

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

REAL ESTATE SALE REQUEST LEDGER

<u>DATE</u>	<u>CATEGORY</u>	<u>MEMO</u>	<u>CHK #</u>	<u>DEBIT</u>	<u>CREDIT</u>
08/05/2013	Advance Fee	Advance Fee	146394	\$0.00	\$1,350.00
08/05/2013	Advertising Sale (Newspaper)			\$15.00	\$0.00
08/05/2013	Advertising Sale Bills & Copies			\$17.50	\$0.00
08/05/2013	Crying Sale			\$10.00	\$0.00
08/05/2013	Docketing			\$15.00	\$0.00
08/05/2013	Levy			\$15.00	\$0.00
08/05/2013	Marling Costs			\$36.00	\$0.00
08/05/2013	Posting Handbill			\$15.00	\$0.00
08/05/2013	Press Enterprise Inc.			\$1,436.10	\$0.00
08/05/2013	Sheriff Automation Fund			\$50.00	\$0.00
08/05/2013	Web Posting			\$100.00	\$0.00
01/27/2014	Service			\$180.00	\$0.00
01/27/2014	Service Mileage			\$24.00	\$0.00
01/27/2014	Copies			\$6.00	\$0.00
01/27/2014	Notary Fee			\$10.00	\$0.00
01/27/2014	Tax Claim Search			\$5.00	\$0.00
01/27/2014	Surcharge			\$130.00	\$0.00
				\$2,064.60	\$1,350.00
				TOTAL BALANCE: \$(714.60)	

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: John Joyce

From: Sheriff Timothy T. Chamberlain

Fax:

Pages: 2

Phone:

Date: January 27, 2014

Re: Wilkinson

CC:

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

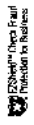
● **Comments:** I received your stay, attached is a cost sheet showing a balance of \$714.60

148017

TRUE WATERMARK PAPER - HOLD TO LIGHT TO VIEW - REAL SECURITY FEATURES FOR PROTECTION AGAINST FORGERY

GRENNEN & BIRSIC, P.C.
1 GATEWAY CENTER, 9TH FLOOR
PITTSBURGH, PA 15222
(412) 281-7650

ST Bank
800.325.BANK17
stbank.com
MEMBER FDIC
60-685-433



****Seven hundred Fourteen dollars and Sixty cents****

PAY
TO THE
ORDER
OF

Columbia County Sheriff

AMOUNT

01/27/2014

\$714.60



[Signature]
AUTHORIZED SIGNATURE

For Additional Fees Due after Stay of Sale

⑈ 148017 ⑈ ⑆ 043306855⑆ 3001874506 ⑈

Security features: Rotate to mark



GRENN & BIRSIC, P.C.

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

January 27, 2014

VIA FAX: (570) 389-5625

Attention: Real Estate Dept.
Office of the Sheriff
COLUMBIA COUNTY

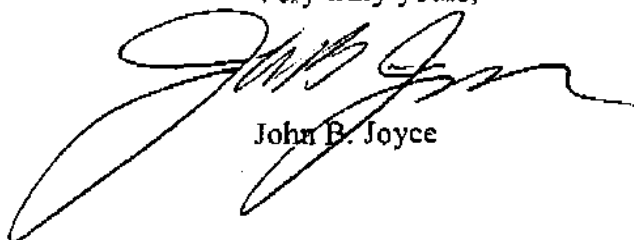
Dear Sir/Madam:

This letter shall serve as authorization for the Sheriff's Office of Columbia County to STAY the sheriff's sale scheduled for **February 5, 2014**. There has been no money realized with respect to this property. Please make a public announcement of the stay at the time of the regularly scheduled sheriff's sale

First National Bank of Pennsylvania v. Donald E. Wilkinson
Property Address: 131-133 West Front Street, Berwick, PA 18603
Case # 2012-ED-135
2012-CV-1439

If you have any questions or need any additional information, please do not hesitate to contact me at the numbers listed above.

Very truly yours,



John B. Joyce

JBj/asl

**GRENN & BIRSIC, P.C.**

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

FAX COVER SHEET

FAX # TO :	570-389-5625	Total Pages : (Including Cover)	2
TO :	Sheriff		
OF :	Columbia County		
FROM :	John B. Joyce, Esquire		
DATE :	January 27, 2014		
RE :	First National Bank of PA vs. Donald E. Wilkinson Case No.: 2012-ED-135 2012-CV-1439		

COMMENTS:

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IF YOU DO NOT RECEIVE ALL PAGES, PLEASE TELEPHONE US IMMEDIATELY AT (412) 281-7650

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SHERIFF'S SALE COST SHEET

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

— DOCKET/RETURN	\$15.00	
— SERVICE PER DEF.	\$ <u>180</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>24.00</u>	
— POSTING HANDBILL	\$15.00	
— CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
— COPIES	\$ <u>6.00</u>	
— NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>343.50</u>

— WEB POSTING	\$150.00	
— PRESS ENTERPRISE INC.	\$ <u>1436.10</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>1586.10</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ _____	
TOTAL *****		\$ <u>-0-</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-</u>

SURCHARGE FEE (DSTE)	\$ <u>130</u>	
MISC. _____	\$ _____	
_____	\$ _____	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 2064.60

**GRENEN & BIRSIC, P.C.**

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

December 2, 2013

VIA FAX: (570) 389-5625Attention: Real Estate Dept.
Office of the Sheriff
COLUMBIA COUNTY

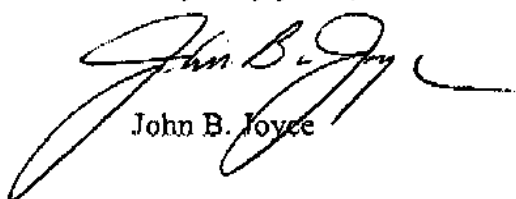
Dear Sirs:

This letter shall serve as authorization for the Sheriff's Office of Columbia County to continue the Sheriff's sale scheduled for Wednesday, December 18, 2013 to Wednesday, February 5, 2014. Please make a public announcement of the continuance at the time of the regularly scheduled Sheriff's sale.

