

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

Fulton Bank NA vs Anthony & Karen Lapelle

NO. 174-17 ED NO. 1025-17 JD

DATE/TIME OF SALE: Nov. 14 0900

BID PRICE (INCLUDES COST) \$ 2398.66

POUNDAGE - 2% OF BID \$ 47.97

TRANSFER TAX - 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2446.63

PURCHASER(S): Shawn M. Long Attorney for Fulton Bank

ADDRESS: 126 E King St Lancaster PA 17602

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): 

TOTAL DUE: \$ 2446.63

LESS DEPOSIT: \$ 1500.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 946.63

Barley Snyder

ATTORNEYS AT LAW

50 North Fifth Street
P.O. Box 942
Reading, PA 19603-0942
Tel 610.376.6651 Fax 610.376.5243
www.barley.com

Colleen K. Brelje, Paralegal
Direct Dial Number: 610.898.7166
E-mail: cbrelje@barley.com

December 10, 2012

Columbia County Sheriff's Department
35 West Main Street
Bloomsburg, PA 17815

Re: Fulton Bank, N.A., formerly Fulton Bank v. Anthony J. Laporte and Karen D. Laporte
Columbia County CCP Docket No.: 2012-CV-1025 and 2012-ED-124
Sheriff's Sale Date: November 14, 2012

Dear Sheriff:

Enclosed please find three (3) Realty Transfer Tax Statements of Value and a copy of the Note and Mortgage pertaining to the November 14, 2012, Sheriff's Sale of Real Property for the above matter. The complete name of the grantee as it should appear on the Sheriff's Deed is Fulton Bank, N.A., One Penn Square, P.O. Box 4887, Lancaster, PA 17604.

Please also withdraw the Writ of Execution filed in the above captioned matter. If you have any questions, or require any additional information, please feel free to contact me at the above telephone number.

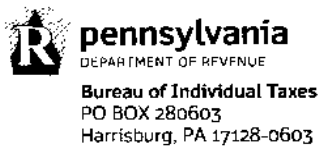
Thank you for your consideration in this matter.

Very truly yours,



Colleen K. Brelje, Pa. C.P.
PA Certified Paralegal

CKB/jld:3763674_1.DOC
Enclosures



EALTY TRANSFER TAX STATEMENT OF VALUE

See reverse for instructions.

RECORDER'S USE ONLY

State Tax Paid

Book Number

Page Number

Date Recorded

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

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

Name Shawn M. Long, Esquire Telephone Number: (717) 299-5201
Mailing Address 126 E. King Street City Lancaster State PA ZIP Code 17602

B. TRANSFER DATA

Grantor(s)/Lessor(s) Columbia County Sheriff
Mailing Address 35 West Main Street
City Bloomsburg State PA ZIP Code 17815

C. Date of Acceptance of Document

Grantee(s)/Lessee(s) Fulton Bank, N.A.
Mailing Address One Penn Square, PO Box 4887
City Lancaster State PA ZIP Code 17602

D. REAL ESTATE LOCATION

Street Address 169 Katys Church Road City, Township, Borough Madison Township
County Columbia School District Bloomsburg School District Tax Parcel Number 21-05-010

E. VALUATION DATA - WAS TRANSACTION PART OF AN ASSIGNMENT OR RELOCATION? ☐ Y ☐ N

1. Actual Cash Consideration <u>2,446.63</u>	2. Other Consideration <u>+ 0.00</u>	3. Total Consideration <u>= 2,446.63</u>
4. County Assessed Value <u>155,710.00</u>	5. Common Level Ratio Factor <u>X 3.60</u>	6. Fair Market Value <u>= 560,556.00</u>

F. EXEMPTION DATA

1a. Amount of Exemption Claimed <u>100.00</u>	1b. Percentage of Grantor's Interest in Real Estate <u>100%</u>	1c. Percentage of Grantor's Interest Conveyed <u>100%</u>
--	--	--

Check Appropriate Box Below for Exemption Claimed.

- ☐ Will or intestate succession. _____ (Name of Decedent) _____ (Estate File Number)
- ☐ Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer from a trust. Date of transfer into the trust _____
If trust was amended attach a copy of original and amended trust.
- ☐ Transfer between principal and agent/straw party. (Attach complete copy of agency/straw party agreement.)
- ☐ Transfers to the commonwealth, the U.S. and instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☒ Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of mortgage and note/assignment.)
- ☐ Corrective or confirmatory deed. (Attach complete copy of the deed to be corrected or confirmed.)
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☐ Other (Please explain exemption claimed.) _____

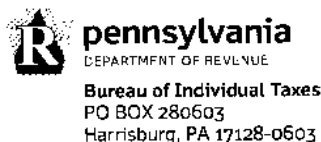
Under penalties of law, I declare that I have examined this statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party

Date

12/10/12

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



EALTY TRANSFER TAX STATEMENT OF VALUE

See reverse for instructions.

RECORDER'S USE ONLY

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Book Number

Page Number

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Name Shawn M. Long, Esquire		Telephone Number: (717) 299-5201	
Mailing Address 126 E. King Street	City Lancaster	State PA	ZIP Code 17602

B. TRANSFER DATA

Grantor(s)/Lessor(s)
Columbia County Sheriff

Mailing Address
35 West Main Street

City Bloomsburg	State PA	ZIP Code 17815
--------------------	-------------	-------------------

C. Date of Acceptance of Document

Grantee(s)/Lessee(s)
Fulton Bank, N.A.

Mailing Address
One Penn Square, PO Box 4887

City Lancaster	State PA	ZIP Code 17602
-------------------	-------------	-------------------

D. REAL ESTATE LOCATION

Street Address 169 Katys Church Road	City, Township, Borough Madison Township
County Columbia	School District Bloomsburg School District
	Tax Parcel Number 21-05-010

E. VALUATION DATA - WAS TRANSACTION PART OF AN ASSIGNMENT OR RELOCATION? ☐ Y ☐ N

1. Actual Cash Consideration 2,446.63	2. Other Consideration + 0.00	3. Total Consideration = 2,446.63
4. County Assessed Value 155,710.00	5. Common Level Ratio Factor X 3.60	6. Fair Market Value = 560,556.00

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1a. Amount of Exemption Claimed 100.00	1b. Percentage of Grantor's Interest in Real Estate 100%	1c. Percentage of Grantor's Interest Conveyed 100%
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Check Appropriate Box Below for Exemption Claimed.

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Signature of Correspondent or Responsible Party

Date

12/10/12

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

Barley Snyder
50 North Fifth Street, 2nd Floor
Reading, PA 19603

M&T Bank
60-83/313

51866
11/27/2012

Nine Hundred Forty-Six and 63/100 Dollars----- \$946.63

Columbia County Sheriff
PO Box 380
Bloomsburg, PA 17815

Barley Snyder LLP
Office Account

Checks Over \$5,000.00 Require Two Manual Signatures



⑈ 51866 ⑈ ⑆03⑆300834⑆

⑈ 1050640⑈

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff
FULTON BANK, N.A.

vs.

Defendant
ANTHONY LAPORTE
KAREN LAPORTE

Attorney for the Plaintiff:

BARLEY SNYDER
50 NORTH FIFTH STREET
P.O. BOX 942
READING, PA 19603

Sheriff's Sale Date: Wednesday, November 14, 2012

Writ of Execution No. : 2012CV1025

Advance Sheriff Costs: \$1,500.00

Location of the real estate: 169 KATYS CHURCH ROAD, DANVILLE, PA 17821

Sheriff Costs

Advertising Sale (Newspaper)	\$15.00
Advertising Sale Bills & Copies	\$17.50
Crying Sale	\$10.00
Docketing	\$15.00
Levy	\$15.00
Mailing Costs	\$36.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,578.66
Prothonotary, Acknowledge Deed	\$10.00
Sheriff Automation Fund	\$50.00
Sheriff's Deed	\$35.00
Solicitor Services	\$75.00
Transfer Tax Form	\$25.00
Web Posting	\$100.00
Service	\$165.00
Service Mileage	\$10.00
Distribution Form	\$25.00
Copies	\$5.50
Notary Fee	\$15.00
Tax Claim Search	\$5.00
Surcharge	\$120.00
Total Sheriff Costs	\$2,342.66

Distribution Costs

Recording Fees	\$56.00
Total Distribution Costs	\$56.00

Grand Total: **\$2,398.66**

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: CountyState Sheriff Telecost Inc.

