

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

15 Bond 1/14 VS Foodrick & Demse Trust

NO. 80-12 ED NO. 336-12 JD

DATE/TIME OF SALE: Aug 21 9:00

BID PRICE (INCLUDES COST) \$ 2381.66

POUNDAGE - 2% OF BID \$ 47.63

TRANSFER TAX - 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2429.29

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): 

TOTAL DUE: \$ 2429.29

LESS DEPOSIT: \$ 1580.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 1679.29

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff
U.S BANK NATIONAL ASSOCIATION

vs.

Defendant
FREDERICK WEAVER
DENISE WEAVER

Attorney for the Plaintiff:

PURCELL, KRUG & HALLER
1719 NORTH FRONT STREET
HARRISBURG, PA 17102

Sheriff's Sale Date: Wednesday, August 8, 2012

Writ of Execution No. : 2012CV336

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 3863 SMITH STREET, BLOOMSBURG, PA 17815

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	\$24.00
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	\$10.00
Tax Claim Search	\$5.00
Surcharge	\$120.00

Total Sheriff Costs **\$2,325.66**

Distribution Costs

Recording Fees	\$56.00
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Total Distribution Costs **\$56.00**

Grand Total: **\$2,381.66**

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)

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LAW OFFICES

PURCELL, KRUG & HALLER
1719 NORTH FRONT STREET
HARRISBURG, PENNSYLVANIA 17102-2393

TELEPHONE (717) 234-4178
TELECOPIER (717) 233-1149

August 30, 2012

OFFICE OF THE SHERIFF
Columbia County Court House
P. O. Box 380
Bloomsburg, PA 17815

Re: U.S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING
FINANCE AGENCY vs. FREDERICK E. WEAVER & DENISE K. WEAVER
No. 2012-CV-336-MF

Dear Sheriff:

Enclosed please find affidavits of value for the deed to be prepared and recorded as a result of this sale.

THE GRANTEE SHOULD BE:

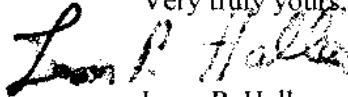
US BANK NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING
FINANCE AGENCY
211 NORTH FRONT STREET
HARRISBURG, PA 17101

Please have the Recorder return the recorded deed to me in the enclosed envelope, along with the recording receipt.

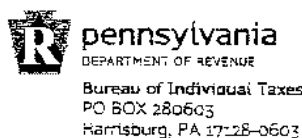
PLEASE CALL OUR OFFICE, COLLECT IF NECESSARY, THE DAY THE DEED IS RECORDED.

Thank you for your cooperation in this matter. Please call if you need anything further.

Very truly yours,


Leon P. Haller

LPH/kb
Enclosure



REALTY TRANSFER TAX STATEMENT OF VALUE

See reverse for instructions.

RECORDER'S USE ONLY

State Tax Paid
Book Number
Page Number
Date Recorded

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

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

Name Leon P. Haller, Esquire		Telephone Number (717) 234-4178	
Mailing Address 1719 North Front Street	City Harrisburg	State PA	ZIP Code 17102

B. TRANSFER DATA

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

Mailing Address
35 West Main Street

City
Bloomsburg

State
PA

ZIP Code
17815

C. Date of Acceptance of Document

Grantee(s)/Lessee(s) US BANK NATIONAL ASSOCIATION
TRUSTEE FOR THE PENNSYLVANIA HOUSING

Mailing Address FINANCE AGENCY
211 North Front Street

City
Harrisburg

State
PA

ZIP Code
17101

D. REAL ESTATE LOCATION

Street Address 3863 Smith Street		City, Township, Borough Township of South Centre	
County Columbia County	School District	Tax Parcel Number 12-01A-020	

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

1. Actual Cash Consideration \$2,429.29	2. Other Consideration + 0.00	3. Total Consideration = \$2,429.29
4. County Assessed Value \$30,969.00	5. Common Level Ratio Factor X 3.60	6. Fair Market Value = \$111,488.40

F. EXEMPTION DATA

1a. Amount of Exemption Claimed 100%	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.

- ☐ 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 Leon P. Haller, Esquire	Date 8/30/12
--	-----------------

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

179515

Purcell, Krug & Haller

1719 North Front Street
Harrisburg, PA 17102

BANK

60-184-313

Check One and
Two in Series

CHECK NO.

179515

CHECK DATE

09/17/2012

PAY

One thousand seventy-nine and twenty-nine/100*****

CHECK AMOUNT

\$1,079.29

TO THE
ORDER
OF

COLUMBIA COUNTY SHERIFF

VOID AFTER 90 DAYS

AUTHORIZED SIGNATURE



179515 031301846 51 32093 2

PO Box 380
Bloomsburg, PA 17815

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

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

Fax

To: Leon Haller, Esq.

From: Sheriff Timothy T. Chamberlain

Fax:

Pages: 3

Phone:

Date: 9/14/12

Re: Weaver

CC:

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

● **Comments:** I have received deed instructions and the mortgage, however I cannot proceed with the deed until \$1,079.29 is received. Attached are the cost sheets.

SHERIFF'S SALE COST SHEET

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

✓ DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>100.00</u>
✓ LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>1.00</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
✓ ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>10.00</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>10.00</u>
TOTAL ***** \$ <u>787.00</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>130.00</u>
MISC. _____	\$ _____
_____	\$ _____
TOTAL ***** \$ _____	

TOTAL COSTS (OPENING BID) \$ 2381.66

LAW OFFICE
Purcell, Krug & Haller

HOWARD B. KRUG
LEON P. HALLER
JOHN W. PURCELL JR.
JILL M. WINEKA
LISA A. RYNARD

1719 NORTH FRONT STREET
HARRISBURG, PENNSYLVANIA 17102-2392
TELEPHONE (717) 234-4178
FAX (717) 233-1149

JOHN W. PURCELL (1924-2009)

JOSEPH NISSLEY (1910-1982)

July 12, 2012

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

Re: 2012-CV-336-MF U.S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE
PENNSYLVANIA HOUSING FINANCE AGENCY vs. FREDERICK E. WEAVER
DENISE K. WEAVER

Dear Sir/Madam:

Enclosed please find a copy of the Return of Service regarding the above-referenced case for your records, as well as one copy. Please time-stamp the enclosed copy and return to me in the self-addressed stamped envelope provided. Should you have any questions, please do not hesitate to contact our office.

Very truly yours,

Leon P. Haller, Esquire

LPH:bav

Enclosure

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

RETURN OF SERVICE

I hereby certify that I have deposited in the U.S. Mails at Harrisburg, Pennsylvania on
6/8/2012, a true and correct copy of the Notice of Sale of Real Estate pursuant to PA
R.C.P. 3129.1 to the Defendants herein and all lienholders of record by regular first class mail
(Certificate of Mailing form in compliance with U.S. Postal Form 3817 is attached hereto as evidence),
and also to the Defendants by Certified Mail, which mailing receipts are attached. Service addresses are
as follows:

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT. S4
BLOOMSBURG, PA 17815

FREDERICK E. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
522 MONTOUR BOULEVARD
TRAILER 16
BLOOMSBURG, PA 17815

Housing Authority of the
County of Columbia
700 Sawmill Road
Bloomsburg, PA 17815

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

TENANT/OCCUPANT
3863 SMITH STREET
BLOOMSBURG, PA 17815

By 

PURCELL, KRUG & HALLER

Attorneys for Plaintiff

1719 North Front Street

Harrisburg, PA 17102

(717) 234-4178

LAW OFFICES
Purcell, Krug & Haller

HOWARD B. KRUG
LEON P. HALLER
JOHN W. PURCELL JR.
JILL M. WINEKA
LISA A. RYNARD

1719 NORTH FRONT STREET
HARRISBURG, PENNSYLVANIA 17102-2392
TELEPHONE (717) 234-4178
FAX (717) 233-1149

HERSHEY
(717) 533-3836

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT. S4
BLOOMSBURG, PA 17815

FREDERICK E. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
522 MONTOUR BOULEVARD
TRAILER 16
BLOOMSBURG, PA 17815
Housing Authority of the
County of Columbia
700 Sawmill Road
Bloomsburg, PA 17815

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

TENANT/OCCUPANT
3863 SMITH STREET
BLOOMSBURG, PA 17815

NOTICE IS HEREBY GIVEN to the Defendants in the within action and those parties who hold one or more mortgages, judgments or tax liens against the real estate which is the subject of the Notice of Sale pursuant to Pennsylvania Rule of Civil Procedure 3129.1 attached hereto.

