

Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax: 215-568-7616

Representing Lenders in
Pennsylvania

Foreclosure Manager

May 28, 2015

Office of the Sheriff
Columbia County Courthouse
35 W. Main Street
Bloomsburg, PA 17815

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v.
ATHINA M. PITRE and ANTONIO E. PITRE
422 EAST FIFTH STREET A/K/A 601 EAST JOHN STREET MIFFLINVILLE,
PA 18631
No.: 2012-CV-847

Dear Sir/Madam:

Please STAY the Sheriff's Sale of the above referenced property, which is scheduled for June 10, 2015 due to the following: OTHER

\$0.00 was received in consideration of the stay.

You are hereby directed to immediately discontinue the advertising of the sale and processing or posting of the Notice of Sale.

Please return the original Writ of Execution to the Prothonotary as soon as possible. **In addition, please forward a copy of the cost sheet pertaining to this sale to our office via facsimile to 215-567-0072 or regular mail at your earliest convenience.**

Thank you for your cooperation in this matter.

Very Truly Yours,
PATRICK WIRT for
Phelan Hallinan Diamond & Jones, LLP

Phelan Hallinan Diamond & Jones, LLP
One Penn Center Ste 1400
Philadelphia, PA 19103

TD Bank, NA
3-180/360

001529998

DATE
6/16/2015

AMOUNT
****\$489.30

PAY FOUR HUNDRED EIGHTY-NINE AND 30 / 100 Dollars

TO THE ORDER OF Sheriff of Columbia County
35 W Main Street
Bloomsburg, PA 17815

SCL [817513] 422 EAST FIFTH STREET (2012-CV-847) *Pitre*

Francis S. Hillman
AUTHORIZED SIGNATURE

⑈001529998⑈ ⑆036001808⑆ 361508666⑈

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: Patrick Wirt	From: Sheriff Timothy T. Chamberlain
Fax:	Pages: 2
Phone:	Date: May 28, 2015
Re: Antonio Pitre	CC:

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

● **Comments:**

I received your stay, attached is a cost sheet showing a balance due of \$489.30.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

REAL ESTATE SALE REQUEST LEDGER

<u>DATE</u>	<u>CATEGORY</u>	<u>MEMO</u>	<u>CHK #</u>	<u>DEBIT</u>	<u>CREDIT</u>
11/25/2014	Advance Fee	Advance Fee	001475084	\$0.00	\$1,350.00
11/25/2014	Advertising Sale (Newspaper)			\$15.00	\$0.00
11/25/2014	Advertising Sale Bills & Copies			\$17.50	\$0.00
11/25/2014	Crying Sale			\$10.00	\$0.00
11/25/2014	Docketing			\$15.00	\$0.00
11/25/2014	Levy			\$15.00	\$0.00
11/25/2014	Mailing Costs			\$48.00	\$0.00
11/25/2014	Posting Handbill			\$15.00	\$0.00
11/25/2014	Press Enterprise Inc			\$1,150.80	\$0.00
11/25/2014	Sheriff Automation Fund			\$50.00	\$0.00
11/25/2014	Web Posting			\$100.00	\$0.00
02/05/2015	Service			\$210.00	\$0.00
02/05/2015	Service Mileage			\$16.00	\$0.00
02/05/2015	Copies			\$7.00	\$0.00
02/05/2015	Notary Fee			\$15.00	\$0.00
02/05/2015	Tax Claim Search			\$5.00	\$0.00
02/05/2015	Surcharge			\$150.00	\$0.00
				\$1,839.30	\$1,350.00

TOTAL BALANCE:	\$ (489.30)
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Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax: 215-568-7616

Timonthy Chamberlain
Acting Sheriff
PO Box 380
W. Main Street
Bloomsburg, PA 17815

Re: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v. ATHINA M. PITRE et al.
No.: 2012-CV-847

Dear Sir/Madam:

Enclosed please find a Certificate of Filing pursuant to Pa. R.C.P. 3129.3(b)(2)(i) regarding the above matter.

Kindly send me a time-stamped copy of the Certificate of Filing in the stamped self-addressed envelope, which I have enclosed.

Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

****Property is listed for the 06/10/2015 Sheriff Sale.****

Very truly yours,

Phelan Hallinan Diamond & Jones, LLP

By:

Legal Assistant

CC: ATHINA M. PITRE and ANTONIO E. PITRE

PHILAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION :
Plaintiff :

CIVIL DIVISION

v.