SHERIFF'S SALE COST SHEET

VS.
NO. _____ ED NO. _____ JD DATE/TIME OF SALE _____

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>165.00</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>5.50</u>	
NOTARY	\$ <u>15.00</u>	
TOTAL *****		\$ <u>404.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>1578.66</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>1803.66</u>

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>5.00</u>
TOTAL ***** \$ <u>5.00</u>	

MUNICIPAL FEES DUE:

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

SURCHARGE FEE (DSTE)	\$ <u>170.00</u>
MISC. _____	\$ _____
_____	\$ _____
TOTAL ***** \$ <u>0.00</u>	

TOTAL COSTS (OPENING BID) \$ 2398.66

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

NOV 5 10 40 AM '12

2012 NOV -5 A 9:13

CLERK OF COURTS OFFICE
COUNTY OF COLUMBIA, PA

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly
known as Fulton Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,
Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025 and 2012-ED-124

AFFIDAVIT OF SERVICE

Colleen K. Brelje, Paralegal, doth depose and says that she served a true and correct copy of the Notice of Sheriff's Sale, by mailing the same to the parties on the attached sheet by First Class mail with Postal Form 3817 attached October 3, 2012.

The statements set forth in this Affidavit are made subject to the penalties of 18 Pa. C.S. §4904, relating to unsworn falsification to authorities.

BARLEY SNYDER

By: Colleen K. Brelje
Colleen K. Brelje, Paralegal
50 N. Fifth Street, P.O. Box 942
Reading, PA 19603-0942
610.376.6651

U.S. POSTAL SERVICE **CERTIFICATE** MAILING
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Re Barley Snyder (CKB)
126 East King Street
Lancaster, PA 17602

One piece of ordinary mail addressed to:
Anthony J. Laporte
169 Katys Church Road
Danville, PA 17821-7968

PS Form 3817, Mar. 1989

GPO : 1993 O - 151



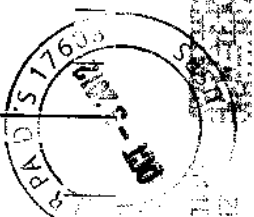
U.S. POSTAL SERVICE **CERTIFICATE OF MAILING**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Rece Barley Snyder (CKB)
126 East King Street
Lancaster, PA 17602

One piece of ordinary mail addressed to:
Karen D. Laporte
169 Katys Church Road
Danville, PA 17821-7968

PS Form 3817, Mar. 1989

GPO : 1993 O - 151-C



U.S. POSTAL SERVICE **CERTIFICATE OF MAILING**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Receiv Barley Snyder (CKB)
126 East King Street
Lancaster, PA 17602

One piece of ordinary mail addressed to:
Fulton Bank, N.A., formerly
known as Fulton Bank
One Penn Square
P.O. Box 4887
Lancaster, PA 17604

PS Form 3817, Mar. 1989

GPO : 1993 O - 151-02

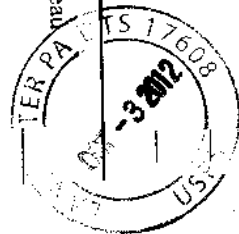


U.S. POSTAL SERVICE **CERTIFICATE OF MAILING**
MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Rece Barley Snyder (CKB)
126 East King Street
Lancaster, PA 17602

One piece of ordinary mail addressed to:
Columbia County Tax Claim Bureau
35 West Main Street
Blomensburg, PA 17815

PS Form 3817, Mar. 1989 GPO : 1993 O - 151-0

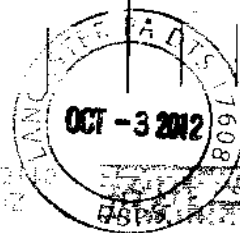


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MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL, DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Receiv Barley Snyder (CKB)
126 East King Street
Lancaster, PA 17602

One piece of ordinary mail addressed to:
Commonwealth of Pennsylvania
Dept. of Revenue
Bureau of Compliance
Strawberry Square, 7th Floor
Harrisburg, PA 17128-0101

PS Form 3817, Mar. 1989 GPO : 1993 O - 151-

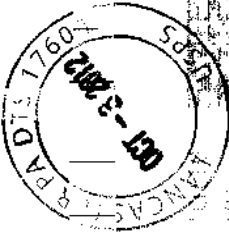


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MAY BE USED FOR DOMESTIC AND INTERNATIONAL MAIL. DOES NOT
PROVIDE FOR INSURANCE—POSTMASTER

Recei: Barley Snyder (CKB)
126 East King Street
Lancaster, PA 17602

One piece of ordinary mail addressed to:

Internal Revenue Service
Wm. S. Moorhead Federal Building
Advisory
1000 Liberty Avenue, Room 704
Pittsburgh, PA 15222



PS Form 3817, Mar. 1989

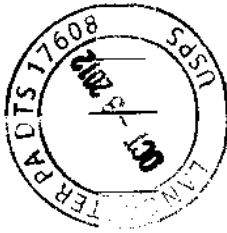
GPO : 1993 O - 151-C

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PROVIDE FOR INSURANCE—POSTMASTER

Re Barley Snyder (CKB)
126 East King Street
Lancaster, PA 17602

One piece of ordinary mail addressed to:

Internal Revenue Service
600 Arch Street
Room 3259
Philadelphia, PA 19106



PS Form 3817, Mar. 1989

GPO : 1993 O - 151-I

FILED
PROTHONOTARY

2012 NOV -5 A 9:13

CLERK OF COURTS OFFICE
COUNTY OF COLUMBIA, PA

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly
known as Fulton Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,
Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025 and 2012-ED-124

AFFIDAVIT OF SERVICE

Colleen K. Brelje, Paralegal, doth depose and says that she served true and correct copies of the Notice of Sheriff's Sale of Real Property and Notice of Sheriff's Sale by mailing the same to Anthony J. Laporte and Karen D. Laporte, 169 Katys Church Road, Danville, PA 17821-7968 by certified mail, return receipt requested and with Postal Form 3817 attached on October 5, 2012.

The statements set forth in this Affidavit are made subject to the penalties of 18 Pa. C.S. §4904, relating to unsworn falsification to authorities.

BARLEY SNYDER

By: Colleen K. Brelje
Colleen K. Brelje, Paralegal
50 N. Fifth Street, P.O. Box 942
Reading, PA 19603-0942
610.376.6651



Date Produced: 10/08/2012

WALZ CERTIFIED MAIL SOLUTIONS LLC

The following is the delivery information for Certified Mail™ item number 7196 9008 9040 1219 9120. Our records indicate that this item was delivered on 10/05/2012 at 11:35 a.m. in DANVILLE, PA, 17821. The scanned image of the recipient information is provided below.