First National Bank of Pennsylvania v. Donald E. Wilkinson
Property Address: 131-133 West Front Street, Berwick, PA 18603
Case # 2012-ED-135
2012-CV-1439

If you have any questions or need any additional information, please do not hesitate to contact me.

Very truly yours,


John B. Joyce

JBj/asl

**GRENN & BIRSIC, P.C.**

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

FAX COVER SHEET

FAX # TO :	570-389-5625	Total Pages : (Including Cover)	2
TO :	Sheriff		
OF :	Cumberland County		
FROM :	John B. Joyce, Esquire		
DATE :	December 2, 2013		
RE :	First National Bank of PA vs. Donald E. Wilkinson Case No.: 2012-ED-135 2012-CV-1439		

COMMENTS:

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IF YOU DO NOT RECEIVE ALL PAGES, PLEASE TELEPHONE US IMMEDIATELY AT (412) 281-7650

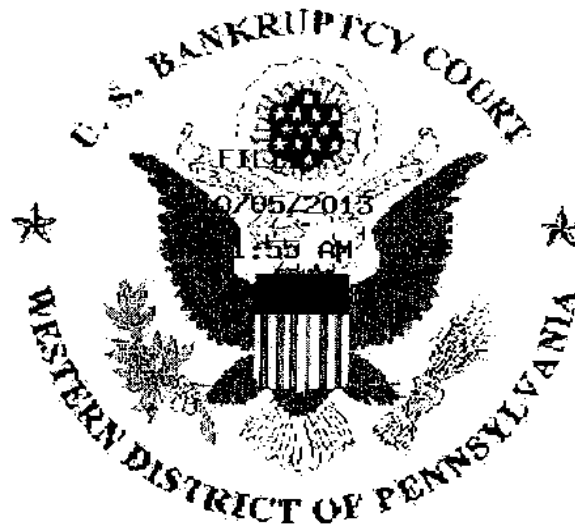
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United States Bankruptcy Court
WESTERN DISTRICT OF PENNSYLVANIA

Notice of Bankruptcy Case Filing

A bankruptcy case concerning the debtor(s) listed below was filed under Chapter 11 of the United States Bankruptcy Code, entered on 10/05/2013 at 11:55 AM and filed on 10/05/2013.

Donald E. Wilkinson
1526 Redfern Drive
Pittsburgh, PA 15241
SSN / ITIN: xxx-xx-0744



The case was filed by the debtor's attorney:

Brian C. Thompson
Thompson Law Group, P.C.
400 Penn Center Boulevard
Suite 306
Pittsburgh, PA 15235
412-823-8080

The case was assigned case number 13-24244.

In most instances, the filing of the bankruptcy case automatically stays certain collection and other actions against the debtor and the debtor's property. Under certain circumstances, the stay may be limited to 30 days or not exist at all, although the debtor can request the court to extend or impose a stay. If you attempt to collect a debt or take other action in violation of the Bankruptcy Code, you may be penalized. Consult a lawyer to determine your rights in this case.

If you would like to view the bankruptcy petition and other documents filed by the debtor, they are available at our *Internet* home page <https://ecf.pawb.uscourts.gov> or at the Clerk's Office, U.S. Bankruptcy Court, 5414 U.S. Steel Tower, 600 Grant Street, Pittsburgh, PA 15219.

You may be a creditor of the debtor. If so, you will receive an additional notice from the court setting forth important deadlines.

John J. Horner
Clerk, U.S. Bankruptcy
Court

BRIAN C. THOMPSON*
AMY L. ZEMA
ED NICHOLSON

*Also admitted in West Virginia

THOMPSON LAW GROUP
A PROFESSIONAL CORPORATION

400 PENN CENTER BOULEVARD, SUITE 306
PITTSBURGH, PENNSYLVANIA 15235
TELEPHONE: (412) 823-8080
FACSIMILE: (412) 823-8686
www.ThompsonAttorney.com

BY APPOINTMENT:
DOWNTOWN PITTSBURGH
BUTLER/NORTH HILLS
GREENSBURG

FACSIMILE TRANSMITTAL SHEET

TO: Sheriff of Columbia County

FROM: Brian C. Thompson, Esquire

COMPANY:

DATE: 10/5/2013

FAX NUMBER:
570-389-5625

TOTAL NO. OF PAGES INCLUDING COVER:

3

RE:

10-9-13 9:00 AM scheduled

\$2,007,169.57

131-133 WEST FRONT STREET
BERWICK, PA 18603 04B-06-060
BERWICK

DEFENDANT: DONALD E WILKINSON

GRENN & BIRSIC P.C. 2012CV1439

☐ URGENT ☐ FOR REVIEW ☐ CONFIDENTIAL ☐ PLEASE REPLY ☐ PLEASE RECYCLE

NOTES/COMMENTS:

ATTACHED PLEASE FIND NOTICE OF BANKRUPTCY FILING.
SHERIFF SALE SCHEDULE AS REFRENCED ABOVE.

This facsimile transmittal contains confidential information from Thompson Law Group, P.C. and is intended solely for use by the individual or entity named as the recipient. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the contents of this transmission is prohibited. If you have received this transmission in error, please notify us by telephone immediately so we may arrange to retrieve this transmission at no cost to you.

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY

CIVIL DIVISION

First National Bank of Pennsylvania

Plaintiff,

CASE NO. 2012-ED-135

2012-CV-1439

vs.

Donald E. Wilkinson

Defendant(s).

SUGGESTION OF BANKRUPTCY

COMES NOW the Defendant, Donald E. Wilkinson, through his/her undersigned attorney, and would show the Court:

1. He/She has filed a petition for relief under Title 11, United States Code, in the United States Bankruptcy Court for the Western District of Pennsylvania, which bears the case number 13-24244.
2. Relief was ordered on October 5, 2013.
3. This action is founded on a claim from which a discharge would be a release or that seeks to impose a charge on the property of the estate.
4. This is for informational purposes only, and does not constitute a notice of appearance by the undersigned.

WHEREFORE, the defendant suggests that this action has been stayed by the operation of 11 U.S.C. § 362.