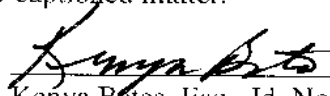
No.: 2012-CV-847

ATHINA M. PITRE
ANTONIO E. PITRE
Defendant(s)

CERTIFICATE OF FILING

On this date, I filed with the Prothonotary of COLUMBIA County a copy of the Notice of the Date of Continued Sheriff's Sale in the above-captioned matter.

Date: 4/24/15


Kenya Bates, Esq., Id. No.203664
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

Plaintiff

CIVIL DIVISION

v.

No.: 2012-CV-847

ATHINA M. PITRE

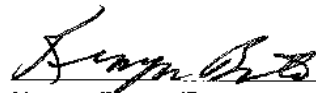
ANTONIO E. PITRE

Defendant(s)

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for 05/13/2015 at 09:00 AM in the above-captioned matter has been continued until 06/10/2015 at 09:00 AM.

Date: 4/24/15



Kenya Bates, Esq., Id. No.203664

Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

Plaintiff

CIVIL DIVISION

v.

No.: 2012-CV-847

ATHINA M. PITRE

ANTONIO E. PITRE

Defendant(s)

CERTIFICATION OF SERVICE

I hereby certify that true and correct copies of the foregoing Notice of the Date of Continued Sheriff's Sale and Certificate of Filing were served by regular mail on the person(s) on the date listed below:

ATHINA M. PITRE
422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET
MIFFLINVILLE, PA 18631

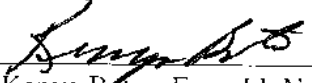
ATHINA M. PITRE
PO BOX 78
MIFFLINVILLE, PA 18631-0078

ANTONIO E. PITRE
422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET
MIFFLINVILLE, PA 18631

ANTONIO E. PITRE
PO BOX 78
MIFFLINVILLE, PA 18631-0078

Date: 4/24/15

ANTONIO E. PITRE
204 E. 5TH STREET, P.O. BOX 111
MIFFLINVILLE, PA 18631



Kenya Bates, Esq., Id. No.203664
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff

CIVIL DIVISION

v.

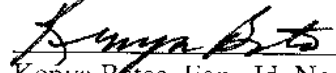
No.: 2012-CV-847

**ATHINA M. PITRE
ANTONIO E. PITRE**
Defendant(s)

CERTIFICATE OF FILING

On this date, I filed with the Prothonotary of COLUMBIA County a copy of the Notice of the Date of Continued Sheriff's Sale in the above-captioned matter.

Date: 4/24/15


Kenya Bates, Esq., Id. No.203664
Attorney for Plaintiff

Phelan Hallinan Diamond & Jones, LLP
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
(215) 563-7000
Fax: (215) 563-7009

Representing Lenders in
Pennsylvania

Foreclosure Manager

April 23, 2015

Office of the Sheriff
Columbia County Courthouse
35 W. Main Street
Bloomsburg, PA 17815

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v.
ATHINA M. PITRE and ANTONIO E. PITRE
422 EAST FIFTH STREET A/K/A 601 EAST JOHN STREET MIFFLINVILLE,
PA 18631
No.: 2012-CV-847

Dear Sir/Madam:

Please Postpone the Sheriff Sale of the above referenced property, which is scheduled for May 13, 2015 due to the following: Per Client.

The Property is to be relisted for the June 10, 2015 Sheriff Sale.

Thank you for your cooperation in this matter.

Very Truly Yours,
David Tran for
Phelan Hallinan Diamond & Jones, LLP

1617 John F Kennedy Blvd
Suite 1400
Philadelphia, PA 19103
Phone: (215) 563-7000
Fax: (215) 563-8656

**Phelan Hallinan
Diamond & Jones, LLP**

Fax

To: Columbia County Sheriff Office **From:** Patrick Ralston

Fax: 570-389-5625 **Date:** April 23, 2015

Phone: 570-389-5622 **Pages:** 1

Re: Postpone Sale Date **CC:**

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

•Comments:

Hello,

We would like to postpone our scheduled sheriff sale for one month to a date in June 2015. Currently the sale is set for 5/13/15 at 9:00am. Please provide a new sale date and time as soon as possible via fax to 215-563-8656.