Signature of Recipient:

Karen D. LaPorte

KAREN D. LaPorte

Address of Recipient:

169 Katy's Church Rd

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,

United States Postal Service



jdilloway (Logout)

Home

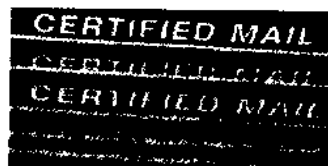
Overview

User Info

Help

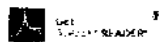
Links

Contact Us



QUICK TRACKING

Enter the Article Number:



Create Transaction

Create Multiple Transactions

Tracking

Process Returns

Returns Look Up

Mail Center

Settings

Upload Address Book

CertifiedPro.Net

Last Login: 10/2/2012

Recipient:

Anthony J. Laporte
169 Katys Church Road
Danville, PA 17821-7968

Transaction Information:

Tracking #: 71969008904012199120
Service Options: Return Receipt - Electronic
Electronic Confirmation
Mail Service: Certified
Reference #: FB v. LaPorte
Postage: 0.65
Fees: 4.10
Status: Delivered

Transaction created by: jdilloway

User ID: 3246

Firm Mailing Book ID: None

Transaction History:

Event Description	Event Date	Detail
USPS® Download	10-02-2012	[WALZ] - ELECTRONIC SHIPPING INFO RECEIVED at TEMECULA, CA
USPS® Download	10-04-2012	[WALZ] - PROCESSED THROUGH USPS SORT FACILITY at HARRISBURG, PA
USPS® Download	10-04-2012	[WALZ] - DEPART USPS SORT FACILITY at HARRISBURG, PA
USPS® Download	10-04-2012	[WALZ] - NOTICE LEFT at DANVILLE, PA
USPS® Download	10-05-2012	[WALZ] - DELIVERED at DANVILLE, PA

Download	View	Description
		RRE Image

THE
WALZ
CERTIFIED
MAILER™

FROM

WALZ™

FORM #35663NB VERSION: 08/11
U.S. PAT. NO. 5,501,393



Anthony J. Laporte
169 Katys Church Road
Danville, PA 17821-7968

Label #1

Shawn M. Long, Esquire
Barley Snyder LLP
126 East King Street
Lancaster, PA 17602

Label #2

Shawn M. Long, Esquire
Barley Snyder LLP
126 East King Street
Lancaster, PA 17602

Label #3

CERTIFIED ARTICLE NUMBER
7196 9008 9040 1219 9120
SENDER'S RECORD

TEAR ALONG THIS LINE

A FOLD AND TEAR THIS WAY → OPTIONAL



Date Produced: 10/08/2012

WALZ CERTIFIED MAIL SOLUTIONS LLC

The following is the delivery information for Certified Mail™ item number 7196 9008 9040 1219 9250. Our records indicate that this item was delivered on 10/05/2012 at 11:35 a.m. in DANVILLE, PA, 17821. The scanned image of the recipient information is provided below.

Signature of Recipient:

Karen D. LaPorte

KAREN D. LaPorte

Address of Recipient:

169 Katy's Church Rd

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,

United States Postal Service

WALZ

security • integrity

jdilloway (Logout)

Home
Overview
User Info
Help
Links
Contact Us

Create Transaction Create Multiple Transactions Tracking
Mail Center Settings Upload Address Book

CertifiedPro.Net

Process Returns Returns Look Up

Last Login: 10/2/2012

Recipient:
Karen D. Laporte
169 Katys Church Road
Danville, PA 17821-7968

Transaction Information:
Tracking #: 71969008904012199250
Service Options: Return Receipt Electronic
Electronic Confirmation
Certified
Mail Service:
Reference #: FB v. Laporte
Postage: 0.65
Fees: 4.10
Status: Delivered

Transaction created by: jdilloway
User ID: 3246
Firm Mailing Book ID: None

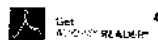
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USPS® Download	10-04-2012	[WALZ] - PROCESSED THROUGH USPS SORT FACILITY at HARRISBURG, PA
USPS® Download	10-04-2012	[WALZ] - DEPART USPS SORT FACILITY at HARRISBURG, PA
USPS® Download	10-04-2012	[WALZ] - NOTICE LEFT at DANVILLE, PA
USPS® Download	10-05-2012	[WALZ] - DELIVERED at DANVILLE, PA



QUICK TRACKING

Enter the Article Number:



Download	View	Description
		RRE Image

THE
WALZ
CERTIFIED
MAILER™

FROM

WALZ™

FORM #35663NB VERSION: 08/11
U.S. PAT. NO. 5,501,393



Karen D. Laporte
169 Katys Church Road
Danville, PA 17821-7968

Label #1

CKB
2013-0570640

Shawn M. Long, Esquire
Barley Snyder LLP
126 East King Street
Lancaster, PA 17602

Label #2

Shawn
Barley
126 Ea
Lancas

Label #3

Certified Article Number
7196 9008 9040 1219 9250
SENDER'S RECORD

← TEAR ALONG THIS LINE

A FOLD AND TEAR THIS WAY → OPTIONAL

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SHERIFF'S RETURN OF SERVICE

10/10/2012 11:25 AM - DEPUTY JEFFREY PRICE, 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 169 KATYS CHURCH ROAD, MADISON TWP, DANVILLE, PA 17821.


JEFFREY PRICE, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

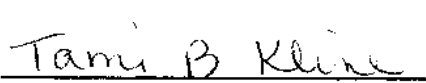
October 11, 2012

NOTARY

Affirmed and subscribed to before me this

11TH day of OCTOBER, 2012

Proth & Clerk of Sev. Courts
My Com. Ex. 1st Monday in 2016

 | KPB |

Plaintiff Attorney: BARLEY SNYDER, 50 NORTH FIFTH STREET, P.O. BOX 942, READING, PA 19603

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Posting - Sale Bill	Zone:	
Manner:	< Not Specified >	Expires:	10/12/2012
Notes:	SHERIFF'S SALE BILL		
Warrant:			

Serve To:

Name:	(POSTING)
Primary Address:	169 KATYS CHURCH ROAD MADISON TWP DANVILLE, PA 17821
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally - Adult In Charge <u>Posted</u> Other
Adult In Charge:	
Relation:	
Date:	10/10/12
Time:	1125
Deputy:	6
Mileage:	

Attorney / Originator:

Name: BARLEY SNYDER	Phone:
----------------------------	---------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

169 KATYS CHURCH ROAD, MADISON TWP, DANVILLE, PA 17821

2012CV1025

EXP: 10/12/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SHERIFF'S RETURN OF SERVICE

09/26/2012 03:00 PM - DEPUTY JEFFREY PRICE, 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 KAREN LAPORTE, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR ANTHONY LAPORTE AT 169 KATYS CHURCH ROAD, MADISON TWP, DANVILLE, PA 17821.


JEFFREY PRICE, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

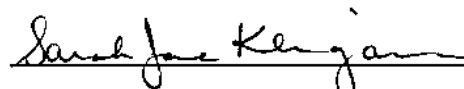
September 26, 2012

NOTARY

Affirmed and subscribed to before me this

26TH day of SEPTEMBER, 2012

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



Plaintiff Attorney: BARLEY SNYDER, 50 NORTH FIFTH STREET, P.O. BOX 942, READING, PA 19603

cc: County of Columbia, Pa. Court Clerk

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SHERIFF'S RETURN OF SERVICE

09/26/2012 03:00 PM - DEPUTY JEFFREY PRICE, 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: KAREN LAPORTE AT 169 KATYS CHURCH ROAD, MADISON TWP, DANVILLE, PA 17821.