YOU ARE HEREBY NOTIFIED that by virtue of a Writ of Execution issued out of the Court of Common Pleas of the within county on the judgment of the Plaintiff named herein the said real estate will be exposed to public sale as set forth on the attached Notice of Sale.

YOU ARE FURTHER NOTIFIED that the lien you hold against the said real estate will be divested by the sale and that you have an opportunity to protect your interest, if any, by being notified of said Sheriff's Sale.

By: _____

Leon P. Haller PA I.D.15700

Attorney for Plaintiff

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TAKE NOTICE:

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE: WEDNESDAY, AUGUST 8, 2012

TIME: 9:00 O'CLOCK A.M.; prevailing local time

LOCATION: Columbia County Courthouse
35 West Main Street
Bloomsburg, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

**3863 SMITH STREET
BLOOMSBURG, PA 17815**

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 2012-CV-336-MF

JUDGMENT AMOUNT \$90,622.74

THE NAMES OF THE OWNERS OR REPUTED OWNERS of this property is:

FREDERICK E. WEAVER AND DENISE K. WEAVER

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff **(for example, to banks that hold mortgages and municipalities that are owed taxes)** will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU.

IT MAY CAUSE YOUR PROPERTY TO BE HELD, TO BE SOLD OR TAKEN TO PAY THE JUDGMENT

You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, **YOU MUST ACT PROMPTLY.**

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE:

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

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file an petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. This petition **MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**

3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation of the petition to the Court.

PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

ALL THOSE CERTAIN parcels or lots of land situate in the Township of South Centre, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

PARCEL NO. 1:

BEGINNING at a point 30 feet North 18 degrees 30 minutes West from the northeast corner of land now or formerly of John J. Price and wife, acquired from former grantors by Deed dated July 12, 1954, and in a straight line extended along the easterly side of said Price property; **THENCE** South 71 degrees 30 minutes West a distance of 139 feet, more or less, along the northern side of a proposed 30 feet roadway to a concrete marker which is 20 feet easterly from the southeast corner of land now or formerly of J.D. Smith; **THENCE** North 24 degrees 16 minutes West a distance of 100 feet along the easterly side of a proposed 20 foot roadway to a concrete marker; **THENCE** North 71 degrees 30 minutes East through land of former grantors a distance of 150 feet, more or less, to a point on the westerly side of a proposed 30 foot roadway; **THENCE** along said proposed roadway South 18 degrees 30 minutes East a distance of 100 feet, more or less, to the place of **BEGINNING**.

PARCEL NO. 2:

BEGINNING at a concrete corner marker at the northwest corner of lot now of formerly of Marvin F. Weaver and wife; **THENCE** running in a northerly direction along the easterly side of a 20 foot roadway approximately parallel to the Scott-Center Township line a distance of 100 feet to a concrete marker, the southwest corner of lands now or formerly of Doyle A. Diltz and wife; **THENCE** in an easterly direction North 71 degrees 30 minutes East by lands now or formerly of said Diltz a distance of 158 feet, more or less, to a concrete marker; **THENCE** on the western side of a 30 foot roadway South 18 degrees 30 minutes East a distance of 99 feet 8 inches to a concrete marker at the northeast corner of lot now or formerly of Marvin F. Weaver and wife; **THENCE** in a westerly direction by the same a distance of 147 feet, more or less, to the place of **BEGINNING**;

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated September 7, 1973 recorded in Deed Book 263 page 1026.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated April 17, 1973 recorded in Deed Book 263 page 1029.

HAVING THEREON ERECTED a dwelling known as 3863 Smith Street, Bloomsburg, PA 17815.

PARCEL NO. 12-01A-020

BEING THE SAME PREMISES WHICH Virginia M. Weaver by deed dated 4/23/07 and recorded 4/24/07 in Columbia County Instrument No. 2007-04125, granted and conveyed unto Frederick E. Weaver and Denise K. Weaver, husband and wife.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO. 2012-CV-336-MF.

7196 9008 9111 468 7664

TO: DENISE K. WEAVER
522 MONTGOMERY BOULEVARD
TRAILER 16
BLOOMSBURG, PA 17815

SENDER: PHFA v. WEAVER

REFERENCE: NOS 08/08/12

PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	65
	Certified Fee	2.95
	Return Receipt Fee	2.35
	Restricted Delivery	4.55
	Total Postage & Fees	10.50

US Postal Service®

Receipt for Certified Mail™

No Insurance Coverage Provided
Do Not Use for International Mail

POSTMARK OR DATE

JUN - 8 2012

7196 9008 9111 4681 9695

TO: FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT. S4
BLOOMSBURG, PA 17815

SENDER: PHFA v. WEAVER

REFERENCE: NOS 08/08/12

PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	65
	Certified Fee	2.95
	Return Receipt Fee	2.35
	Restricted Delivery	4.55
	Total Postage & Fees	10.50

US Postal Service®

Receipt for Certified Mail™

No Insurance Coverage Provided
Do Not Use for International Mail

POSTMARK OR DATE

JUN - 8 2012

7196 9008 11 4681 9671

TO: DENISE K. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

SENDER: PHFA v. WEAVER

REFERENCE: NOS 08/08/12

PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	65
	Certified Fee	2.95
	Return Receipt Fee	2.35
	Restricted Delivery	4.55
	Total Postage & Fees	10.50

US Postal Service®

Receipt for Certified Mail™

No Insurance Coverage Provided
Do Not Use for International Mail

POSTMARK OR DATE

JUN - 8 2012

7196 9008 9111 4681 9688

TO: FREDERICK E. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

SENDER: PHFA v. WEAVER

REFERENCE: NOS 08/08/12

PS Form 3800, January 2005

RETURN RECEIPT SERVICE	Postage	65
	Certified Fee	2.95
	Return Receipt Fee	2.35
	Restricted Delivery	4.55
	Total Postage & Fees	10.50

US Postal Service®

Receipt for Certified Mail™

No Insurance Coverage Provided
Do Not Use for International Mail

POSTMARK OR DATE

JUN - 8 2012

PENNSYLVANIA HOUSING FINANCE AGENCY v. FREDERICK E. WEAVER DENISE K. WEAVER
Columbia County Sale 08/08/12

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT. S4
BLOOMSBURG, PA 17815

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

FREDERICK E. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

DENISE K. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

Postmark:



UNITED STATES POSTAGE
02 1M
0004284324 JUN 08 2012
MAILED FROM ZIP CODE 17102
\$ 01.15⁰

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

DENISE K. WEAVER
522 MONTOUR BOULEVARD
TRAILER 16
BLOOMSBURG, PA 17815

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

Housing Authority of the
County of Columbia
700 Sawmill Road
Bloomsburg, PA 17815

Postmark:

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

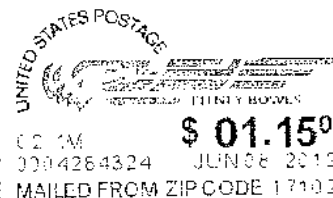
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

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

Postmark:



PENNSYLVANIA HOUSING FINANCE AGENCY v. FREDERICK E. WEAVER DENISE K. WEAVER
Columbia County Sale 08/08/12

U. S. POSTAL SERVICE
CERTIFICATE OF MAILING
(In compliance with Postal Service Form 3877)

Received from:

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

Postage:

One piece of ordinary mail addressed to:

TENANT/OCCUPANT
3863 SMITH STREET
BLOOMSBURG, PA 17815

Postmark:



UNITED STATES POSTAGE
02 1M
0064234324 JUN 08 2012
MAILED FROM ZIP CODE 17102
\$ 01.15⁰

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

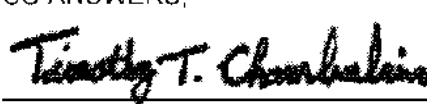
Case Number
2012CV336

SHERIFF'S RETURN OF SERVICE

07/06/2012 08:52 AM - DEPUTY PAUL D'ANGELO, 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 3863 SMITH STREET, BLOOMSBURG, PA 17815.