RE: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v. ATHINA M. PITRE &
ANTONIO E. PITRE
COLUMBIA County, 2012-CV-847

Should you have any questions or concerns, please feel free to contact me as soon as possible.

Thank you for your assistance in this matter.

Thank you,

Patrick Ralston

Fax – 215-563-8656

Sale will be June 10, 2015 9:00 AM

Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax: 215-568-7616

Timothy Chamberlain
Acting Sheriff
PO Box 380
W. Main Street
Bloomsburg, PA 17815

Re: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v. ATHINA M. PITRE et al.
No.: 2012-CV-847

Dear Sir/Madam:

Enclosed please find a Certificate of Filing pursuant to Pa. R.C.P. 3129.3(b)(2)(i) regarding the above matter.

Kindly send me a time-stamped copy of the Certificate of Filing in the stamped self-addressed envelope, which I have enclosed.

Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

****Property is listed for the 05/13/2015 Sheriff Sale.****

Very truly yours,

Phelan Hallinan Diamond & Jones, LLP

By:

Legal Assistant

CC: ATHINA M. PITRE and ANTONIO E. PITRE

PHELAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff

:
: **CIVIL DIVISION**
:

v.

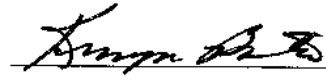
: **No.: 2012-CV-847**
:
:

ATHINA M. PITRE
ANTONIO E. PITRE
Defendant(s)

CERTIFICATE OF FILING

On this date, I filed with the Prothonotary of COLUMBIA County a copy of the Notice of the Date of Continued Sheriff's Sale in the above-captioned matter.

Date: 2/11/15



Kenya Bates, Esq., Id. No.203664
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff


**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION	:	
Plaintiff	:	CIVIL DIVISION
	:	
v.	:	No.: <u>2012-CV-847</u>
	:	
ATHINA M. PITRE	:	
ANTONIO E. PITRE	:	
Defendant(s)	:	

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for 02/11/2015 at 09:00 AM in the above-captioned matter has been continued until 05/13/2015 at 09:00 AM.

Date: 2/11/15



Kenya Bates, Esq., Id. No.203664
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION :
Plaintiff : **CIVIL DIVISION**
 :
v. : **No.: 2012-CV-847**
 :
ATHINA M. PITRE :
ANTONIO E. PITRE :
Defendant(s) :

CERTIFICATION OF SERVICE

I hereby certify that true and correct copies of the foregoing Notice of the Date of Continued Sheriff's Sale and Certificate of Filing were served by regular mail on the person(s) on the date listed below:

ATHINA M. PITRE
422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET
MIFFLINVILLE, PA 18631


ATHINA M. PITRE
PO BOX 78
MIFFLINVILLE, PA 18631-0078

ANTONIO E. PITRE
422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET
MIFFLINVILLE, PA 18631

ANTONIO E. PITRE
PO BOX 78
MIFFLINVILLE, PA 18631-0078

ANTONIO E. PITRE
204 E. 5TH STREET, P.O. BOX 111
MIFFLINVILLE, PA 18631

Date: 2/11/13


Kenya Bates, Esq., Id. No.203664
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Kenya Bates, Esq., Id. No.203664
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
kenya.bates@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA**

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff

:
: **CIVIL DIVISION**
:

v.

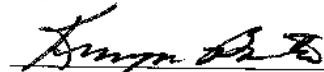
: **No.: 2012-CV-847**
:
:

ATHINA M. PITRE
ANTONIO F. PITRE
Defendant(s)

CERTIFICATE OF FILING

On this date, I filed with the Prothonotary of COLUMBIA County a copy of the Notice of the Date of Continued Sheriff's Sale in the above-captioned matter.

Date: 2/11/15


Kenya Bates, Esq., Id. No.203664
Attorney for Plaintiff

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

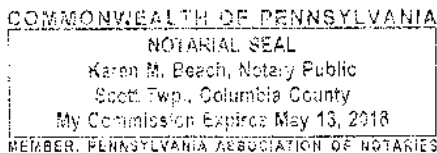
Paula J. Ream being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since that day and on the attached notice January 21, 28 and February 4, 2015 that the affiant is one of the officers or publisher or designated agent of the owner or publisher of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

[Signature]

Sworn and subscribed to before me this 6th day of February 2015.