JEFFREY PRICE, DEPUTY

SO ANSWERS,



TIMOTHY T. CHAMBERLAIN, SHERIFF

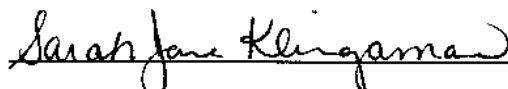
September 26, 2012

NOTARY

Affirmed and subscribed to before me this

26TH day of SEPTEMBER, 2012

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



Plaintiff Attorney: BARLEY SNYDER, 50 NORTH FIFTH STREET, P.O. BOX 942, READING, PA 19603

Copyright © 2012 Sheriff's Office of Columbia County

TAX CERTIFICATION
MADISON TWP/MILLVILLE BORO/COLUMBIA COUNTY
(570) 437-2153
ccrawford2227@hotmail.com

DATE 26 SEP-12

NAME: LAPORTE, ANTHONY J & KAREN D

PROPERTY LOCATION:

169 KATYS CHURCH RD
DANVILLE PA 17821

COLUMBIA COUNTY PARCEL #: 21-05-010-00,000

2012 County Taxes: Not paid _____ Paid ☒ Date Paid 27-Apr-12
Twp Taxes / Boro Taxes *by Fulton Financial*
Discount \$ 724.14 Face \$ 738.92 Penalty \$ _____
Pd Amt

School Taxes: School District: Millville Area School District

2012 School Taxes: Not Paid _____ Paid ☒ Date Paid 30-Aug-12
Discount \$ 3566.93 Face \$ 3639.72 Penalty \$ _____
by Fulton Financial
Interim Taxes:
Twp/Boro Taxes: Not Paid _____ Paid _____ Date Paid _____
School Interim: Not Paid _____ Paid _____ Date Paid _____

Connie Crawford 26-SEP-12
Tax Collectors Signature Date Verified

My fee for tax certification is \$10.00
Payable to Connie Crawford TC
2227 Valley Rd Bloomsburg PA 17815

*Per Capital Tax
were paid Mar 17, 2012*

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,

Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,

Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW

No. 2012-CV-1025

2012-ED-124

NOTICE OF SHERIFF'S SALE

TO: All Parties in Interest and Claimants

OWNER(S): Anthony J. Laporte and Karen D. Laporte

PROPERTY: 169 Katys Church Road
Danville, Pennsylvania 17821

COUNTY: Columbia

The above-captioned property is scheduled to be sold at the Sheriff's Sale on

Nov. 14, 2012 at 9:00 A.m. at Sheriff's Office, Court House - P.O. Box 380,

Bloomsburg, PA. Our records indicate that you may hold a mortgage or judgment on the

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 10/12/2012

Warrant:

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

Serve To:

Name: ANTHONY LAPORTE

Primary Address: 169 KATYS CHURCH ROAD
MADISON TWP
DANVILLE, PA 17821

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge: Karen Laporte

Relation: w.f.c

Date: 09-26-12

Time: 1500

Deputy: 6 & 8

Mileage:

Attorney / Originator:

Name: BARLEY SNYDER

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

LAPORTE, ANTHONY

2012CV1025

169 KATYS CHURCH ROAD, MADISON TWP, DANVILLE, PA EXP: 10/12/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	10/12/2012
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		
Warrant:			

Serve To:

Name:	KAREN LAPORTE
Primary Address:	169 KATYS CHURCH ROAD MADISON TWP DANVILLE, PA 17821
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	<input checked="" type="checkbox"/> Personally <input type="checkbox"/> Adult In Charge <input type="checkbox"/> Posted <input type="checkbox"/> Other
Adult In Charge:	Karen Laporte
Relation:	Def
Date:	09-26-12
Time:	1500
Deputy:	G. J. J.
Mileage:	

Attorney / Originator:

Name: BARLEY SNYDER	Phone:
----------------------------	---------------

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

LAPORTE, KAREN

2012CV1025

169 KATYS CHURCH ROAD, MADISON TWP, DANVILLE, PA EXP: 10/12/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al)

Case Number
2012CV1025

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	10/12/2012
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:	Connie Crawford		
Relation:	Tax		
Date:	09-26-12	Time:	1540
Deputy:	P-6	Mileage:	

Attorney / Originator:

Name: BARLEY SNYDER	Phone:
----------------------------	---------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

CRAWFORD, CONNIE

2012CV1025

2227 VALLEY ROAD, BLOOMSBURG, PA 17815

EXP: 10/12/2012

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

REAL ESTATE TAX CERTIFICATION

Date: 09/25/2012

Fee: \$5.00

Cert. NO: 12937

LAPORTE ANTHONY J & KAREN D
169 KATYS CHURCH RD
DANVILLE PA 17821

District: MADISON TWP
Deed: 20000 -5865
Location: 169 KATYS CHURCH RD
Parcel Id: 21 -05 -010-00,000

Assessment: 77,855
Balances as of 09/25/2012

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

By:

Columbia Co. Sheriff

Per:

Tim Chamberlain
(Signature)

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 10/12/2012

Warrant:

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

Serve To:

Name: Domestic Relations Office of Columbia Co

Primary Address: 11 WEST MAIN STREET
2ND FLOOR
Bloomsburg, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Karen Richendrfer

Relation: Clerk

Date: 9/20/12

Time: 1007

Deputy: 5

Mileage:

Attorney / Originator:

Name: BARLEY SNYDER

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

DOMESTIC RELATIONS OF 2012CV1025 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P EXP: 10/12/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



FULTON BANK, N.A.
vs.
ANTHONY LAPORTE (et al.)

Case Number
2012CV1025

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	10/12/2012
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		
Warrant:			

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:	Shirley E. Evers		
Relation:	Clear		
Date:	9/20/12	Time:	1003
Deputy:	5	Mileage:	

Attorney / Originator:

Name: BARLEY SNYDER	Phone:
----------------------------	---------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

COLUMBIA COUNTY TAX C

2012CV1025

PO BOX 380, BLOOMSBURG, PA 17815

EXP: 10/12/2012

FILED
PROTHONOTARY

2012 AUG 27
2012 AUG 27 A 9:01

CLERK OF COURT
COUNTY OF COURTS OFFICE
COUNTY OF COLUMBIA, PA

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton
Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,

Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,

Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

PRAECIPE FOR JUDGMENT

Enter Judgment in favor of Plaintiff, Fulton Bank, N.A., formerly known as Fulton Bank
against Defendants, Anthony J. Laporte and Karen D. Laporte for want of an answer:

☒ Assess damages as follows:

Principal Balance	\$405,282.53
Interest through 04/26/12	
at a rate of \$51.35 per diem	24,714.31
Late Charges.....	1,607.85
Negative Escrow Balance	1,476.46
Prior Legal Fees	1,920.50
Attorneys' Fees	3,000.00
Total.....	\$438,001.65

plus continuing interest after April 26, 2012 at a rate of \$51.35 per diem, plus continuing late charges and costs.

☒ I certify that the foregoing assessment of damages is for specified amounts alleged to be due in the complaint and is calculable as a sum certain from the complaint.

☐ Pursuant to Pa. R.C.P. §237 (notice of praecipe for final judgment or decree), I certify that a copy of this praecipe has been mailed to each other party who has appeared in the action or to his/her Attorney of Record.

☒ Pursuant to Pa. R.C.P. §237.5, I certify that written notice of the intention to file this praecipe was mailed or delivered to the party against whom judgment is to be entered and to his/her Attorney of Record, if any, after the default occurred and at least ten days prior to the date of the filing of this praecipe and a copy of the notice is attached.

BARLEY SNYDER

Date: _____

8/15/12

By: _____

Shawn M. Long, Esquire
Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as
Fulton Bank
126 E. King Street
Lancaster, PA 17602
717.299.5201

NOW, August 27, 2012, JUDGMENT IS ENTERED AS ABOVE

Tami B. Kline / MT
Prothonotary/Clerk, Civil Division

By: _____

, Deputy

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
**Fulton Bank, N.A., formerly known as Fulton
Bank**

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE AND KAREN
D. LAPORTE,
Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

TO: Anthony J. Laporte and Karen D. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

DATE OF NOTICE: **August 3, 2012**

IMPORTANT NOTICE

YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE IN WRITING WITH THE COURT YOUR DEFENSES OR OBJECTIONS TO THE CLAIMS SET FORTH AGAINST YOU. UNLESS YOU ACT WITHIN TEN (10) DAYS FROM THE DATE OF THIS NOTICE, A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT A HEARING AND YOU MAY LOSE YOUR PROPERTY OR OTHER IMPORTANT RIGHTS.