PAUL D'ANGELO, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

July 09, 2012

NOTARY

Affirmed and subscribed to before me this

9TH day of JULY, 2012

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

Plaintiff Attorney: PURCELL, KRUG & HALLER, 1719 NORTH FRONT STREET, HARRISBURG, PA 17102

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Posting - Sale Bill	Zone:	
Manner:	< Not Specified >	Expires:	06/29/2012
Notes:	SHERIFF'S SALE BILL		

Serve To:

Name:	(POSTING)
Primary Address:	3863 SMITH STREET BLOOMSBURG, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other
Adult In Charge:	Posted
Relation:	
Date:	07-06-12
Time:	0832
Deputy:	3
Mileage:	

Attorney / Originator:

Name: PURCELL, KRUG & HALLER	Phone: 717-234-4178
-------------------------------------	----------------------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

(POSTING)

2012CV336

3863 SMITH STREET, BLOOMSBURG, PA 17815

EXP: 06/29/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

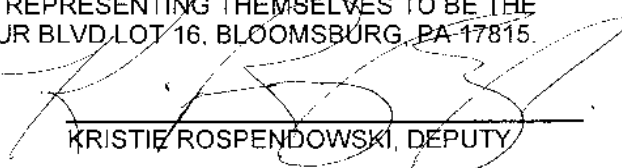


U.S BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SHERIFF'S RETURN OF SERVICE

06/04/2012 01:30 PM - DEPUTY KRISTIE ROSPENDOWSKI, 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: DENISE WEAVER AT 522 MONTGOMERY BLVD LOT 16, BLOOMSBURG, PA 17815.


KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

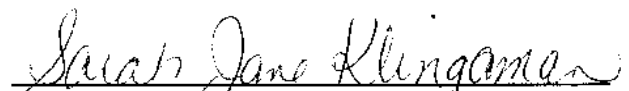
June 06, 2012

NOTARY

Affirmed and subscribed to before me this

6TH day of JUNE, 2012

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



Plaintiff Attorney: PURCELL, KRUG & HALLER, 1719 NORTH FRONT STREET, HARRISBURG, PA 17102

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

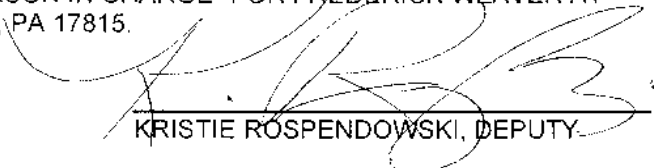


U.S BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SHERIFF'S RETURN OF SERVICE

06/05/2012 02:35 PM - DEPUTY KRISTIE ROSPENDOWSKI, 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 JAMIE SCHULTZ, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR FREDERICK WEAVER AT 1221 OLD BERWICK ROAD APT S4, BLOOMSBURG, PA 17815.


KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,

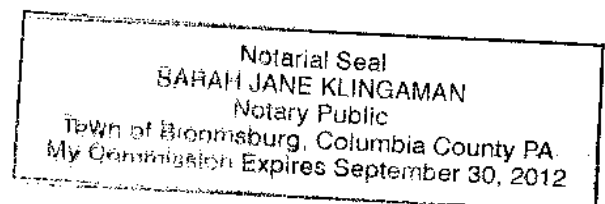

TIMOTHY T. CHAMBERLAIN, SHERIFF

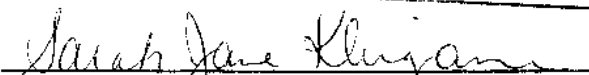
June 06, 2012

NOTARY

Affirmed and subscribed to before me this

6TH day of JUNE, 2012





Plaintiff Attorney: PURCELL, KRUG & HALLER, 1719 NORTH FRONT STREET, HARRISBURG, PA 17102

**In the Court of Common Pleas of COLUMBIA County, Pennsylvania
DOMESTIC RELATIONS SECTION**

NOTICE OF LIEN

TO:

TIMOTHY T CHAMBERLAIN
SHERIFF OF COLUMBIA COUNTY
COLUMBIA COUNTY COURTHOUSE
35 WEST MAIN STREET
BLOOMSBURG, PA 17815

FROM:

(IV-D Agency or name of obligee and/or his or her private attorney or entity acting on behalf of the obligee, address)

DOMESTIC RELATIONS SECTION
PO BOX 380
BLOOMSBURG PA 17815

Phone: (570) 387-8870 Fax: (570) 387-8876
Email:

Obligor:

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT 4
BLOOMSBURG, PA 17815

SSN: 208-62-8976 Date of Birth: 02/21/79

Obligee:

DENISE K. WEAVER

**IV-D Case #: 654112863
(or non-IV-D docket #)**

This lien results, by operation of law, from a support order, entered on MARCH 22, 2012 by Pennsylvania Court of Common Pleas in COLUMBIA County, tribunal number 11398.

As of JUNE 11, 2012, the obligor owes unpaid support in the amount of \$1,965.96. This judgment may be subject to interest.

Prospective amounts of support, not paid when due, are judgments that are added to the lien amount. This lien attaches to all non-exempt real and/or titled personal property of the above-named obligor which is located or existing within the State/county of filing, including any property specifically described below.

Specific description of property:
3863 SMITH STREET, BLOOMSBURG, PA 17815

All aspects of this lien, including its priority and enforcement, are governed by the law of the State where the property is located. An obligor must follow the laws and procedures of the State where the property is located or recorded. An obligor may also contact the entity sending the lien. This lien remains in effect until released or withdrawn by the issuing agency, the obligee, the entity acting on behalf of the obligee, or in accordance with the laws of the State where the property is located.

Note to Lien Recorder: Please provide the sender with a copy of the filed lien, containing the recording information, at the address provided above.

Check either "A" or "B" below. The option that does not apply may be omitted from the form. If "B" is checked, the form must be notarized.

A. ☒ Submitted by a IV-D agency/office on behalf of the named obligee

As an authorized agent of a State or Tribal, or subdivision of a State or Tribal, agency responsible for implementing the support enforcement program set forth in Title IV, Part D, of the Federal Social Security Act (42 U.S.C. 651, et seq.), I have authority to file this child support lien in any state, or U.S. Territory. For additional information regarding this lien, including the pay-off amount, please contact the authorized agency and reference its case number, both listed above.

Joseph Horvat
Authorized Agent

6-11-12
Date

Joseph Horvat
Print name, e-mail address, phone and fax number

B. ☐ Submitted by an obligee or a private (non-IV-D) attorney or entity on behalf of an obligee

I am: ☐ the obligee of the above referenced order [or]

☐ an attorney or entity representing the above named obligee

I certify under penalty of perjury that the information contained in this notice is true and accurate and that this lien is submitted in accordance with the laws of the State of _____. For additional information regarding this lien, including the pay-off amount, please contact the obligee listed above.

Signature

Date

Print name, e-mail address, phone and fax number

I certify that Joseph Horvat appeared before me and is known to me as the individual who signed the above.

State of COMMONWEALTH OF PENNSYLVANIA)
County of Montour Twp., Columbia County) ss.

Notarial Seal
Debra Welliver, Notary Public
Montour Twp., Columbia County
My Commission Expires Oct. 26, 2015

Notary Public Debra Welliver
Date 6-11-12

My appointment expires _____

NOTICE : Respondents are not required to respond to this information collection unless it displays a valid OMB control number.

OMB Control #: 0970-0153 Expiration Date: 05/31/2014 (Please note, this expiration date is for the OMB form and not the lien itself.)

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TAKE NOTICE:

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE: *August 8, 2012*

TIME: *9:00 AM*

LOCATION: Columbia County Courthouse
35 West Main Street
Bloomsburg, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

**3863 SMITH STREET
BLOOMSBURG, PA 17815**

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 2012-CV-336-MF

JUDGMENT AMOUNT \$90,622.74

THE NAMES OF THE OWNERS OR REPUTED OWNERS of this property is:

FREDERICK E. WEAVER AND DENISE K. WEAVER

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff **(for example, to banks that hold mortgages and municipalities that are owed taxes)** will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU.