/s/ Brian C. Thompson, Esquire

Brian C. Thompson, Esquire PA-91197

Attorney for Defendant

Thompson Law Group, P.C.

400 Penn Center Blvd.

Suite 306

Pittsburgh, PA 15235-3261

IT IS HERBY CERTIFIED that a copy of the foregoing Suggestion of Bankruptcy was delivered by mail to First National Bank of Pennsylvania, John B. Joyce, Esquire, this October 5, 2013.


/s/ Brian C. Thompson, Esquire

Brian C. Thompson, Esquire PA-91197

Attorney for Defendant

Thompson Law Group, P.C.

400 Penn Center Blvd.

Suite 306

Pittsburgh, PA 15235-3261



GRENN & BIRSIC, P.C.

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

September 27, 2013

VIA FAX: (570) 389-5625

Attention: Real Estate Dept.
Office of the Sheriff
COLUMBIA COUNTY

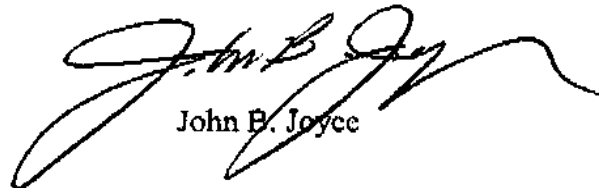
Dear Sirs:

This letter shall serve as authorization for the Sheriff's Office of Columbia County to continue the Sheriff's sale scheduled for Wednesday, October 9, 2013 to Wednesday, December 18, 2013. Please make a public announcement of the continuance at the time of the regularly scheduled Sheriff's sale.

First National Bank of Pennsylvania v. Donald E. Wilkinson
Property Address: 131-133 West Front Street, Berwick, PA 18603
Case # 2012-ED-135
2012-CV-1439

If you have any questions or need any additional information, please do not hesitate to contact me.

Very truly yours,



John B. Joyce

JBj/asl

**GRENN & BIRSIC, P.C.**

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

FAX COVER SHEET

FAX # TO :	570-389-5625	Total Pages : (Including Cover)	2
TO :	Sheriff		
OF :	Cumberland County		
FROM :	John B. Joyce, Esquire		
DATE :	September 27, 2013		
RE :	First National Bank of PA vs. Donald E. Wilkinson Case No.: 2012-ED-135 2012-CV-1439		

COMMENTS:

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SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

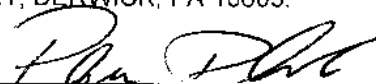


FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SHERIFF'S RETURN OF SERVICE

09/05/2013 09:20 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 131-133 WEST FRONT STREET, BERWICK, PA 18603.


PAUL D'ANGELO, DEPUTY

SO ANSWERS,

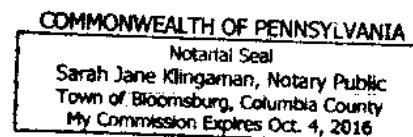

TIMOTHY T. CHAMBERLAIN, SHERIFF

September 06, 2013

NOTARY

Affirmed and subscribed to before me this

6TH day of SEPTEMBER, 2013





Plaintiff Attorney: GRENN & BIRSIC P.C., 1 GATEWAY CENTER, 9TH FLOOR, PITTSBURGH, PA 15222

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Zone:

Manner: < Not Specified >

Expires: 09/05/2013

Warrant:

Notes: SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)

Primary Address: 131-133 WEST FRONT STREET
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: POSTED

Relation:

Date: 09/05/13 Time: 0920

Deputy: DANGELO Mileage:

Attorney / Originator:

Name: GRENNEN & BIRSIC P.C.

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

(POSTING)

2012CV1439

131-133 WEST FRONT STREET, BERWICK, PA 18603

EXP: 09/05/2013

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



1 def/\$75 ✓

FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: Deputize

Expires: 09/05/2013

Warrant:

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

Serve To:

Name: DONALD E WILKINSON

Primary Address: 1526 REDFERN DRIVE
PITTSBURGH, PA 15241

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Dawn Wilkinson

Relation: wife

Date: 8-21-13 Time: 3:53 AM

Deputy: T. Chamberlain Mileage:

Attorney / Originator:

Name: GRENN & BIRSIC P.C.

Phone:

Service Attempts:

Date: 8-19-13

Time: 1:45 pm

Mileage: 46

Deputy: DECKER

Notes / Special Instructions:

Now, August 05, 2013 I, Sheriff of Columbia County, Pennsylvania do hereby deputize the Sheriff of Allegheny County to execute service of the documents herewith and make return thereof according to law.

Return To:

COLUMBIA COUNTY SHERIFF'S OFFICE
P.O. BOX 380
BLOOMSBURG, PA 17815

Timothy T. Chamberlain

TIMOTHY T. CHAMBERLAIN, SHERIFF

WILKINSON, DONALD E

2012CV1439

1526 REDFERN DRIVE, PITTSBURGH, PA 15241

EXP: 09/05/2013

BERWICK BORO

MAKE CHECKS PAYABLE TO:

Connie C Gingher
1615 Lincoln Avenue
Berwick PA 18603

HOURS: MON, TUE, THUR : 9:30 AM - 4 PM
CLOSED WEDNESDAY & FRIDAYS
CLOSED HOLIDAYS

PHONE: 570-752-7442

JR: COLUMBIA County

DATE
03/01/2013

BILL NO.
6590

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL. PENALTY
GENERAL	186,732	9.146	1,673.69	1,707.85	1,878.64
SINKING		1.345	246.13	251.15	276.27
FIRE		1.25	228.75	233.42	245.09
LIGHT		1.75	320.24	326.78	343.12
BORO RE		11.1	2,031.28	2,072.73	2,176.37
The discount & penalty have been calculated for your convenience			4,500.09 April 30 If paid on or before	4,591.93 June 30 If paid on or before	4,919.49 June 30 If paid after
PAY THIS AMOUNT					

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

WILKINSON DON E JR
1526 RED FERN DR
PITTSBURGH PA 15241

CNTY TWP
Discount 2 % 2 %
Penalty 10 % 5 %
PARCEL: 04B-06 -060-00,000
131 133 W FRONT ST
2045 Acres Land 4,455
182,277
Total Assessment 186,732