YOU SHOULD TAKE THIS NOTICE TO A LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE FOLLOWING OFFICE TO FIND OUT WHERE YOU CAN GET LEGAL HELP. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED OR NO FEE:

North Penn Legal Services
168 E. 5th St.
Bloomsburg, PA 17815
Telephone: (570) 784-8760

USTED ESTA EN REBELDIA PORQUE HA FALLADO DE REGISTRAR COMPARECENCIA ESCRITA POR SI MISMO O A TRAVES DE UN ABOGADO Y SOMETER CON LA CORTE SUS DEFENSAS U OBJECCIONES A LOS CARGOS QUE SE HAN PRESENTADO CONTRA USTED. A MENOS QUE USTED ACTUE DENTRO DE DIEZ DIAS DE HABER RECIBIDO ESTE AVISO, LA CORTE PUEDE TOMAR UNA DECISION EN CONTRA SUVA SIN TENER DERECHOS A UNA VISTA Y USTED PUEDE PERDER SU PROPIEDAD U OTROS DERECHOS IMPORTANTES.

USTED DEBE LLEVAR ESTE DOCUMENTO A SU ABOGADO INMEDIATAMENTE. SI USTED NO TIENE UN ABOGADO, LLAME O VAYA A LA SIGUIENTE OFICINA. ESTA OFICINA PUEDE PROVEERLE INFORMACION A CERCA DE COMO CONSEGUIR UN ABOGADO.

SI USTED NO PUEDE PAGAR POR LOS SERVICIOS DE UN ABOGADO, ES POSIBLE
QUE ESTA OFICINA LE PUEDA PROVEER INFORMACION SOBRE AGENCIAS QUE
OFREZCAN SERVICIOS LEGALES SIN CARGO O BAJO COSTO A PERSONAS QUE
CUALIFICAN.

North Penn Legal Services
168 E. 5th St.
Bloomsburg, PA 17815
Telephone: (570) 784-8760

BARLEY SNYDER

Date: August 3, 2012

By: 

Shawn M. Long, Esquire
Troy B. Rider, Esquire
Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as
Fulton Bank
Court LD. No. 83774; 206319
126 E. King Street
Lancaster, PA 17602
717.299.5201

ler

03/2012

POSTAGE

\$01.15⁰



ZIP 19601
011D10628614

Hasler

08/03/2012

US POSTAGE

\$00.45



ZIP 19601
011D106286

Received From:

Colleen K. Grady
50 N. 5th St. PO Box 942
Reading PA 19603-0942
One place of ordinary mail addressed to:
Anthony J. Laporte
Karen D. Laporte
169 Katys Church Rd
Danville PA 17821

PS Form 3817, January 2001

Anthony J. Laporte
Karen D. Laporte
169 Katys Church Road
Danville, PA 17821-7968

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton
Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,
Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

AFFIDAVIT OF SERVICE

Colleen Brelje, doth depose and say that she served a true and correct copy of the 10-day Default Notice upon Anthony J. Laporte , 169 Katys Church Road, Danville, Pennsylvania 17821-7968 and Karen D. Laporte, 169 Katys Church Road, Danville, Pennsylvania 17821-7968 by mailing the same to them, by first class mail on August 3, 2012.

The statements set forth in this Affidavit are made subject to the penalties of 18 Pa. C.S. §4904, relating to unsworn falsification to authorities.

Date: August 3, 2012

BARLEY SNYDER

By: _____

Colleen Brelje
Colleen Brelje, Paralegal
50 North Fifth Street, 2nd Floor
P.O. Box 942
Reading, PA 19603
610.376.6651

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
**Fulton Bank, N.A., formerly known as Fulton
Bank**

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,

Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,

Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW

No. 2012-CV-1025

**AFFIDAVIT THAT THE DEFENDANT IS NOT IN THE
MILITARY SERVICE, PURSUANT TO "SOLDIERS
AND SAILORS" CIVIL RELIEF ACT OF 1918, RE-ENACTED 1940**

The undersigned, Shawn M. Long, Esquire, doth depose and say that Anthony J. Laporte and Karen D. Laporte, Defendants are not in the Military or Naval Service, based on the following facts: Age of defendant is unknown; Present place of employment is unknown; Present place of Residence of Anthony J. Laporte is 169 Katys Church Road, Danville, Pennsylvania 17821-7968; Present place of Residence of Karen D. Laporte is 169 Katys Church Road, Danville, Pennsylvania 17821-7968, as of the date of this affidavit.

ADDITIONAL FACTS, if any,

Affidavit based upon representations of Plaintiff.

The statements set forth in this Affidavit are made subject to the penalties of 18 Pa. C.S. §4904, relating to unsworn falsification to authorities.

Dated: 8/15/12

BARLEY SNYDER

By: 

Shawn M. Long, Esquire
Attorneys for Plaintiff
83774
Fulton Bank, N.A., formerly known as
Fulton Bank
126 E. King Street
Lancaster, PA 17602
717.299.5201

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY

OFFICE OF THE PROTHONOTARY
BLOOMSBURG, PA

TO: Anthony J. Laporte and Karen D. Laporte
Defendants

YOU ARE HEREBY NOTIFIED that Fulton Bank, N.A., formerly known as Fulton

Bank has caused a judgment by default to be entered against you with the Prothonotary of Columbia County. The judgment was entered on August 27, 2012, to No. 2012-CV-1025 with the Court of Common Pleas of Columbia County - Civil Division. The judgment is in the amount of \$438,001.65, plus interest at the rate of \$51.35 per diem from April 26, 2012, costs of this action.

PROTHONOTARY

By:

Tamara B. Klein/mt
Deputy Clerk

Document Receipt

Trans # 36652 Carrier / service: POST 2PM 9/18/2012

Ship to: IRS

INTERNAL REVENUE SERVICE

WILLIAM GREEN FEDERAL BUILDING
600 ARCH STREET ROOM 3259

Tracking #: 9171924291001000016496

Doc Ref #: 124ED2012

PHILADELPHIA PA 19106

Document Receipt

Trans # 36651 Carrier / service: POST 2PM 9/18/2012

Ship to: COP

COMMONWEALTH OF PENNSYLVANIA DEPT OF REV SHERIFF SALE

DEPT OF REV SHERIFF SALE
DEPARTMENT 281230

Tracking #: 9171924291001000016489

Doc Ref #: 124ED2012

HARRISBURG PA 17128

Document Receipt

Trans # 36650 Carrier / service: POST 2PM 9/18/2012

Ship to: FAIR

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC WELFARE
PO BOX 8016

Tracking #: 9171924291001000016472

Doc Ref #: 124ED2012

HARRISBURG PA 17105

Document Receipt

Trans # 36649 Carrier / service: POST 2PM 9/18/2012

Ship to: SBA

U.S. Small Business Administration

PHILADELPHIA DISTRICT
OFFICE

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

Tracking #: 9171924291001000016465

Doc Ref #: 124ED2012

KING OR PA 19406
PRUSSIA

Document Receipt

Trans # 36648 Carrier / service: POST 2PM 9/18/2012

Ship to: 36648

INTERNAL REVENUE SERVICE

1000 LIBERTY AVE ROOM 704

Tracking #: 9171924291001000016458

Doc Ref #: 124ED2012

PITTSBURGH PA 15222

Document Receipt

Trans #	36647	Carrier / service:	POST	2PM	9/18/2012
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Ship to: 36647