IT MAY CAUSE YOUR PROPERTY TO BE HELD, TO BE SOLD OR TAKEN TO PAY THE JUDGMENT

You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, **YOU MUST ACT PROMPTLY.**

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR
TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET
FREE LEGAL ADVICE:**

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

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file an petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. This petition **MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**

3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation of the petition to the Court.

PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

ALL THOSE CERTAIN parcels or lots of land situate in the Township of South Centre, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

PARCEL NO. 1:

BEGINNING at a point 30 feet North 18 degrees 30 minutes West from the northeast corner of land now or formerly of John J. Price and wife, acquired from former grantors by Deed dated July 12, 1954, and in a straight line extended along the easterly side of said Price property; **THENCE** South 71 degrees 30 minutes West a distance of 139 feet, more or less, along the northern side of a proposed 30 foot roadway to a concrete marker which is 20 feet easterly from the southeast corner of land now or formerly of J.D. Smith; **THENCE** North 24 degrees 16 minutes West a distance of 100 feet along the easterly side of a proposed 20 foot roadway to a concrete marker; **THENCE** North 71 degrees 30 minutes East through land of former grantors a distance of 150 feet, more or less, to a point on the westerly side of a proposed 30 foot roadway; **THENCE** along said proposed roadway South 18 degrees 30 minutes East a distance of 100 feet, more or less, to the place of **BEGINNING**.

PARCEL NO. 2:

BEGINNING at a concrete corner marker at the northwest corner of lot now of formerly of Marvin F. Weaver and wife; **THENCE** running in a northerly direction along the easterly side of a 20 foot roadway approximately parallel to the Scott-Center Township line a distance of 100 feet to a concrete marker, the southwest corner of lands now or formerly of Doyle A. Diltz and wife; **THENCE** in an easterly direction North 71 degrees 30 minutes East by lands now or formerly of said Diltz a distance of 158 feet, more or less, to a concrete marker; **THENCE** on the western side of a 30 foot roadway South 18 degrees 30 minutes East a distance of 99 feet 8 inches to a concrete marker at the northeast corner of lot now or formerly of Marvin F. Weaver and wife; **THENCE** in a westerly direction by the same a distance of 147 feet, more or less, to the place of **BEGINNING**.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated September 7, 1973 recorded in Deed Book 263 page 1026.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated April 17, 1973 recorded in Deed Book 263 page 1029.

HAVING THEREON ERECTED a dwelling known as 3863 Smith Street, Bloomsburg, PA 17815.

PARCEL NO. 12-01A-020

BEING THE SAME PREMISES WHICH Virginia M. Weaver by deed dated 4/23/07 and recorded 4/24/07 in Columbia County Instrument No. 2007-04125, granted and conveyed unto Frederick E. Weaver and Denise K. Weaver, husband and wife.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO. 2012-CV-336-MF.

LAW OFFICES
Purcell, Krug & Haller

HOWARD B. KRUG
LEON P. HALLER
JOHN W. PURCELL JR.
JILL M. WINEKA
LISA A. RYNARD

1719 NORTH FRONT STREET
HARRISBURG, PENNSYLVANIA 17102-2392
TELEPHONE (717) 234-4178
FAX (717) 233-1149

HERSHEY
(717) 533-3836

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT. S4
BLOOMSBURG, PA 17815

FREDERICK E. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
522 MONTOUR BOULEVARD
TRAILER 16
BLOOMSBURG, PA 17815
Housing Authority of the
County of Columbia
700 Sawmill Road
Bloomsburg, PA 17815

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

TENANT/OCCUPANT
3863 SMITH STREET
BLOOMSBURG, PA 17815

NOTICE IS HEREBY GIVEN to the Defendants in the within action and those parties who hold one or more mortgages, judgments or tax liens against the real estate which is the subject of the Notice of Sale pursuant to Pennsylvania Rule of Civil Procedure 3129.1 attached hereto.

YOU ARE HEREBY NOTIFIED that by virtue of a Writ of Execution issued out of the Court of Common Pleas of the within county on the judgment of the Plaintiff named herein the said real estate will be exposed to public sale as set forth on the attached Notice of Sale.

YOU ARE FURTHER NOTIFIED that the lien you hold against the said real estate will be divested by the sale and that you have an opportunity to protect your interest, if any, by being notified of said Sheriff's Sale.

By: _____

Leon P. Haller PA I.D.15700

Attorney for Plaintiff

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TAKE NOTICE:

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE: WEDNESDAY, AUGUST 8, 2012

TIME: 9:00 O'CLOCK A.M.; prevailing local time

LOCATION: Columbia County Courthouse
35 West Main Street
Bloomsburg, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

**3863 SMITH STREET
BLOOMSBURG, PA 17815**

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 2012-CV-336-MF

JUDGMENT AMOUNT \$90,622.74

THE NAMES OF THE OWNERS OR REPUTED OWNERS of this property is:

FREDERICK E. WEAVER AND DENISE K. WEAVER

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (**for example, to banks that hold mortgages and municipalities that are owed taxes**) will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

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PURCELL, KRUG & HALLER
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EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated April 17, 1973 recorded in Deed Book 263 page 1029.

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PARCEL NO. 12-01A-020

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UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO. 2012-CV-336-MF.

COURT OF COMMON PLEAS - 26TH JUDICIAL DISTRICT OF PENNSYLVANIA
COLUMBIA COUNTY BRANCH
DOMESTIC RELATIONS SECTION
P O BOX 380
BLOOMSBURG PA 17815

HOURS: 8:00 AM - 4:30 PM

TELEPHONE 570-387-8870

TELEFAX 570-387-8876

FACSIMILE COVER SHEET

DATE FAX SENT: 6/11/12TIME FAX SENT: 2:45 pmRE: Notice of Lien
For Frederick / Denise WomackDELIVER TO: Columbia County Sheriff
Allen Tunduy T. Chambers

FROM: COLUMBIA COUNTY DOMESTIC RELATIONS
P O BOX 380
BLOOMSBURG PA 17815

TOTAL NUMBER OF PAGES INCLUDING COVER SHEET: 4

*** IF THE TOTAL PAGES LISTED ABOVE HAVE NOT BEEN RECEIVED PLEASE
CONTACT US AT EITHER OF THE ABOVE TELEPHONE OR FAX NUMBERS.

*** THE ENCLOSED FACSIMILE IS SOLEY INTENDED FOR THE SPECIFIC PERSON
OR PERSONS NAMED ABOVE. IF DELIVERED TO THE WRONG PLACE OR
PERSON PLEASE RETURN OR IMMEDIATELY DESTROY THE FACSIMILE.

FAX SENT BY: Margaret Cole

**In the Court of Common Pleas of COLUMBIA County, Pennsylvania
DOMESTIC RELATIONS SECTION**

NOTICE OF LIEN

TO:

TIMOTHY T CHAMBERLAIN
SHERIFF OF COLUMBIA COUNTY
COLUMBIA COUNTY COURTHOUSE
35 WEST MAIN STREET
BLOOMSBURG, PA 17815

FROM:

(IV-D Agency or name of obligee and/or his or her private
attorney or entity acting on behalf of the obligee, address)

DOMESTIC RELATIONS SECTION
PO BOX 380
BLOOMSBURG PA 17815

Phone: (570) 387-8870 Fax: (570) 387-8876
Email:

Obligor:

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT 4
BLOOMSBURG, PA 17815

SSN: 208-62-8976 Date of Birth: 02/21/79

Obligee:

DENISE K. WEAVER

IV-D Case #: 654112863
(or non-IV-D docket #)

This lien results, by operation of law, from a support order, entered on MARCH 22, 2012
by Pennsylvania Court of Common Pleas in COLUMBIA County, tribunal number 11398.

As of JUNE 11, 2012, the obligor owes unpaid support in the amount of \$1,965.96. This judgment
may be subject to interest.

Prospective amounts of support, not paid when due, are judgments that are added to the lien
amount. This lien attaches to all non-exempt real and/or titled personal property of the above-named
obligor which is located or existing within the State/county of filing, including any property specifically
described below.

Specific description of property:
3863 SMITH STREET, BLOOMSBURG, PA 17815

All aspects of this lien, including its priority and enforcement, are governed by the law of the State
where the property is located. An obligor must follow the laws and procedures of the State where the
property is located or recorded. An obligor may also contact the entity sending the lien. This lien
remains in effect until released or withdrawn by the issuing agency, the obligee, the entity acting on
behalf of the obligee, or in accordance with the laws of the State where the property is located.

