570) 759-1231  
I.D. # 25892

**EXHIBIT "A"**

**TRACT NO. 1**

ALL the right and title in the certain lot of land situate in the Borough of Millville, Columbia County, Pennsylvania, bounded and described as follows to wit:

BEGINNING at a corner of land owned by William Masters' Estate;

THENCE north fifty-seven degrees East, eight perches to a corner on the side of State Street;

THENCE by side of said Street, South twenty-four degrees East, three and fifty-five hundredths perches;

THENCE by land of P.L. Eves, South sixty-one and one-half degrees West, five and fifteen hundredths perches;

THENCE by the same South thirty degrees East, six-tenths of a rod;

THENCE by the same, fifty-five degrees West, two and thirty-five hundredths perches;

THENCE by last of the Estate of William Masters, North thirty degrees West, three and eighty-five hundredths perches to the place of beginning.

CONTAINING about twenty-seven and seven-tenths perches.

EXCEPTING AND RESERVING therefrom all that certain piece of land conveyed to Luther Baker and wife, by deed dated December 18, 1946 and recorded in Columbia County Deed Book 130 at page 118, bounded and described as follows:

BEGINNING at an iron pipe in line of other lands of the Grantor, which point is South 61 degrees 30 minutes West, 125.1 feet from a nail in the pavement on the west side State Street;

THENCE by other lands of the grantees, South 30 degrees East, .6 rods to an iron pipe;

THENCE by other lands of the Grantees South 55 degrees West, 2.35 rods to a point in line of lands of the Millville Community Fire Company;

THENCE by the same North 30 degrees West, 20.5 feet to a point in line of other lands of the Grantors;

THENCE by the same North 61 degrees 30 minutes East, 39.75 feet to the point and place of beginning.

**TRACT NO. 2**

ALSO GRANTING and conveyed to the Grantees herein the following right-of-way;

BEGINNING at a nail in the pavement on the west side of State Street in the Borough of Millville, Columbia County, Pennsylvania, which nail is South 24 degrees East, 3.55 perches from an angle iron corner of other lands of the Grantee;

THENCE by other lands of the Grantee, South 61 degrees 30 minutes West, 176 feet;

THENCE by other lands of the Grantee in a southeasterly direction 20 feet, more or less, to a point South 24 degrees East, 12 feet from the nail in the pavement above mentioned;

THENCE by the western line of State Street in the Borough of Millville, North 24 degrees West, 12 feet to a point, the place of BEGINNING.

**BEING THE SAME PREMISES** conveyed to Dennis Stackhouse, by Deed of Travel Ports of America, Inc., a New York Corporation, dated January 7, 1994 and recorded in the Columbia County Recorder of Deeds Office in Book 558, at Page 714.

**PREMISES IMPROVED WITH A** commercial building more commonly known as **32 North State Street, Millville, PA.**

**PIN NUMBER: 24,01C-011.**



061032

60-712/313

FIRST KEYSTONE COMMUNITY BANK

P.O. BOX 289  
BERWICK, PENNSYLVANIA 18603-0289

06/21/11

\*\*\*\*\*\$1,350.00

\*\*One Thousand Three Hundred Fifty & 00/100 USD

PAY  
TO THE  
ORDER  
OF

COLUMBIA COUNTY SHERIFF

EXPENSE CHECK



⑈061032⑈ ⑆031307125⑆ 50 00100 2 59⑈