COMMONWEALTH OF PA DEPT OF REV

BUREAU OF COMPLIANCE

STRAWBERRY SQUARE, 7TH FLOOR

Tracking #: 9171924291001000016441

Doc Ref #: 124ED2012

HARRISBURG PA 17128

REAL ESTATE OUTLINE

ED # 124-12

DATE RECEIVED 9-18-12
DOCKET AND INDEX 9-18-12

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>✓</u>	
COPY OF DESCRIPTION	<u>✓</u>	
WHEREABOUTS OF LKA	<u>✓</u>	
NON-MILITARY AFFIDAVIT	<u>✓</u>	
NOTICES OF SHERIFF SALE	<u>✓</u>	
WAIVER OF WATCHMAN	<u>✓</u>	
AFFIDAVIT OF LIENS LIST	<u>✓</u>	
CHECK FOR \$ 1,350.00 OR <u>1,500.00</u>	<u>✓</u>	CK# <u>51506</u>

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

SALE DATE	<u>Nov 11, 12</u>	TIME <u>0700</u>
POSTING DATE	<u>Oct. 10, 2012</u>	
ADV. DATES FOR NEWSPAPER	1 ST WEEK <u>Oct. 24</u>	
	2 ND WEEK <u>31</u>	
	3 RD WEEK <u>Nov 7, 12</u>	

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton
Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff
v.
ANTHONY J. LAPORTE and
KAREN D. LAPORTE,
Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

2012 - ED - 124

WRIT OF EXECUTION (MONEY JUDGMENT)

(Pa. R.C.P. 3101 to 3149 and 3252)

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF COLUMBIA
TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

To satisfy the judgment, interest and cost against Anthony J. Laporte and Karen D. Laporte, defendants.

- (1) You are directed to levy upon the property of the defendants and to sell their interest therein; 169 Katys Church Road, Danville, Madison Township, Columbia County, Pennsylvania.

(2) You are directed also to attach the property of the _____ not levied upon in the possession of _____, as garnishee and to notify the garnishee

(a) that an attachment has been issued; and

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

(3) If property of the _____ not levied upon and subject to attachment is found in the possession of anyone other than the named garnishee, you are directed to notify

_____ that _____ has been added as a garnishee and is enjoined as above stated.

☒ Affidavit of Non-Military Service Filed.

Dated: 9-18-12

Principal	\$	405,282.53
Interest to April 26, 2012	\$	24,714.31
Late Charges	\$	1,607.85
Negative Escrow Balance	\$	1,476.46
Prior Legal Fees	\$	\$1,920.50
Attorneys' Fees	\$	3,000.00

Shawn M. Long, Esquire
Attorneys for Plaintiff
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.399.1512

Prothy. Costs	\$	_____
Sheriff's Costs	\$	_____

Prothonotary, Court of Common Pleas
Of Columbia County, Pennsylvania

(SEAL)

9-18-12

By: Tamara B. Kline / KPB
Deputy Prothonotary

*Noted for filing in Court
Re: Case No. 12-00000000-0000*

ALL THOSE CERTAIN pieces, parcels or tracts of land located in Madison Township, Columbia County, State of Pennsylvania, bounded and described as follows, to wit:

LOT NO. 3:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 2 and 3; also being the Southeast corner of the described tract of ground; South 62 degrees 34 minutes West 150.48 feet to a point; thence along Lot 2 and Lot 1 North 84 degrees 17 minutes West 711.30 feet to a point; thence along Lot 1 South 9 degrees 38 minutes West 185.25 feet to a point; thence along Lot 4 South 78 degrees 14 minutes East 473.54 feet to a point; thence along the same North 79 degrees 23 minutes East 320 feet to the center of Township Road 400; thence through Township Road 400 south 12 degrees 24 minutes East 150 feet to the place of BEGINNING. CONTAINING 3.06 acres.

LOT NO. 4:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 3 and 4; also being the southeast corner of the described tract of ground; South 79 degrees 23 minutes West 320 feet to a point; thence along Lot 3 North 78 degrees 14 minutes West 473.54 feet to a point; thence along Lot 1 North 9 degrees 38 minutes East 154.51 feet to a point; thence along Lot 6 south 80 degrees 30 minutes East 127.62 feet to a point; thence along the same South 85 degrees 52 minutes East 362.53 feet to a point; thence along same North 87 degrees 10 minutes East 218.25 feet to the center of Township Road 400; thence through Township Road 400 South 16 degrees 56 minutes East 160.54 feet to the place of BEGINNING. CONTAINING 3.03 acres.

Above descriptions provided by Peter J. Uhl, R.S. of Danville, PA.

The improvements consist of a 2-story single family dwelling.

THIS CONVEYANCE IS MADE UNDER AND SUBJECT to all matters set forth on the subdivision plan recorded in Map Book 7, Page 475.

THIS CONVEYANCE IS MADE UNDER AND SUBJECT to Covenants, Restrictions and Conditions which shall run with the land as contained in Columbia County Instrument No. 2000-05865.

BEING THE SAME PREMISES which Norman Steck and Cynthia Steck, his wife by deed dated June 16, 2000 and recorded June 21, 2000 in the Office of the Recorder of Deeds in and for Columbia County, Pennsylvania in Instrument No. 200005865, granted and conveyed unto Anthony J. Laporte and Karen D. Laporte, his wife, their heirs and assigns, as tenants by the entireties.

TO BE SOLD AS THE PROPERTY OF ANTHONY J. LAPORTE and KAREN D. LAPORTE

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2012CV1025

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

**WEDNESDAY, NOVEMBER 14, 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 THOSE CERTAIN pieces, parcels or tracts of land located in Madison Township, Columbia County, State of Pennsylvania, bounded and described as follows, to wit:

LOT NO. 3:

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PROPERTY ADDRESS: 169 KATYS CHURCH ROAD, MADISON TWP, DANVILLE, PA 17821

UPI / TAX PARCEL NUMBER: 21-05-01

Seized and taken into execution to be sold as the property of ANTHONY LAPORTE, KAREN LAPORTE in suit of FULTON BANK, N.A..

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:
BARLEY SNYDER
READING, PA

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton
Bank

FULTON BANK, N.A., FORMERLY KNOWN AS FULTON BANK, <i>Plaintiff</i>	COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA CIVIL ACTION - LAW
v.	No. 2012-CV-1025
ANTHONY J. LAPORTE and KAREN D. LAPORTE, <i>Defendants</i>	2012-ED-124

AFFIDAVIT PURSUANT TO RULE 3129.1

Fulton Bank, N.A., formerly known as Fulton 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 169 Katys Church Road, Danville, Madison Township, Columbia County, Pennsylvania 17821.

- (1) Name and address of owner(s) or reputed owner(s):

Anthony J. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

Karen D. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

- (2) Name and address of defendant(s) in the judgment:

Anthony J. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

Karen D. Laporte

169 Katys Church Road
Danville, Pennsylvania 17821-7968

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

Fulton Bank, N.A., formerly known as Fulton Bank
One Penn Square
P.O. Box 4887
Lancaster, PA 17604

- (4) Name and address of the last recorded holder of every mortgage of record:

Fulton Bank, N.A., formerly known as Fulton Bank
One Penn Square
P.O. Box 4887
Lancaster, PA 17604

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

None known to Plaintiff at this time.

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

None known to Plaintiff at this time.

- (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:

Commonwealth of Pennsylvania
Dept. of Revenue
Bureau of Compliance
7th Floor
Strawberry Square
Harrisburg, PA 17128-0101

Internal Revenue Service
Wm. S. Moorhead Federal Building
Advisory
1000 Liberty Avenue, Room 704
Pittsburgh, PA 15222

Internal Revenue Service
600 Arch Street
Room 3259
Philadelphia, PA 19106

Columbia County Tax Claim Bureau
35 West Main Street
Bloomsburg, PA 17815

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 17 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.