Note to Lien Recorder: Please provide the sender with a copy of the filed lien, containing the
recording information, at the address provided above.

Check either "A" or "B" below. The option that does not apply may be omitted from the form. If "B" is checked, the form must be notarized.

A. ☒ Submitted by a IV-D agency/office on behalf of the named obligee

As an authorized agent of a State or Tribal, or subdivision of a State or Tribal, agency responsible for implementing the support enforcement program set forth in Title IV, Part D, of the Federal Social Security Act (42 U.S.C. 651, et seq.), I have authority to file this child support lien in any state, or U.S. Territory. For additional information regarding this lien, including the pay-off amount, please contact the authorized agency and reference its case number, both listed above.

Joseph Horvat
Authorized Agent

6-11-12
Date

Joseph Horvat

Print name, e-mail address, phone and fax number

B. ☐ Submitted by an obligee or a private (non-IV-D) attorney or entity on behalf of an obligee

I am: ☐ the obligee of the above referenced order [or]

☐ an attorney or entity representing the above named obligee

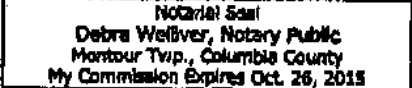
I certify under penalty of perjury that the information contained in this notice is true and accurate and that this lien is submitted in accordance with the laws of the State of _____. For additional information regarding this lien, including the pay-off amount, please contact the obligee listed above.

Signature

Date

Print name, e-mail address, phone and fax number

I certify that Joseph Horvat appeared before me and is known to me as the individual who signed the above.

State of COMMONWEALTH OF PENNSYLVANIA)
County of _____) ss.


Notary Public Debra Welliver
Date 6-11-12

My appointment expires _____

NOTICE: Respondents are not required to respond to this information collection unless it displays a valid OMB control number.

OMB Control #: 0970-0163 Expiration Date: 05/31/2014 (Please note, this expiration date is for the OMB form and not the lien itself.)

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TAKE NOTICE:

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE:

August 8, 2012

TIME:

9:00 AM

LOCATION: Columbia County Courthouse
35 West Main Street
Bloomsburg, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

**3863 SMITH STREET
BLOOMSBURG, PA 17815**

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 2012-CV-336-MF

JUDGMENT AMOUNT \$90,622.74

THE NAMES OF THE OWNERS OR REPUTED OWNERS of this property is:

FREDERICK E. WEAVER AND DENISE K. WEAVER .

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

REAL ESTATE TAX CERTIFICATION

Date: 06/05/2012

Fee: \$5.00

Cert. NO: 12385

WEAVER FREDRICK E & DENISE K
3863 SMITH STREET
BLOOMSBURG PA 17815

District: CENTRE SOUTH TWP
Deed: 20070 -4125
Location: 3863 SMITH ST
Parcel Id:12 -01A-020-00,000

Assessment: 34,100

Balances as of 06/05/2012

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

By: Columbia County Sheriff

Per: dm.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	
Manner:	< Not Specified >	Expires:	06/29/2012	Warrant:
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS ALT ADDRESS 1221 OLD BERWICK ROAD APT S4 BLOOMSBURG			

Serve To:

Name:	FREDERICK WEAVER
Primary Address:	3863 SMITH STREET BLOOMSBURG, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	HARRIS, D. L.		
Relation:	FATHER		
Date:	6/5/12	Time:	1:35
Deputy:	5	Mileage:	

Attorney / Originator:

Name:	PURCELL, KRUG & HALLER	Phone:	717-234-4178
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Service Attempts:

Date:	6/5/12					
Time:	7:40					
Mileage:						
Deputy:	5					

Service Attempt Notes:

- 7/6 one attempt L/C
-
-
-
-
-

WEAVER, FREDERICK

2012CV336

3863 SMITH STREET, BLOOMSBURG, PA 17815

EXP: 06/29/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	06/29/2012
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS ALT ADDRESS 522 MONTOUR BLVD LOT 16 BLOOMSBURG		
Warrant:			

Serve To:

Name:	DENISE WEAVER
Primary Address:	3863 SMITH STREET BLOOMSBURG, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	<i>DENISE WEAVER</i>		
Relation:	<i>Sister</i>		
Date:	<i>06/29/12</i>	Time:	<i>1330</i>
Deputy:	<i>5</i>	Mileage:	

Attorney / Originator:

Name: PURCELL, KRUG & HALLER	Phone: 717-234-4178
-------------------------------------	----------------------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

WEAVER, DENISE

2012CV336

3863 SMITH STREET, BLOOMSBURG, PA 17815

EXP: 06/29/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	06/29/2012
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	OCCUPANT
Primary Address:	3863 SMITH STREET BLOOMSBURG, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	POSTED PROPERTY		
Relation:			
Date:	6/1/12	Time:	
Deputy:	5	Mileage:	

Attorney / Originator:

Name: PURCELL, KRUG & HALLER	Phone: 717-234-4178
-------------------------------------	----------------------------

Service Attempts:

Date:	6/1/12					
Time:	15:25					
Mileage:						
Deputy:	5					

Service Attempt Notes:

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

OCCUPANT

2012CV336

3863 SMITH STREET, BLOOMSBURG, PA 17815

EXP: 06/29/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	06/29/2012
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	Linda J. Fedder
Primary Address:	6390 Third Street Bloomsburg, PA 17815
Phone:	570-784-0219
DOB:	
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other
Adult In Charge:	Linda Fedder
Relation:	Son
Date:	6/11/12
Time:	1505
Deputy:	5
Mileage:	

Attorney / Originator:

Name: PURCELL, KRUG & HALLER	Phone: 717-234-4178
-------------------------------------	----------------------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

FEDDER, LINDA J.

2012CV336

6390 THIRD STREET, BLOOMSBURG, PA 17815

EXP: 06/29/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	
Manner:	< Not Specified >	Expires:	06/29/2012	Warrant:
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS			

Serve To:

Name:	HOUSING AUTHORITY OF COLUMBIA	
Primary Address:	700 SAWMILL ROAD BLOOMSBURG, PA 17815	
Phone:		DOB:
Alternate Address:		
Phone:		

Final Service:

Served:	Personally · Adult In Charge · Posted · Other	
Adult In Charge:	C. M. Mordan	
Relation:	Secretary	
Date:	6/1/12	Time: 12:53
Deputy:	S. M.	Mileage:

Attorney / Originator:

Name:	PURCELL, KRUG & HALLER	Phone:	717-234-4178
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Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

HOUSING AUTHORITY OF

2012CV336

700 SAWMILL ROAD, BLOOMSBURG, PA 17815

EXP: 06/29/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	06/29/2012
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:	SHERIDY ECLANS		
Relation:	CLERK		
Date:	5/31/12	Time:	1507
Deputy:	5	Mileage:	

Attorney / Originator:

Name: PURCELL, KRUG & HALLER	Phone: 717-234-4178
-------------------------------------	----------------------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

COLUMBIA COUNTY TAX

2012CV336

PO BOX 380, BLOOMSBURG, PA 17815

EXP: 06/29/2012

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S BANK NATIONAL ASSOCIATION
vs.
FREDERICK WEAVER (et al.)

Case Number
2012CV336

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 06/29/2012

Warrant:

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

Serve To:

Name: Domestic Relations Office of Columbia

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:

Relation:

Date:

Time:

Deputy:

Mileage:

Attorney / Originator:

Name: PURCELL, KRUG & HALLER

Phone: 717-234-4178

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

DOMESTIC RELATIONS

2012CV336

11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, EXP: 06/29/2012

Document Receipt

Trans # 25534 Carrier / service: POST 2PM 5/31/2012

Ship to: IRS

INTERNAL REVENUE SERVICE

WILLIAM GREEN FEDERAL BUILDING
600 ARCH STREET ROOM 3259

Tracking #: 9171924291001000014638

Doc Ref #: 80ED2012

PHILADELPHIA PA 19106

Document Receipt

Trans # 25533 Carrier / service: POST 2PM 5/31/2012

Ship to: COP

COMMONWEALTH OF PENNSYLVANIA DEPT OF REV SHERIFF SALE

DEPT OF REV SHERIFF SALE

Tracking #: 9171924291001000014621

DEPARTMENT 281230

Doc Ref #: 80ED2012

HARRISBURG PA 17128

Document Receipt

Trans # 25532 Carrier / service: POST 2PM 5/31/2012

Ship to: FAIR

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC WELFARE
PO BOX 8016

Tracking #: 9171924291001000014614

Doc Ref #: 80ED2012

HARRISBURG PA 17105

Document Receipt

Trans # 25531 Carrier / service: POST 2PM 5/31/2012

Ship to: sba

U.S. Small Business Administration

PHILADELPHIA DISTRICT
OFFICE

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

Tracking #: 9171924291001000014607

Doc Ref #: 80ED2012

KING OR PA 19406
PRUSSIA

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)

No. 2012CV336

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, AUGUST 08, 2012

AT 9:00 O'CLOCK A.M.