This tax returned to courthouse on:
January 1, 2014

CK 4591 93
CK 3341
FILE COPY
6-30-13

If you desire a receipt, send a self-addressed stamped envelope with your payment
THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

BERWICK AREA SCHOOL DISTRICT		2013 SCHOOL REAL ESTATE DATE 07/01/2013 BILL# 004309				
BERWICK BOROUGH MAKE CHECKS PAYABLE TO: CONNIE GINCHER 1615 LINCOLN AVE BERWICK, PA 18603	DESCRIPTION	ASSESSMENT	RATE	2% DISC	FACE AMOUNT	10% PENALTY
	REAL ESTATE	186732	44.7500	8189.13	8356.26	9191.89
HOURS MON. TUE. THUR. 9:30AM-4:00PM CLOSED WEDNESDAY & FRIDAY CLOSED HOLIDAYS PHONE 570-752-7442				8189.13	8356.26	9191.89
				IF PAID ON OR BEFORE Aug. 31	IF PAID ON OR BEFORE Oct. 31	IF PAID AFTER Nov. 1

MAKE CHECKS PAYABLE TO:
CONNIE GINGHER
1615 LINCOLN AVE
BERWICK, PA 18603

HOURS MON, TUE, THUR. 9:30AM-4:00PM
CLOSED WEDNESDAY & FRIDAY
CLOSED HOLIDAYS
PHONE 570-752-7442

NO REFUNDS UNDER \$5.00

PROPERTY DESCRIPTION		ACCT.
PARCEL 04B06 06000000		6620
131133 W FRONT ST	4455.00	
20010-5100	182277.00	
0.21 ACRES		
		DELINQUENT TAX TO COLLECTIONS DEC.16

NO PERSONAL CHECKS AFTER DEC. 1, 2013

M
A WILKINSON DON E JR
I 1526 RED FERN DR
L PITTSBURGH PA 15241

T
O

Tim
Co + Boro was paid
Cmau

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice **Zone:**
Manner: < Not Specified > **Expires:** 09/05/2013 **Warrant:**
Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: FIRST NATIONAL BANK OF BERWICK
Primary Address: 111 WEST FRONT STREET
 BERWICK, PA 18603
Phone: **DOB:**
Alternate Address:
Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other
Adult In Charge: Tina R Gray
Relation: Vice President
Date: 8-8-13 **Time:** 12:50
Deputy: 4 **Mileage:**

Attorney / Originator:

Name: GRENNEN & BIRSIC P.C. **Phone:**

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

FIRST NATIONAL BANK OF

2012CV1439

111 WEST FRONT STREET, BERWICK, PA 18603

EXP: 09/05/2013

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice Zone:
Manner: < Not Specified > Expires: 09/05/2013 Warrant:
Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: BERWICK SEWER AUTHORITY
Primary Address: 1108 FREAS AVE
BERWICK, PA 18603
Phone: DOB:
Alternate Address:
Phone:

Final Service:

Served: Personally Adult In Charge Posted Other
Adult In Charge: Kelly Johnson
Relation: clerk
Date: 8-7-13 Time: 4:32
Deputy: 4 Mileage:

Attorney / Originator:

Name: GRENN & BIRSIC P.C. Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

BERWICK SEWER AUTHORITY

2012CV1439

1108 FREAS AVE, BERWICK, PA 18603

EXP: 09/05/2013

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 09/05/2013

Warrant:

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

Serve To:

Name: Connie C. Gingher
Primary Address: 1615 Lincoln Avenue
Berwick, PA 18603

Phone: 570-752-7442 DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge: Connie Gingher

Relation: Tax collector

Date: 8-7-13 Time: 1:15

Deputy: 4 Mileage:

Attorney / Originator:

Name: GRENN & BIRSIC P.C.

Phone:

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

GINGHER, CONNIE C.

2012CV1439

1615 LINCOLN AVENUE, BERWICK, PA 18603

EXP: 09/05/2013

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

DATE: 07-AUG-13

FEE: \$5.00

CERT. NO16333

WILKINSON DON E JR
1526 RED FERN DR
PITTSBURGH PA 15241

DISTRICT: BERWICK BORO
DEED
LOCATION: 131-133 W FRONT ST
PARCEL: 04B-06 -060-00,000

YEAR	BILL ROLL	AMOUNT	INTEREST	PENDING	COSTS	TOTAL AMOUNT DUE
2012	PRIM	0.00	0.00		0.00	0.00
TOTAL DUE :						\$0.00

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: August , 2013

COLUMBIA COUNTY SHERIFF - TIM CHAMBERLAIN
THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF
DECEMBER 31, 2012

REQUESTED BY: _____

(Handwritten signature)

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 09/05/2013

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: Sherry Eums

Relation: Clerk

Date: 8/6/13

Time: 15:25

Deputy: 17

Mileage:

Attorney / Originator:

Name: GRENN & BIRSIC P.C.

Phone:

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

COLUMBIA COUNTY TAX C

2012CV1439

PO BOX 380, BLOOMSBURG, PA 17815

EXP: 09/05/2013

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FIRST NATIONAL BANK OF PENNSYLVANIA
vs.
DONALD E WILKINSON (et al.)

Case Number
2012CV1439

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires: 09/05/2013

Warrant:

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

Serve To:

Name: Domestic Relations Office of Columbia Cot

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: Lauren Kromer

Relation: Receptionist

Date: 8/6/13 Time: 15:25

Deputy: 17 Mileage:

Attorney / Originator:

Name: GRENN & BIRSIC P.C.

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

DOMESTIC RELATIONS OF 2012CV1439 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P EXP: 09/05/2013

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FIRST NATIONAL BANK OF
PENNSYLVANIA,

CIVIL DIVISION

Plaintiff,

NO.: 2012-ED-135
2012-CV-1439

vs.

2013-ED-132

DONALD E. WILKINSON,

Defendant.