BARLEY SNYDER

Date: 9/12/12

By: 

Shawn M. Long, Esquire
Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as
Fulton Bank
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

ALL THOSE CERTAIN pieces, parcels or tracts of land located in Madison Township, Columbia County, State of Pennsylvania, bounded and described as follows, to wit:

LOT NO. 3:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 2 and 3; also being the Southeast corner of the described tract of ground; South 62 degrees 34 minutes West 150.48 feet to a point; thence along Lot 2 and Lot 1 North 84 degrees 17 minutes West 711.30 feet to a point; thence along Lot 1 South 9 degrees 38 minutes West 185.25 feet to a point; thence along Lot 4 South 78 degrees 14 minutes East 473.54 feet to a point; thence along the same North 79 degrees 23 minutes East 320 feet to the center of Township Road 400; thence through Township Road 400 south 12 degrees 24 minutes East 150 feet to the place of BEGINNING. CONTAINING 3.06 acres.

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BEGINNING at a point in Township Road 400, said point being the common corner between Lots 3 and 4; also being the southeast corner of the described tract of ground; South 79 degrees 23 minutes West 320 feet to a point; thence along Lot 3 North 78 degrees 14 minutes West 473.54 feet to a point; thence along Lot 1 North 9 degrees 38 minutes East 154.51 feet to a point; thence along Lot 6 south 80 degrees 30 minutes East 127.62 feet to a point; thence along the same South 85 degrees 52 minutes East 362.53 feet to a point; thence along same North 87 degrees 10 minutes East 218.25 feet to the center of Township Road 400; thence through Township Road 400 South 16 degrees 56 minutes East 160.54 feet to the place of BEGINNING. CONTAINING 3.03 acres.

Above descriptions provided by Peter J. Uhl, R.S. of Danville, PA.

The improvements consist of a 2-story single family dwelling.

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TO BE SOLD AS THE PROPERTY OF ANTHONY J. LAPORTE and KAREN D. LAPORTE

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as
Fulton Bank

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

Karen D. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

(1) The sale will be canceled if you pay to Fulton Bank, N.A., formerly known as Fulton Bank the amount of the judgment plus costs or the back payments, late charges, costs, and reasonable attorney's fees due. To find out how you must pay, you may call Shawn M. Long at 717.299.5201.

(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 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 below to find out 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 by calling the Sheriff of Columbia County, at (570) 389-5622.

(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 the Sheriff of Columbia County, at (570) 389-5622.

(4) If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

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

(6) You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff on or about _____, 201_. This schedule will state who will be receiving the 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 _____, 201_.

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

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

North Penn Legal Services
168 E. 5th St.
Bloomsburg, PA 17815
Telephone: (570) 784-8760

ALL THOSE CERTAIN pieces, parcels or tracts of land located in Madison Township, Columbia County, State of Pennsylvania, bounded and described as follows, to wit:

LOT NO. 3:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 2 and 3; also being the Southeast corner of the described tract of ground; South 62 degrees 34 minutes West 150.48 feet to a point; thence along Lot 2 and Lot 1 North 84 degrees 17 minutes West 711.30 feet to a point; thence along Lot 1 South 9 degrees 38 minutes West 185.25 feet to a point; thence along Lot 4 South 78 degrees 14 minutes East 473.54 feet to a point; thence along the same North 79 degrees 23 minutes East 320 feet to the center of Township Road 400; thence through Township Road 400 south 12 degrees 24 minutes East 150 feet to the place of BEGINNING. CONTAINING 3.06 acres.

LOT NO. 4:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 3 and 4; also being the southeast corner of the described tract of ground; South 79 degrees 23 minutes West 320 feet to a point; thence along Lot 3 North 78 degrees 14 minutes West 473.54 feet to a point; thence along Lot 1 North 9 degrees 38 minutes East 154.51 feet to a point; thence along Lot 6 south 80 degrees 30 minutes East 127.62 feet to a point; thence along the same South 85 degrees 52 minutes East 362.53 feet to a point; thence along same North 87 degrees 10 minutes East 218.25 feet to the center of Township Road 400; thence through Township Road 400 South 16 degrees 56 minutes East 160.54 feet to the place of BEGINNING. CONTAINING 3.03 acres.

Above descriptions provided by Peter J. Uhl, R.S. of Danville, PA.

The improvements consist of a 2-story single family dwelling.

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TO BE SOLD AS THE PROPERTY OF ANTHONY J. LAPORTE and KAREN D. LAPORTE

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,

Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,

Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

2012-ED-124

NOTICE OF SHERIFF'S SALE

TO: All Parties in Interest and Claimants

OWNER(S): Anthony J. Laporte and Karen D. Laporte

PROPERTY: 169 Katys Church Road
Danville, Pennsylvania 17821

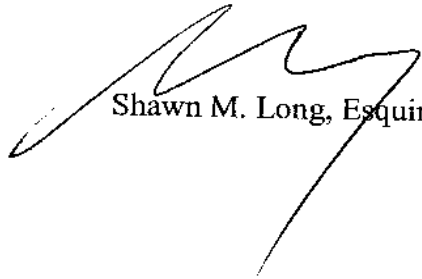
COUNTY: Columbia

The above-captioned property is scheduled to be sold at the Sheriff's Sale on
_____ at _____ .m. at Sheriff's Office, Court House - P.O. Box 380,
Bloomsburg, PA. Our records indicate that you may hold a mortgage or judgment on the

property which may be extinguished by the sale. You may wish to attend the sale to protect your interest.

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

Sincerely,
BARLEY SNYDER



Shawn M. Long, Esquire

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TO BE SOLD AS THE PROPERTY OF ANTHONY J. LAPORTE and KAREN D. LAPORTE

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 East King Street
Lancaster, PA 17602
717.299.5201

Attorney for Plaintiff
Fulton Bank, N.A., formerly
known as Fulton Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE AND KAREN
D. LAPORTE,
Defendants

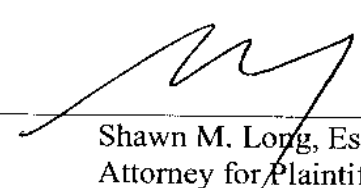
COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

2012-ED-124

WAIVER OF WATCHMAN

Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying person of such levy or attachment, without liability on the part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.


Shawn M. Long, Esquire
Attorney for Plaintiff

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

*Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton
Bank*

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,

Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

2012-ED-124

AFFIDAVIT OF WHEREABOUTS OF DEFENDANTS

Fulton Bank, N.A., formerly known as Fulton Bank, plaintiff in the above action provides the following information as to the whereabouts of the Defendants and/or tenants in the property:

1. The plaintiff believes the Defendants are residing at the property located at 169 Katys Church Road, Danville, Columbia County, Pennsylvania.
2. The plaintiff believes there are no tenants residing at the property.

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 17 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.

BARLEY SNYDER

Date: 01/21/12

By: 

Shawn M. Long, Esquire
Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as
Fulton Bank
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton
Bank

FULTON BANK, N.A., FORMERLY KNOWN AS FULTON BANK, <i>Plaintiff</i>	COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA CIVIL ACTION – LAW
v.	No. 2012-CV-1025
ANTHONY J. LAPORTE and KAREN D. LAPORTE, <i>Defendants</i>	2012-ED-124

AFFIDAVIT PURSUANT TO RULE 3129.1

Fulton Bank, N.A., formerly known as Fulton Bank, plaintiff in the above action, sets forth as of the date the praccipe for the writ of execution was filed the following information concerning the real property located at 169 Katys Church Road, Danville, Madison Township, Columbia County, Pennsylvania 17821.