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

ALL THOSE CERTAIN parcels or lots of land situate in the Township of South Centre, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

PARCEL NO. 1:

BEGINNING at a point 30 feet North 18 degrees 30 minutes West from the northeast corner of land now or formerly of John J. Price and wife, acquired from former grantors by Deed dated July 12, 1954, and in a straight line extended along the easterly side of said Price property; THENCE South 71 degrees 30 minutes West a distance of 139 feet, more or less, along the northern side of a proposed 30 feet roadway to a concrete marker which is 20 feet easterly from the southeast corner of land now or formerly of J.D. Smith; THENCE North 24 degrees 16 minutes West a distance of 100 feet along the easterly side of a proposed 20 foot roadway to a concrete marker; THENCE North 71 degrees 30 minutes East through land of former grantors a distance of 150 feet, more or less, to a point on the westerly side of a proposed 30 foot roadway; THENCE along said proposed roadway South 18 degrees 30 minutes East a distance of 100 feet, more or less, to the place of BEGINNING.

PARCEL NO. 2:

BEGINNING at a concrete corner marker at the northwest corner of lot now of formerly of Marvin F. Weaver and wife; THENCE running in a northerly direction along the easterly side of a 20 foot roadway approximately parallel to the Scott-Center Township line a distance of 100 feet to a concrete marker, the southwest corner of lands now or formerly of Doyle A. Diltz and wife; THENCE in an easterly direction North 71 degrees 30 minutes East by lands now or formerly of said Diltz a distance of 158 feet, more or less, to a concrete marker; THENCE on the western side of a 30 foot roadway South 18 degrees 30 minutes East a distance of 99 feet 8 inches to a concrete marker at the northeast corner of lot now or formerly of Marvin F. Weaver and wife; THENCE in a westerly direction by the same a distance of 147 feet, more or less, to the place of BEGINNING.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et UX. to the Township of South Centre dated September 7, 1973 recorded in Deed Book 263 page 1026.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et UX. to the Township of South Centre dated April 17, 1973 recorded in Deed Book 263 page 1029.

HAVING THEREON ERECTED a dwelling known as 3863 Smith Street, Bloomsburg, PA 17815.

PARCEL NO. 12-01A-020

BEING THE SAME PREMISES WHICH Virginia M. Weaver by deed dated 4/23/07 and recorded 4/24/07 in Columbia County Instrument No. 2007-04125, granted and conveyed unto Frederick E. Weaver and Denise K. Weaver, husband and wife.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO.

2012-CV-336-MF.

PROPERTY ADDRESS: 3863 SMITH STREET, BLOOMSBURG, PA 17815

UPI / TAX PARCEL NUMBER: 12-01A-020

Seized and taken into execution to be sold as the property of FREDERICK WEAVER, DENISE WEAVER in suit of U.S. BANK NATIONAL ASSOCIATION.

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:
PURCELL, KRUG & HALLER
HARRISBURG, PA 717-234-4178

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

REAL ESTATE OUTLINE

ED # 80-89.5

DATE RECEIVED 5-31-12
DOCKET AND INDEX 5 31 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>✓</u>	CK# <u>177006</u>

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

SALE DATE	<u>Aug. 3, 2012</u>	TIME <u>9:00</u>
POSTING DATE	<u>5/31/12</u>	
ADV. DATES FOR NEWSPAPER	1 ST WEEK <u>July 18</u>	
	2 ND WEEK <u>25</u>	
	3 RD WEEK <u>Aug. 1, 2012</u>	

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

80 ED 2012

WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)
P.R.C.P. 3180 TO 3183 and Rule 3257

COMMONWEALTH OF PENNSYLVANIA :

COUNTY OF COLUMBIA :

TO THE SHERIFF OF THE WITHIN COUNTY

To satisfy the judgment, interest and costs in the above matter, you are directed to levy upon and sell the following real estate identified as: **3863 SMITH STREET BLOOMSBURG, PA 17815** as follows:

Amount due pursuant to Judgment	\$90,622.74
Interest	\$1,896.56
Per diem of \$12.56 to 8/1/12	
Late Charges (\$25.20 per month to 8/1/12)	\$100.80
Escrow Deficit	\$2,000.00

TOTAL WRIT \$94,620.10

PLUS COSTS:

Dated: 05-31-2012

(SEAL)

Tamara B. Kline
PROTHONOTARY
By Barbara A. Silvestri
DEPUTY
Proth & Clerk of Sev. Courts
My Com. Ex. 1st Monday in 2016

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

80 PD 2012

WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)
P.R.C.P. 3180 TO 3183 and Rule 3257

COMMONWEALTH OF PENNSYLVANIA :

COUNTY OF COLUMBIA :

TO THE SHERIFF OF THE WITHIN COUNTY

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Interest	\$1,896.56
Per diem of \$12.56 to 8/1/12	
Late Charges (\$25.20 per month to 8/1/12)	\$100.80
Escrow Deficit	\$2,000.00

TOTAL WRIT \$94,620.10

PLUS COSTS:

Dated: 05-31-2012

(SEAL)

Tammie B. Kline
PROTHONOTARY
By Barbara N. Schutte
DEPUTY
Prothon & Clerk of Sev. Courts
My Com. Ex. 1st Monday in 2016

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

AFFIDAVIT PURSUANT TO RULE 3129.1

The Plaintiff in the above action, by its attorneys, Purcell, Krug & Haller, sets forth as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at **3863 SMITH STREET BLOOMSBURG, PA 17815:**

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

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT. S4
BLOOMSBURG, PA 17815

FREDERICK E. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
522 MONTOUR BOULEVARD
TRAILER 16
BLOOMSBURG, PA 17815

2. Name and address of Defendant(s) in the Judgment, if different from that listed. in (1) above: **SAME**

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

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

PLAINTIFF HEREIN (AND ANY OTHERS AS NOTED BELOW):

Housing Authority of the
County of Columbia
700 Sawmill Road
Bloomsburg, PA 17815

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

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: **UNKNOWN**

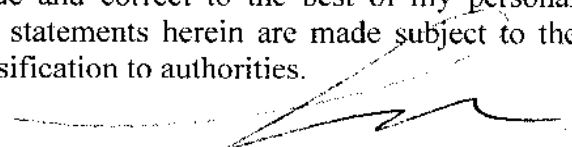
7. Name and address of every other person of whom the Plaintiff has knowledge who has **any interest** in the property which may be affected by the sale:

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

TENANT/OCCUPANT
3863 SMITH STREET
BLOOMSBURG, PA 17815

(In the preceding information, where addresses could not be reasonably ascertained, the same is indicated.)

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



Leon P. Haller PA I.D. #15700
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

DATE: May 30, 2012

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

PRAECIPE FOR WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)
P.R.C.P. 3180-3183

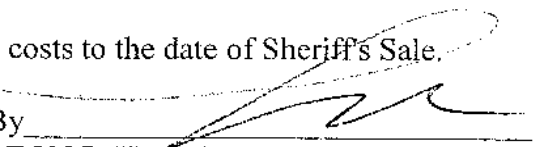
80 RD 2012

TO THE PROTHONOTARY:

Issue a Writ of Execution in the above matter on the real estate located at
3863 SMITH STREET BLOOMSBURG, PA 17815 as follows:

Amount due pursuant to Judgment	\$90,622.74
Interest	\$1,896.56
Per diem of \$12.56 to 8/1/12	
Late Charges (\$25.20 per month to 8/1/12)	\$100.80
Escrow Deficit	\$2,000.00
TOTAL WRIT	\$94,620.10

****Together with any additional interests, charges and costs to the date of Sheriff's Sale.**

By 
LEON P. HALLER I.D. #15700
ATTORNEY FOR PLAINTIFF
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

Dated: May 30, 2012

Attached is a description of the real estate.