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

TO: Donald E. Wilkinson
1526 Redfern Drive
Pittsburgh, PA 15241

TAKE NOTICE that by virtue of the above Writ of Execution issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and to the Sheriff of Columbia County, directed, there will be exposed to Public Sale in the

**Columbia County Courthouse
Sheriff's Office
Bloomsburg, Pennsylvania 17815**

on October 9, 2013, at 9 AM, the following described real estate, of which Donald E. Wilkinson is the owner or reputed owner:

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF DONALD E. WILKINSON
OF, IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE
BOROUGH OF BERWICK, COUNTY OF COLUMBIA, AND COMMONWEALTH OF
PENNSYLVANIA. HAVING ERECTED THEREON A BUILDING BEING KNOWN AND
NUMBERED AS 131-133 WEST FRONT STREET, BERWICK, PA 18603. INSTRUMENT
#200105100, PARCEL NUMBER 04B-06-060.

The said Writ of Execution has been issued on a money judgment in the action of:

First National Bank of Pennsylvania,

Plaintiff,

vs.

Donald E. Wilkinson,

Defendant

at Execution Number 2012-ED-135/2012-CV-1439 in the amount of \$2,007,169.57.

A Schedule of Distribution will be filed by the Office of the Sheriff no later than thirty (30) days from the sale date.

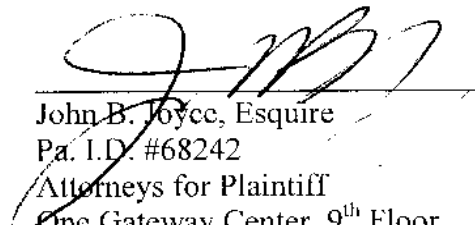
Distribution will be made in accordance with the Schedule of Distribution unless exceptions thereto are filed with the Office of the Sheriff within ten (10) days from the date when the Schedule of Distribution is filed by the Office of the Sheriff.

GRENN & BIRSIC, P.C.

Date:

7/30/13

By:



John B. Joyce, Esquire
Pa. I.D. #68242
Attorneys for Plaintiff
One Gateway Center, 9th Floor
Pittsburgh, PA 15222
(412) 281-7650

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FIRST NATIONAL BANK OF
PENNSYLVANIA,

CIVIL DIVISION

Plaintiff,

NO.: 2012-ED-135
2012-CV-1439

vs.

2013-ED-132

DONALD E. WILKINSON,

Defendant.

WRIT OF EXECUTION
(Mortgage Foreclosure)

Commonwealth of Pennsylvania
County of COLUMBIA

To the Sheriff of COLUMBIA COUNTY

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

See Legal Description

COUNT I - The \$946,339.40 Note

Principal	\$ 701,210.74
Interest to 7/17/13	\$ 62,247.18
[Costs to be added]	\$ _____
TOTAL	\$ 763,457.92

COUNT II - The \$750,000.00 Note

Principal	\$ 726,919.23
Interest to 7/17/13	\$ 61,531.15
[Costs to be added]	\$ _____
TOTAL	\$ 788,450.38

COUNT III - The \$500,000.00 Note

Principal	\$ 411,798.61
Interest to 7/17/13	\$ 38,433.81
[Costs to be added]	\$ _____
TOTAL	\$ 450,232.42

COUNT IV - The \$150,000.00 Note

Interest to 7/17/13	\$ 5,028.85
[Costs to be added]	\$ _____
TOTAL	\$ 5,028.85

GRAND TOTAL: \$2,007,169.57

Barbara N. Silvestri /KPB/
Prothonotary

Date Sealed: 8-5-13

Proth & Clerk of Sev. Courts
My Com. Ex. 1st Monday in 2014

Plaintiff Attorney: John B. Joyce, Esquire
Phone: (412) 281-7650

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FIRST NATIONAL BANK OF
PENNSYLVANIA,

CIVIL DIVISION

Plaintiff,

NO.: 2012-ED-135
2012-CV-1439

vs.

2013-ED-132

DONALD E. WILKINSON,

Defendant.

LONG FORM DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described according to a survey and plan thereof made by James Timbe, II, Registered Surveyor, dated December 9, 1949, and revised July 30, 1954, as follows, to wit:

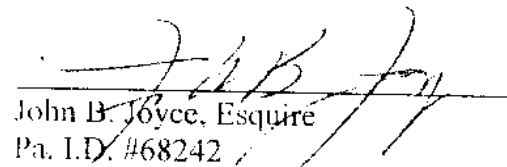
BEGINNING at a point on the northwest side of Front Street (66 feet wide) at the corner of land now or formerly of the S.K. Heller Estate, which point is at the distance of 121 feet 9 inches measured eastward from the east side of Mulberry Street; THENCE extending north 26 degrees 36 minutes west along said land now or formerly of the S.K. Heller Estate, 80 feet to a point; THENCE extending north 63 degrees 29 minutes east, 13 feet to a point; THENCE extending north 26 degrees 38 minutes west, partly along land now or formerly of Merlin Klingerman, et al., 101.5 feet to a point in the southeast side of Second Street (66 feet wide); THENCE extending north 63 degrees 29 minutes east along the said side of Second Street, 45 feet to a point on the southwest side of Euclid Avenue (Doak Alley 12 feet wide); THENCE extending south 26 degrees 38 minutes east along the said side of Doak Alley, 101.5 feet to a point, an offset in same; THENCE extending south 63 degrees 29 minutes west still along said alley, 3.65 feet to a point; THENCE still extending south 26 degrees 38 minutes east along the said alley, 80 feet to a point on the northwest side of said Front Street; THENCE extending south 63 degrees 29 minutes west along the same, 54.33 feet to the first mentioned point and place of beginning.

PREMISES IMPROVED with a one-story structure, more commonly known as 131-133 West Front Street, Berwick, Columbia County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Don E. Wilkinson, Jr. by deed of The First National Bank of Berwick dated May 25, 2001 and recorded June 1, 2001 in the Columbia County Recorder of Deeds Office at Instrument Number 200105100.

GRENN & BIRSIC, P.C.