- (1) Name and address of owner(s) or reputed owner(s):

Anthony J. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

Karen D. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

- (2) Name and address of defendant(s) in the judgment:

Anthony J. Laporte
169 Katys Church Road
Danville, Pennsylvania 17821-7968

Karen D. Laporte

169 Katys Church Road
Danville, Pennsylvania 17821-7968

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

Fulton Bank, N.A., formerly known as Fulton Bank
One Penn Square
P.O. Box 4887
Lancaster, PA 17604

- (4) Name and address of the last recorded holder of every mortgage of record:

Fulton Bank, N.A., formerly known as Fulton Bank
One Penn Square
P.O. Box 4887
Lancaster, PA 17604

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

None known to Plaintiff at this time.

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

None known to Plaintiff at this time.

- (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:

Commonwealth of Pennsylvania
Dept. of Revenue
Bureau of Compliance
7th Floor
Strawberry Square
Harrisburg, PA 17128-0101

Internal Revenue Service
Wm. S. Moorhead Federal Building
Advisory
1000 Liberty Avenue, Room 704
Pittsburgh, PA 15222

Internal Revenue Service
600 Arch Street
Room 3259
Philadelphia, PA 19106

Columbia County Tax Claim Bureau
35 West Main Street
Bloomsburg, PA 17815

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 17 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.

BARLEY SNYDER

Date: 9/12/12

By: 

Shawn M. Long, Esquire
Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as
Fulton Bank
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

ALL THOSE CERTAIN pieces, parcels or tracts of land located in Madison Township, Columbia County, State of Pennsylvania, bounded and described as follows, to wit:

LOT NO. 3:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 2 and 3; also being the Southeast corner of the described tract of ground; South 62 degrees 34 minutes West 150.48 feet to a point; thence along Lot 2 and Lot 1 North 84 degrees 17 minutes West 711.30 feet to a point; thence along Lot 1 South 9 degrees 38 minutes West 185.25 feet to a point; thence along Lot 4 South 78 degrees 14 minutes East 473.54 feet to a point; thence along the same North 79 degrees 23 minutes East 320 feet to the center of Township Road 400; thence through Township Road 400 south 12 degrees 24 minutes East 150 feet to the place of BEGINNING. CONTAINING 3.06 acres.

LOT NO. 4:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 3 and 4; also being the southeast corner of the described tract of ground; South 79 degrees 23 minutes West 320 feet to a point; thence along Lot 3 North 78 degrees 14 minutes West 473.54 feet to a point; thence along Lot 1 North 9 degrees 38 minutes East 154.51 feet to a point; thence along Lot 6 south 80 degrees 30 minutes East 127.62 feet to a point; thence along the same South 85 degrees 52 minutes East 362.53 feet to a point; thence along same North 87 degrees 10 minutes East 218.25 feet to the center of Township Road 400; thence through Township Road 400 South 16 degrees 56 minutes East 160.54 feet to the place of BEGINNING. CONTAINING 3.03 acres.

Above descriptions provided by Peter J. Uhl, R.S. of Danville, PA.

The improvements consist of a 2-story single family dwelling.

THIS CONVEYANCE IS MADE UNDER AND SUBJECT to all matters set forth on the subdivision plan recorded in Map Book 7, Page 475.

THIS CONVEYANCE IS MADE UNDER AND SUBJECT to Covenants, Restrictions and Conditions which shall run with the land as contained in Columbia County Instrument No. 2000-05865.

BEING THE SAME PREMISES which Norman Steck and Cynthia Steck, his wife by deed dated June 16, 2000 and recorded June 21, 2000 in the Office of the Recorder of Deeds in and for Columbia County, Pennsylvania in Instrument No. 200005865, granted and conveyed unto Anthony J. Laporte and Karen D. Laporte, his wife, their heirs and assigns, as tenants by the entirety.

TO BE SOLD AS THE PROPERTY OF ANTHONY J. LAPORTE and KAREN D. LAPORTE

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 East King Street
Lancaster, PA 17602
717.299.5201

Attorney for Plaintiff
Fulton Bank, N.A., formerly
known as Fulton Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE AND KAREN
D. LAPORTE,
Defendants

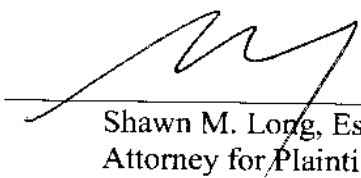
COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-CV-1025

2012-ED-124

WAIVER OF WATCHMAN

Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whoever is found in possession, after notifying person of such levy or attachment, without liability on the part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.


Shawn M. Long, Esquire
Attorney for Plaintiff

BARLEY SNYDER
Shawn M. Long, Esquire
Court I.D. No. 83774
126 E. King Street
Lancaster, PA 17602
717.299.5201

Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as Fulton
Bank

FULTON BANK, N.A., FORMERLY
KNOWN AS FULTON BANK,
Plaintiff

v.

ANTHONY J. LAPORTE and
KAREN D. LAPORTE,
Defendants

COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW

No. 2012-CV-1025

2012-ED-124

AFFIDAVIT OF WHEREABOUTS OF DEFENDANTS

Fulton Bank, N.A., formerly known as Fulton Bank, plaintiff in the above action provides the following information as to the whereabouts of the Defendants and/or tenants in the property:

1. The plaintiff believes the Defendants are residing at the property located at 169 Katys Church Road, Danville, Columbia County, Pennsylvania.
2. The plaintiff believes there are no tenants residing at the property.

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 17 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.

BARLEY SNYDER

Date: 01/12/12

By: 

Shawn M. Long, Esquire
Attorneys for Plaintiff
Fulton Bank, N.A., formerly known as
Fulton Bank
Court I.D. No. 83774
126 E. King Street
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LOT NO. 4:

BEGINNING at a point in Township Road 400, said point being the common corner between Lots 3 and 4; also being the southeast corner of the described tract of ground; South 79 degrees 23 minutes West 320 feet to a point; thence along Lot 3 North 78 degrees 14 minutes West 473.54 feet to a point; thence along Lot 1 North 9 degrees 38 minutes East 154.51 feet to a point; thence along Lot 6 south 80 degrees 30 minutes East 127.62 feet to a point; thence along the same South 85 degrees 52 minutes East 362.53 feet to a point; thence along same North 87 degrees 10 minutes East 218.25 feet to the center of Township Road 400; thence through Township Road 400 South 16 degrees 56 minutes East 160.54 feet to the place of BEGINNING. CONTAINING 3.03 acres.

Above descriptions provided by Peter J. Uhl, R.S. of Danville, PA.

The improvements consist of a 2-story single family dwelling.

THIS CONVEYANCE IS MADE UNDER AND SUBJECT to all matters set forth on the subdivision plan recorded in Map Book 7, Page 475.

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BEING THE SAME PREMISES which Norman Steck and Cynthia Steck, his wife by deed dated June 16, 2000 and recorded June 21, 2000 in the Office of the Recorder of Deeds in and for Columbia County, Pennsylvania in Instrument No. 200005865, granted and conveyed unto Anthony J. Laporte and Karen D. Laporte, his wife, their heirs and assigns, as tenants by the entireties.

TO BE SOLD AS THE PROPERTY OF ANTHONY J. LAPORTE and KAREN D. LAPORTE

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TO BE SOLD AS THE PROPERTY OF ANTHONY J. LAPORTE and KAREN D. LAPORTE

Barley Snyder
50 North Fifth Street, 2nd Floor
Reading, PA 19603

M&T Bank
60-83/313

51506
9/17/2012

One Thousand Five Hundred and No/100 Dollars-----

\$1,500.00

Columbia County Sheriff
PO Box 380
Bloomsburg, PA 17815

Barley Snyder LLP
Office Account
Checks Over \$5,000.00 Require Two Manual Signatures



⑈ 51506 ⑈ ⑆03130083⑆

⑆0506⑆0⑈