ALL THOSE CERTAIN parcels or lots of land situate in the Township of South Centre, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

PARCEL NO. 1:

BEGINNING at a point 30 feet North 18 degrees 30 minutes West from the northeast corner of land now or formerly of John J. Price and wife, acquired from former grantors by Deed dated July 12, 1954, and in a straight line extended along the easterly side of said Price property; THENCE South 71 degrees 30 minutes West a distance of 139 feet, more or less, along the northern side of a proposed 30 foot roadway to a concrete marker which is 20 feet easterly from the southeast corner of land now or formerly of J.D. Smith; THENCE North 24 degrees 16 minutes West a distance of 100 feet along the easterly side of a proposed 20 foot roadway to a concrete marker; THENCE North 71 degrees 30 minutes East through land of former grantors a distance of 150 feet, more or less, to a point on the westerly side of a proposed 30 foot roadway; THENCE along said proposed roadway South 18 degrees 30 minutes East a distance of 100 feet, more or less, to the place of BEGINNING.

PARCEL NO. 2:

BEGINNING at a concrete corner marker at the northwest corner of lot now of formerly of Marvin F. Weaver and wife; THENCE running in a northerly direction along the easterly side of a 20 foot roadway approximately parallel to the Scott-Center Township line a distance of 100 feet to a concrete marker, the southwest corner of lands now or formerly of Doyle A. Diltz and wife; THENCE in an easterly direction North 71 degrees 30 minutes East by lands now or formerly of said Diltz a distance of 158 feet, more or less, to a concrete marker; THENCE on the western side of a 30 foot roadway South 18 degrees 30 minutes East a distance of 99 feet 8 inches to a concrete marker at the northeast corner of lot now or formerly of Marvin F. Weaver and wife; THENCE in a westerly direction by the same a distance of 147 feet, more or less, to the place of BEGINNING.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated September 7, 1973 recorded in Deed Book 263 page 1026.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated April 17, 1973 recorded in Deed Book 263 page 1029.

HAVING THEREON ERECTED a dwelling known as 3863 Smith Street, Bloomsburg, PA 17815.

PARCEL NO. 12-01A-020

BEING THE SAME PREMISES WHICH Virginia M. Weaver by deed dated 4/23/07 and recorded 4/24/07 in Columbia County Instrument No. 2007-04125, granted and conveyed unto Frederick E. Weaver and Denise K. Weaver, husband and wife.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO. 2012-CV-336-MF.

TO THE SHERIFF OF COLUMBIA COUNTY:

There will be placed in your hands for service a Writ of Execution in Mortgage Foreclosure styled as follows:

Plaintiff: **U.S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE
PENNSYLVANIA HOUSING FINANCE AGENCY**

VS.

Defendant(s): **FREDERICK E. WEAVER AND DENISE K. WEAVER**

Filed to No. **2012-CV-336-MF**

INSTRUCTIONS

This is real estate execution. The property is located at:

3863 SMITH STREET BLOOMSBURG, PA 17815

(A more complete legal description accompanies these documents.)

The parties to be served **PERSONALLY** and their addresses are as follows:

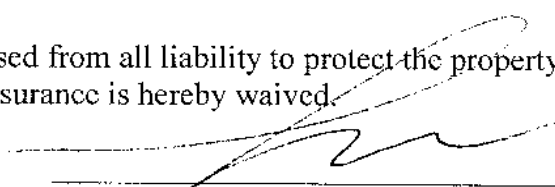
**FREDERICK E. WEAVER, 1221 OLD BERWICK ROAD APT. S4 BLOOMSBURG, PA
17815**

**DENISE K. WEAVER, 522 MONTOUR BOULEVARD TRAILER 16 BLOOMSBURG,
PA 17815**

WAIVER OF WATCHMAN AND INSURANCE

Any Deputy Sheriff levying upon or attaching any property under which writ may leave same without a watchman, in custody of whoever is found in possession, after notifying such 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.

NOW, May 30, 2012 the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Leon P. Haller
Attorney for Plaintiff
PA I.D. #15700

TO THE SHERIFF OF COLUMBIA COUNTY:

REQUEST FOR SERVICE

DATE: May 30, 2012

FROM:

Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

CASE CAPTION:

***U.S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING
FINANCE AGENCY***

VS.

FREDERICK E. WEAVER AND DENISE K. WEAVER

PAPER: WRIT OF EXECUTION IN MORTGAGE FORECLOSURE

No. 2012-CV-336-MF

SERVICE TO BE MADE ON DEFENDANT:

FREDERICK E. WEAVER

ADDRESS FOR "PERSONAL SERVICE":

FREDERICK E. WEAVER at:

1221 OLD BERWICK ROAD APT. S4 BLOOMSBURG, PA 17815

Requested by
Leon P. Haller, Esquire
Attorney for Plaintiff

TO THE SHERIFF OF COLUMBIA COUNTY:

REQUEST FOR SERVICE

DATE: May 30, 2012

FROM:

Leon P. Haller, Esquire
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

CASE CAPTION:

***U.S. BANK NATIONAL ASSOCIATION TRUSTEE FOR THE PENNSYLVANIA HOUSING
FINANCE AGENCY***

VS.

FREDERICK E. WEAVER AND DENISE K. WEAVER

PAPER: WRIT OF EXECUTION IN MORTGAGE FORECLOSURE

No. 2012-CV-336-MF

SERVICE TO BE MADE ON DEFENDANT:

DENISE K. WEAVER

ADDRESS FOR "PERSONAL SERVICE":

DENISE K. WEAVER at:

522 MONTOUR BOULEVARD TRAILER 16 BLOOMSBURG, PA 17815

Requested by
Leon P. Haller, Esquire
Attorney for Plaintiff

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

NON-MILITARY AFFIDAVIT

COMMONWEALTH OF PENNSYLVANIA :

SS

COUNTY OF DAUPHIN :

Personally appeared before me, a Notary Public in and for said Commonwealth and County,
LEON P. HALLER, ESQUIRE who being duly sworn according to law deposes and states that the
Defendant(s) above named are not in the Military or Naval Service nor are they engaged in any way
which would bring them within the Soldiers and Sailors Relief Act of 1940, as amended.

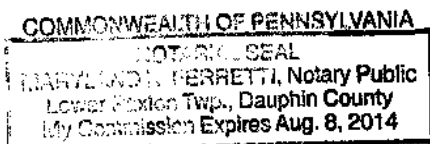
Sworn to and subscribed :

before me this 30 day :

of May 2012 :


Notary Public


LEON P. HALLER, ESQUIRE



COPY

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,
DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

NON-MILITARY AFFIDAVIT

COMMONWEALTH OF PENNSYLVANIA :

SS

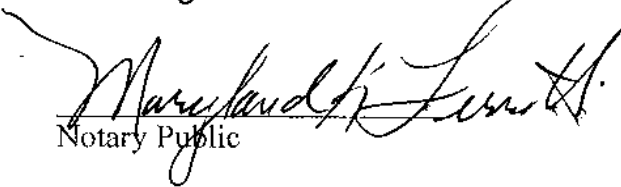
COUNTY OF DAUPHIN :

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LEON P. HALLER, ESQUIRE who being duly sworn according to law deposes and states that the
Defendant(s) above named are not in the Military or Naval Service nor are they engaged in any way
which would bring them within the Soldiers and Sailors Relief Act of 1940, as amended.