By:


John B. Joyce, Esquire

Pa. I.D. #68242

Attorneys for Plaintiff

One Gateway Center, 9th Floor

Pittsburgh, PA 15222

(412) 281-7650

Instrument #200105100

Fax ID #04B-06-060

Document Receipt

Trans #	608	Carrier / service:	USPS Server	First-Class Mail®	8/5/2013 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000006092

Doc Ref #: 132ED2013

Postage 4.8100

PHILADELPHIA PA 19106

Document Receipt

Trans #	607	Carrier / service:	USPS Server	First Class Mail®	8/5/2013 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION

900 MARKET STREET 5TH FLOOR

Tracking #: 71901140006000006085

Doc Ref #: 132ED2313

Postage 4.8100

PHILADELPHIA PA 19107

Trans #	606	Carrier / service:	USPS Server	First-Class Mail®	8/5/2013 12:00:00 AM
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HARRISBURG PA 17128

Document Receipt

Trans #	605	Carrier / service:	USPS Service	First-Class Mail®	8/5/2013 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006003006061

Doc Ref #: 132ED2013

Postage 4.8100

HARRISBURG PA 17105

Document Receipt

Trans #	604	Carrier / service	USPS Server	First-Class Mail®	8/5/2013 12:00:00 AM
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Ship to:

COMMONWEALTH OF PA

DEPT OF PUBLIC WELFARE

PO BOX 2675

Tracking #: 71901140006000006054

Doc Ref #: 132ED2013

Postage 4.8100

HARRISBURG PA 17105

Document Receipt

Trans #	603	Carrier / service:	USPS Server	First-Class Mail®	8/5/2013 12:00:00 AM
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Ship to:

PA DEPT OF REVENUE

BUREAU OF COMPLIANCE

PO BOX 281230

Tracking #: 7190114000600006047

Doc Ref #: 132ED2013

Postage 4.8100

HARRISBURG PA 17128

2. The name and address of the defendants in the judgment:

Donald E. Wilkinson

1526 Redfern Drive
Pittsburgh, PA 15241

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

First National Bank of Pennsylvania

PLAINTIFF

4. The name and address of the last record holder of every mortgage of record:

First National Bank of Pennsylvania

PLAINTIFF

2 First National Bank of Berwick

111 West Front Street
Berwick, PA 18603

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

Columbia County Domestic Relations

P.O. Box 380
Bloomsburg, PA 17815

3 PA Department of Revenue

Bureau of Compliance
P.O. Box 281230
Harrisburg, PA 17128-1230

1 Commonwealth of Pennsylvania

Department of Welfare
P.O. Box 2675
Harrisburg, PA 17105

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

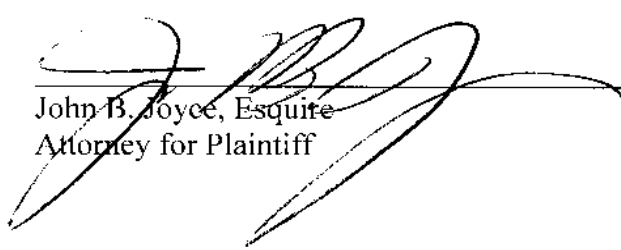
Columbia County Tax Claim Bureau

11 West Main Street
Main Street County Annex
Bloomsburg, PA 17815

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

None

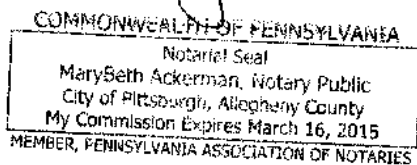
I verify that the statements made in the Affidavit are true and correct to the best of my personal knowledge, information and belief. I understand that false statements herein are made subject to the penalties of 18 Pa. C.S.A. §4904 relating to unsworn falsification to authorities.


John B. Joyce, Esquire
Attorney for Plaintiff

SWORN to and subscribed before me

this 30th day of July, 2013.


Notary Public



REAL ESTATE OUTLINE

ED # 132-13

DATE RECEIVED 8-5-13
DOCKET AND INDEX 8-9-13

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>✓</u>	
COPY OF DESCRIPTION	<u>✓</u>	
WHEREABOUTS OF LKA	<u>✓</u>	
NON-MILITARY AFFIDAVIT	<u>✓</u>	with for
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>146394</u>

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

SALE DATE	<u>8-17-13</u>	TIME <u>2:00</u>
POSTING DATE	<u>8-15-13</u>	
ADV. DATES FOR NEWSPAPER	1 ST WEEK <u>8-21-13</u>	
	2 ND WEEK <u>8-28-13</u>	
	3 RD WEEK <u>9-4-13</u>	

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2012CV1439

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, OCTOBER 09, 2013
AT 9:00 O'CLOCK A.M.

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

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described according to a survey and plan thereof made by James Timbe, II, Registered Surveyor, dated December 9, 1949, and revised July 30, 1954, as follows, to wit:

BEGINNING at a point on the northwest side of Front Street (66 feet wide) at the corner of land now or formerly of the S.K. Heller Estate, which point is at the distance of 121 feet 9 inches measured eastward from the east side of Mulberry Street; THENCE extending north 26 degrees 36 minutes west along said land now or formerly of the S.K. Heller Estate, 80 feet to a point; THENCE extending north 63 degrees 29 minutes east, 13 feet to a point; THENCE extending north 26 degrees 38 minutes west, partly along land now or formerly of Merlin Klingerman, et al., 101.5 feet to a point in the southeast side of Second Street (66 feet wide); THENCE extending north 63 degrees 29 minutes east along the said side of Second Street, 45 feet to a point on the southwest side of Euclid Avenue (Doak Alley 12 feet wide); THENCE extending south 26 degrees 38 minutes east along the said side of Doak Alley, 101.5 feet to a point, an offset in same; THENCE extending south 63 degrees 29 minutes west still along said alley, 3.65 feet to a point; THENCE still extending south 26 degrees 38 minutes east along the said alley, 80 feet to a point on the northwest side of said Front Street; THENCE extending south 63 degrees 29 minutes west along the same, 54.33 feet to the first mentioned point and place of beginning.

PREMISES IMPROVED with a one-story structure, more commonly known as 131-133 West Front Street, Berwick, Columbia County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Don E. Wilkinson, Jr. by deed of The First National Bank of Berwick dated May 25, 2001 and recorded June 1, 2001 in the Columbia County Recorder of Deeds Office at Instrument Number 200105100.