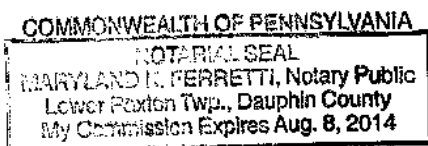
Sworn to and subscribed :

before me this 30 day :

of May 2012 :


Notary Public


LEON P. HALLER, ESQUIRE



U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

AFFIDAVIT PURSUANT TO RULE 3129.1

The Plaintiff in the above action, by its attorneys, Purcell, Krug & Haller, sets forth as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at **3863 SMITH STREET BLOOMSBURG, PA 17815**:

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

FREDERICK E. WEAVER
1221 OLD BERWICK ROAD
APT. S4
BLOOMSBURG, PA 17815

FREDERICK E. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
3863 SMITH STREET
BLOOMSBURG, PA 17815

DENISE K. WEAVER
522 MONTAUR BOULEVARD
TRAILER 16
BLOOMSBURG, PA 17815

2. Name and address of Defendant(s) in the Judgment, if different from that listed in (1) above: **SAME**

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

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

PLAINTIFF HEREIN (AND ANY OTHERS AS NOTED BELOW):

Housing Authority of the
County of Columbia
700 Sawmill Road
Bloomsburg, PA 17815

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

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: **UNKNOWN**

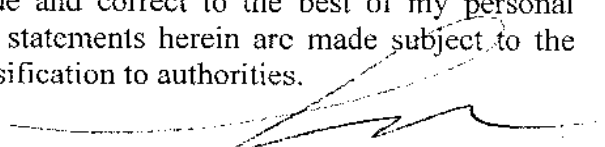
7. Name and address of every other person of whom the Plaintiff has knowledge who has **any interest** in the property which may be affected by the sale:

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

TENANT/OCCUPANT
3863 SMITH STREET
BLOOMSBURG, PA 17815

(In the preceding information, where addresses could not be reasonably ascertained, the same is indicated.)

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



Leon P. Haller PA I.D. #15700
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

DATE: May 30, 2012

SHERIFF:

I am submitting documentation necessary to schedule a Sheriff's sale of real estate.

If you require anything further or have any questions as to content or format, please contact the undersigned.

Thank you.

Maryland Ferretti / mferretti@pkh.com
Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102
PHONE: (717) 234-4178

Inquiries relating to service should be directed to Mindy Horley.

Inquiries relating to the actual sale should be directed to Sharon Dunn.

U.S. BANK NATIONAL ASSOCIATION TRUSTEE
FOR THE PENNSYLVANIA HOUSING FINANCE
AGENCY,

PLAINTIFF

VS.

FREDERICK E. WEAVER AND
DENISE K. WEAVER,

DEFENDANT(S)

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

CIVIL ACTION LAW

NO. 2012-CV-336-MF

IN MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL ESTATE
PURSUANT TO
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129.1

TAKE NOTICE:

That the Sheriff's Sale of Real Property (real estate) will be held:

DATE:

TIME:

LOCATION: Columbia County Courthouse
35 West Main Street
Bloomsburg, PA 17815

THE PROPERTY TO BE SOLD is delineated in detail in a legal description mainly consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land. (SEE DESCRIPTION ATTACHED)

THE LOCATION of your property to be sold is:

**3863 SMITH STREET
BLOOMSBURG, PA 17815**

THE JUDGMENT under or pursuant to which your property is being sold is docketed in the within Commonwealth and County to:

No. 2012-CV-336-MF

JUDGMENT AMOUNT \$90,622.74

THE NAMES OF THE OWNERS OR REPUTED OWNERS of this property is:

FREDERICK E. WEAVER AND DENISE K. WEAVER

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff **(for example, to banks that hold mortgages and municipalities that are owed taxes)** will be filed by the Sheriff of this County thirty (30) days after the sale and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it within ten (10) days of the date it is filed.

Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of the within County at the Courthouse address specified herein.

THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.

IT HAS BEEN ISSUED BECAUSE THERE IS A JUDGMENT AGAINST YOU.

IT MAY CAUSE YOUR PROPERTY TO BE HELD, TO BE SOLD OR TAKEN TO PAY THE JUDGMENT

You may have legal rights to prevent your property from being taken away. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, **YOU MUST ACT PROMPTLY.**

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR
TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET
FREE LEGAL ADVICE:**

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

THE LEGAL RIGHTS YOU MAY HAVE ARE:

1. You may file a petition with the Court of Common Pleas of the within County to open the judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file an petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale you may file a petition with the Court of Common Pleas of the within County to set aside the sale for a grossly inadequate price or for other proper cause. This petition **MUST BE FILED BEFORE THE SHERIFF'S DEED IS DELIVERED.**

3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of the within County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the court and a proposed order or rule must be attached to the petition.

If a specific return date is desired, such date must be obtained from the Court Administrator's Office - Civil Division, of the within County Courthouse, before a presentation of the petition to the Court.

PURCELL, KRUG & HALLER
Attorneys for Plaintiff
1719 North Front Street
Harrisburg, PA 17102
(717) 234-4178

ALL THOSE CERTAIN parcels or lots of land situate in the Township of South Centre, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

PARCEL NO. 1:

BEGINNING at a point 30 feet North 18 degrees 30 minutes West from the northeast corner of land now or formerly of John J. Price and wife, acquired from former grantors by Deed dated July 12, 1954, and in a straight line extended along the easterly side of said Price property; THENCE South 71 degrees 30 minutes West a distance of 139 feet, more or less, along the northern side of a proposed 30 foot roadway to a concrete marker which is 20 feet easterly from the southeast corner of land now or formerly of J.D. Smith; THENCE North 24 degrees 16 minutes West a distance of 100 feet along the easterly side of a proposed 20 foot roadway to a concrete marker; THENCE North 71 degrees 30 minutes East through land of former grantors a distance of 150 feet, more or less, to a point on the westerly side of a proposed 30 foot roadway; THENCE along said proposed roadway South 18 degrees 30 minutes East a distance of 100 feet, more or less, to the place of BEGINNING.

PARCEL NO. 2:

BEGINNING at a concrete corner marker at the northwest corner of lot now of formerly of Marvin F. Weaver and wife; THENCE running in a northerly direction along the easterly side of a 20 foot roadway approximately parallel to the Scott-Center Township line a distance of 100 feet to a concrete marker, the southwest corner of lands now or formerly of Doyle A. Diltz and wife; THENCE in an easterly direction North 71 degrees 30 minutes East by lands now or formerly of said Diltz a distance of 158 feet, more or less, to a concrete marker; THENCE on the western side of a 30 foot roadway South 18 degrees 30 minutes East a distance of 99 feet 8 inches to a concrete marker at the northeast corner of lot now or formerly of Marvin F. Weaver and wife; THENCE in a westerly direction by the same a distance of 147 feet, more or less, to the place of BEGINNING.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated September 7, 1973 recorded in Deed Book 263 page 1026.

EXCEPTING AND RESERVING THEREOUT AND THEREFROM that parcel of land from Marvin F. Weaver et ux. to the Township of South Centre dated April 17, 1973 recorded in Deed Book 263 page 1029.

HAVING THEREON ERECTED a dwelling known as 3863 Smith Street, Bloomsburg, PA 17815.

PARCEL NO. 12-01A-020

BEING THE SAME PREMISES WHICH Virginia M. Weaver by deed dated 4/23/07 and recorded 4/24/07 in Columbia County Instrument No. 2007-04125, granted and conveyed unto Frederick E. Weaver and Denise K. Weaver, husband and wife.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO. 2012-CV-336-MF.

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UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO. 2012-CV-336-MF.

SHORT LEGAL FOR ADVERTISING:

ALL THOSE TWO CERTAIN parcels or lots of land situate in the Township of South Centre, Columbia County, Pennsylvania and HAVING THEREON ERECTED a dwelling known as 3863 Smith Street, Bloomsburg, PA 17815.

PARCEL NO. 12-01A-020

Reference Columbia County Instrument No. 2007-04125.

TO BE SOLD AS THE PROPERTY OF FREDERICK E. WEAVER AND DENISE K. WEAVER ON JUDGMENT NO. 2012-CV-336-MF.

Purcell, Krug & Haller
1719 North Front Street
Harrisburg, PA 17102

BANK
60-184-313
100% Cotton "Don't Head
It" Printed in the USA

CHECK NO. 177006
CHECK DATE 05/30/2012

CHECK AMOUNT
\$1,350.00

PAY TO THE ORDER OF One thousand three hundred fifty and NO/100*****

COLUMBIA COUNTY SHERIFF

VOID AFTER 90 DAYS

[Signature]

AUTHORIZED SIGNATURE

177006 1031301845 51 320931 211

177006

Security Features. Details on back.