PROPERTY ADDRESS: 131-133 WEST FRONT STREET, BERWICK, PA 18603

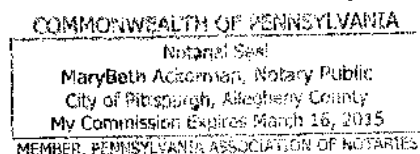
UPI / TAX PARCEL NUMBER: 04B-06-060

Seized and taken into execution to be sold as the property of DONALD E WILKINSON, DONALD E WILKINSON in suit of FIRST NATIONAL BANK OF PENNSYLVANIA.

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:
GRENN & BIRSIC P.C.
PITTSBURGH, PA

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania



IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FIRST NATIONAL BANK OF
PENNSYLVANIA,

CIVIL DIVISION

Plaintiff,

NO.: 2012-ED-135
2012-CV-1439

vs.

2013-ED-132

DONALD E. WILKINSON,

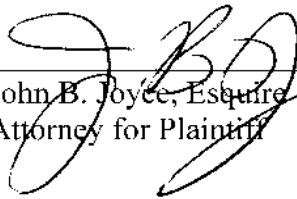
Defendant.

WAIVER OF WATCHMAN

Any Deputy Sheriff levying upon or attaching any property under within Writ may leave the same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment, without liability on the part of such Deputy or the Sheriff of any Plaintiff herein for any loss, destruction or removal of any such property before Sheriff's Sale thereof.

GRENN & BIRSIC, P.C.

BY:



John B. Joyce, Esquire
Attorney for Plaintiff

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF DONALD E. WILKINSON
OF, IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE
BOROUGH OF BERWICK, COUNTY OF COLUMBIA, AND COMMONWEALTH OF
PENNSYLVANIA. HAVING ERECTED THEREON A BUILDING BEING KNOWN AND
NUMBERED AS 131-133 WEST FRONT STREET, BERWICK, PA 18603. INSTRUMENT
#200105100, PARCEL NUMBER 04B-06-060.

Execution No. 2012-ED-135
2012-CV-1439

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FIRST NATIONAL BANK OF
PENNSYLVANIA,

CIVIL DIVISION

Plaintiff,

NO.: 2012-ED-135
2012-CV-1439

vs.

2013-ED-132

DONALD E. WILKINSON,

Defendant.

LONG FORM DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described according to a survey and plan thereof made by James Timbe, II, Registered Surveyor, dated December 9, 1949, and revised July 30, 1954, as follows, to wit:

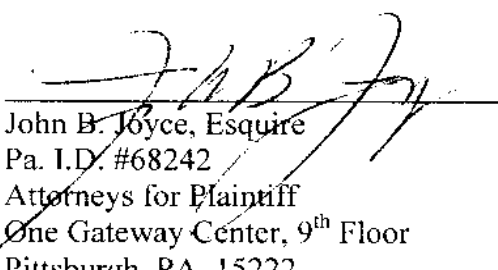
BEGINNING at a point on the northwest side of Front Street (66 feet wide) at the corner of land now or formerly of the S.K. Heller Estate, which point is at the distance of 121 feet 9 inches measured eastward from the east side of Mulberry Street; THENCE extending north 26 degrees 36 minutes west along said land now or formerly of the S.K. Heller Estate, 80 feet to a point; THENCE extending north 63 degrees 29 minutes east, 13 feet to a point; THENCE extending north 26 degrees 38 minutes west, partly along land now or formerly of Merlin Klingerman, et al., 101.5 feet to a point in the southeast side of Second Street (66 feet wide); THENCE extending north 63 degrees 29 minutes east along the said side of Second Street, 45 feet to a point on the southwest side of Euclid Avenue (Doak Alley 12 feet wide); THENCE extending south 26 degrees 38 minutes east along the said side of Doak Alley, 101.5 feet to a point, an offset in same; THENCE extending south 63 degrees 29 minutes west still along said alley, 3.65 feet to a point; THENCE still extending south 26 degrees 38 minutes east along the said alley, 80 feet to a point on the northwest side of said Front Street; THENCE extending south 63 degrees 29 minutes west along the same, 54.33 feet to the first mentioned point and place of beginning.

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GRENN & BIRSIC, P.C.

By:


John B. Joyce, Esquire

Pa. I.D. #68242

Attorneys for Plaintiff

One Gateway Center, 9th Floor

Pittsburgh, PA 15222

(412) 281-7650

Instrument #200105100

Tax ID #04B-06-060

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FIRST NATIONAL BANK OF
PENNSYLVANIA,

CIVIL DIVISION

Plaintiff,

NO.: 2012-ED-135
2012-CV-1439

vs.

2013-ED-132

DONALD E. WILKINSON,

Defendant.

LONG FORM DESCRIPTION

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, situate in the Borough of Berwick, County of Columbia, and State of Pennsylvania, bounded and described according to a survey and plan thereof made by James Timbe, II, Registered Surveyor, dated December 9, 1949, and revised July 30, 1954, as follows, to wit:

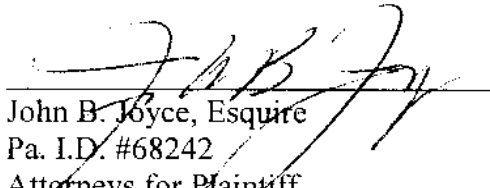
BEGINNING at a point on the northwest side of Front Street (66 feet wide) at the corner of land now or formerly of the S.K. Heller Estate, which point is at the distance of 121 feet 9 inches measured eastward from the east side of Mulberry Street; THENCE extending north 26 degrees 36 minutes west along said land now or formerly of the S.K. Heller Estate, 80 feet to a point; THENCE extending north 63 degrees 29 minutes east, 13 feet to a point; THENCE extending north 26 degrees 38 minutes west, partly along land now or formerly of Merlin Klingerman, et al., 101.5 feet to a point in the southeast side of Second Street (66 feet wide); THENCE extending north 63 degrees 29 minutes east along the said side of Second Street, 45 feet to a point on the southwest side of Euclid Avenue (Doak Alley 12 feet wide); THENCE extending south 26 degrees 38 minutes east along the said side of Doak Alley, 101.5 feet to a point, an offset in same; THENCE extending south 63 degrees 29 minutes west still along said alley, 3.65 feet to a point; THENCE still extending south 26 degrees 38 minutes east along the said alley, 80 feet to a point on the northwest side of said Front Street; THENCE extending south 63 degrees 29 minutes west along the same, 54.33 feet to the first mentioned point and place of beginning.

PREMISES IMPROVED with a one-story structure, more commonly known as 131-133 West Front Street, Berwick. Columbia County, Pennsylvania.

BEING THE SAME PREMISES conveyed to Don E. Wilkinson, Jr. by deed of The First National Bank of Berwick dated May 25, 2001 and recorded June 1, 2001 in the Columbia County Recorder of Deeds Office at Instrument Number 200105100.

GRENN & BIRSIC, P.C.

By:


John B. Joyce, Esquire

Pa. I.D. #68242

Attorneys for Plaintiff

One Gateway Center, 9th Floor

Pittsburgh, PA 15222

(412) 281-7650

Instrument #200105100

Tax ID #04B-06-060

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FIRST NATIONAL BANK OF
PENNSYLVANIA,

CIVIL DIVISION

Plaintiff,

NO.: 2012-ED-135
2012-CV-1439

vs.

2013-ED-132

DONALD E. WILKINSON,

Defendant.

LONG FORM DESCRIPTION

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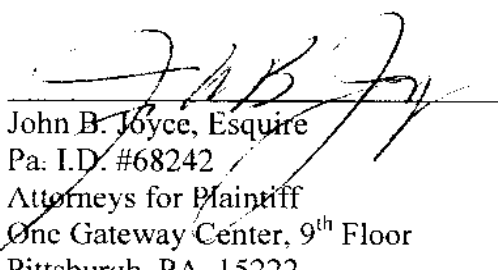
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GRENN & BIRSIC, P.C.

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

TEL (412) 281-7650 FAX (412) 281-7657

**COLUMBIA COUNTY SHERIFF
ORDER FOR SERVICE**

Re:

FIRST NATIONAL BANK OF
PENNSYLVANIA,

Plaintiff,

vs.

DONALD E. WILKINSON,

Defendant.

CIVIL DIVISION

NO.: 2012-ED-135
2012-CV-1439

2013-ED-132

Please **POST** the property located at **131-133 West Front Street, Berwick, PA 18603**
with the **SHERIFF'S HANDBILL**.

GRENN & BIRSIC, P.C.

BY:

John B. Joyce, Esquire
Andrew G. Dittoe, Esquire
Attorneys for Plaintiff



GRENN & BIRSIC, P.C.

ATTORNEYS AT LAW

ONE GATEWAY CENTER, NINTH FLOOR
PITTSBURGH, PENNSYLVANIA 15222

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**COLUMBIA COUNTY SHERIFF
ORDER FOR SERVICE**

Re:

FIRST NATIONAL BANK OF
PENNSYLVANIA,

Plaintiff,

vs.

DONALD E. WILKINSON,

Defendant.

CIVIL DIVISION

NO.: 2012-ED-135
2012-CV-1439

2013-ED-132

Please deputize the Allegheny County Sheriff's Department in order to serve the Defendant, **DONALD E. WILKINSON**, OR an adult in charge of the premises with the **NOTICE OF SHERIFF'S SALE** at **1526 REDFERN DRIVE, PITTSBURGH, PA 15241.**

GRENN & BIRSIC, P.C.

BY:

John B. Joyce, Esquire
Andrew G. Dittoe, Esquire
Attorneys for Plaintiff



WILLIAM P. MULLEN
SHERIFF

ALLEGHENY COUNTY SHERIFF'S OFFICE

PRINTABLE DIRECTION SHEET



JOSEPH A. RIZZO
CHIEF DEPUTY

CASE NUMBER: 2012-ED-135; 2012-CV-1439 (Columbia County)

EXPIRES:

2013-ED-139

PLAINTIFF: First National Bank of Pennsylvania

DEFENDANT:

1. Donald E. Wilkinson

2.

3.

4.

5.

6.

7.

8.

GARNISHEE:

ADDRESS: 1526 REDFERN DRIVE, PITTSBURGH, PA 15241

MUNICIPALITY: Upper St. Clair

CHECK THAT WHICH ARE APPLICABLE:

- ☐ COMPLAINT
- ☐ DEPUTIZED, COUNTY:
- ☐ EXECUTION/LEVY
- ☐ GARNISHMENT
- ☐ PFA
- ☐ POSSESSION
- ☐ REVIVAL/SCI FA
- ☐ SUMMONS
- ☒ OTHER, COMMENTS: Notice of Sale

ATTORNEY E-MAIL ADDRESS: sreturn@grenenbirsic.com

ATTORNEY ID NUMBER: 68242

**** NOTE: PLEASE PRINT TWO (2) COPIES ****



WILLIAM P. MULLEN
SHERIFF

ALLEGHENY COUNTY SHERIFF'S OFFICE

PRINTABLE DIRECTION SHEET



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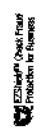
ATTORNEY ID NUMBER: 68242

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TRUE WATERMARK PAPER HOLD TO LIGHT TO VIEW HEAT SENSITIVE RED INKED ENVELOPE AND WITH HEAT

GRENNEN & BIRSIC, P.C.
1 GATEWAY CENTER, 9TH FLOOR
PITTSBURGH, PA 15222
(412) 281-7650

S&B Bank
800.325.BANK394
sbbank.com
MEMBER FDIC
60-685-433



146394

****One Thousand Three hundred Fifty dollars and Zero cents****

PAY
TO THE
ORDER
OF

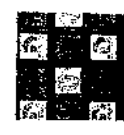
Columbia County Sheriff

DATE

7/31/2013

AMOUNT

\$1,350.00



[Signature]

AUTHORIZED SIGNATURE

For Real Estate Execution Costs

⑈ 146394⑈ ⑆043306855⑆ 3001874506⑈

Security features. Details on back.