Karen M. Beach

(Notary Public)



And now,, 20....., I hereby certify that the advertising and publication charges amounting to \$.....for publishing the foregoing notice, and the fee for this affidavit have been paid in full.

Phelan Hallinan Diamond & Jones, LLP
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
(215) 563-7000
Fax: (215) 563-7009

Representing Lenders in
Pennsylvania

Foreclosure Manager

February 6, 2015

Office of the Sheriff
Columbia County Courthouse
35 W. Main Street
Doomsburg, PA 17815

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION v.
ATHINA M. PITRE and ANTONIO L. PITRE
422 EAST FIFTH STREET A/R/A 601 EAST JOHN STREET MITCHELLVILLE,
PA 18631
No. 2012-CV-847

Dear Sir/Madam:

Please Foreclose on The 1002nd & 5th Avenue in Doomsburg property which is scheduled for
February 11, 2015 due to the following. Per Client

The Property is to be relisted for the May 15, 2015 Sheriff Sale.

Thank you for your cooperation in this matter.

Very Truly Yours,
MANDY DAVID for
Phelan Hallinan Diamond & Jones, LLP

PH # 817513

SHERIFF'S SALE COST SHEET

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

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>210.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>48.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>16.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	\$ <u>7.00</u>	
NOTARY	\$ <u>15.00</u>	
TOTAL *****		\$ <u>468.50</u>

1350

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>1150.80</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>1375.80</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>67.00</u>	
TOTAL *****		\$ <u>77.00</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-</u>

SURCHARGE FEE (DSTE)	\$ <u>150.00</u>	
MISC. _____	\$	
_____	\$	
TOTAL *****		\$ <u>0-</u>

TOTAL COSTS (OPENING BID) \$ 2076.30

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

REAL ESTATE TAX CERTIFICATION

Date: 01/29/2015

Fee: \$5.00

Cert. NO: 19588

PITRE ATHINA M
601 EAST JOHN STREET
PO BOX 78
MIFFLINVILLE PA 18631

District: MIFFLIN TWP
Deed: 20130 -0857
Location: 601 E JOHN ST
Parcel Id:23 -05 -046-04,000

Assessment: 40,456
Balances as of 01/29/2015

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

By: Columbia County Sheriff

Per: dm.

COLUMBIA COUNTY

COLUMBIA COUNTY TAX OFFICE

11 W MAIN STREET

PO BOX 380

BLOOMSBURG, PA 17815

(570) 389-5649

FAX: (570) 389-5646

TAX CERTIFICATION

2015 - REAL ESTATE

As of Date: 01/29/2015 02:06:47 PM

Owner: PITRE ATHINA M

601 EAST JOHN STREET

PO BOX 78

MIFFLINVILLE PA 18631

Municipality: MIFFLIN TWP

Parcel #: 23 -05 -046-04,000

Property Desc:

Bill #		Discount:		Face:		Penalty:	
		Amount	Due Date	Amount	Due Date	Amount	Due Date
024531	G	\$376.29	04/30/2015	\$383.97	06/30/2015	\$422.37	08/31/2015
		Payment					
024531	S	\$39.65	04/30/2015	\$40.46	06/30/2015	\$44.51	08/31/2015
		Payment					
024531	R	\$186.34	04/30/2015	\$190.14	06/30/2015	\$199.65	08/31/2015
		Payment					

602.28

Total Paid To Date:

\$0.00

dm.

Signature

1-29-15

Date

THIS CERTIFICATION ONLY INCLUDES THE CURRENT YEAR COUNTY & MUNICIPAL REAL ESTATE TAXES.
PLEASE MAKE PAYMENT TO COLUMBIA COUNTY TAX OFFICE.
DO NOT COMBINE CURRENT & DELINQUENT PAYMENTS ON A CHECK.

Phelan Hallinan, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax 215-568-7616

Jessica Gliwa
Legal Assistant

Representing Lenders in
Pennsylvania

Office of the Prothonotary
Columbia County Courthouse
35 W. Main St.
Bloomsburg, PA 17815

No.: 2012-CV-847
No.: 2014-ED-181

Re: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION VS. ATHINA M. PITRE, and
ANTONIO E. PITRE
No.: 2012-CV-847, No.: 2014-ED-181

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129.2

Dear Sir/Madam:

Enclosed please find an Affidavit of Service Pursuant to Rule 3129.2 with the necessary attachments regarding the above matter.

Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

*****Please be advised that in the event the Plaintiff is not represented at the sale the sale is to be stayed or postponed.*****

****Property is listed for the 02/11/2015 Sheriff Sale.****

IMPORTANT NOTICE: This property is sold at the direction of the plaintiff. It may not be sold in the absence of a representative of the plaintiff at the Sheriff's Sale. The sale must be postponed or stayed in the event that a representative of the plaintiff is not present at the sale.

Very truly yours,

Phelan Hallinan, LLP

By:

Jessica Gliwa, Legal Assistant

cc: Sheriff of COLUMBIA County

PHELAN HALLINAN, LLP
Paul Cressman, Esq., Id. No.318079
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
paul.cressman@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION

Plaintiff,

v.

ATHINA M. PITRE
ANTONIO E. PITRE
Defendant(s)

: COLUMBIA COUNTY
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
:
: No.: 2012-CV-847
: No.: 2014-ED-181

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129.2

COMMONWEALTH OF PENNSYLVANIA)
PHILADELPHIA COUNTY)

SS:

As required by Pa. R.C.P. 3129.2(a) Notice of Sale has been given to Lienholders and any known interested party in the manner required by Pa. R.C.P. 3129.2(c) on each of the persons or parties named, at that address, set forth on the Affidavit and as amended if applicable. A copy of the Certificate of Mailing (Form 3817) and/or Certified Mail Return Receipt stamped by the U.S. Postal Service is attached hereto Exhibit "A".

Date: _____

1/22/15

Paul Cressman, Esq., Id. No.318079
Attorney for Plaintiff

IMPORTANT NOTICE: This property is sold at the direction of the plaintiff. It may not be sold in the absence of a representative of the plaintiff at the Sheriff's Sale. The sale must be postponed or stayed in the event that a representative of the plaintiff is not present at the sale.

Name and
Address
Of Sender

Phelan Hallinan, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103

AZK/JIN - 2/11/2015 SALE

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage
1	****	TENANT/OCCUPANT 422 EAST FIFTH STREET AK/A 601 EAST JOHN STREET MIFFLINVILLE, PA 18631	\$0.47
2	****	Antonio E. Pitre C/O Susan M. Hill, Esquire 38 W 3RD ST BLOOMSBURG, PA 17815	\$0.47
3	****	Antonio E. Pitre C/O Susan M. Hill, Esquire 16 WEST MAIN STREET BLOOMSBURG, PA 17815	\$0.47
4	****	Citibank, N.A. 701 East 60th Street North Sioux Falls, SD 57117	\$0.47
5	****	Citibank, N.A. C/O Brit J. Suttell, Esquire 1060 ANDREW DR STE 170 WEST CHESTER, PA 19380	\$0.47
6	****	Citibank, N.A. C/O Trenton A. Farmer, Esq. 1060 ANDREW DRIVE, STE 170 WEST CHESTER, PA 19380	\$0.47
7	****	Domestic Relations of Columbia County COLUMBIA COUNTY COURTHOUSE P.O. BOX 386 BLOOMSBURG, PA 17815	\$0.47
8	****	Commonwealth of Pennsylvania Department of Welfare P.O. Box 2675 Harrisburg, PA 17105	\$0.47
9	****	Internal Revenue Service Advisory 1000 Liberty Avenue Room 704 Pittsburgh, PA 15222	\$0.47
10	****	U.S. Department of Justice U.S. Attorney for The Middle District of PA Federal Building 228 Walnut Street, Suite 220 PO Box 11754 Harrisburg, PA 17108-1754	\$0.47
RE: AUBINA M. PITRE (COLUMBIA) PH # 817513/1021 Page 1 of 2 Writ Team			

Total Number of
Pieces Listed by Sender

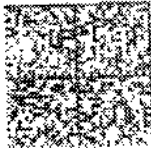
Total Number of Pieces
Received at Post Office

Postmaster, Per (Name of
Receiving Employee)

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual R900 S913 and S921 for limitations of coverage.

Form 3877 Facsimile

000900 \$
211 19123
0001281191 DEC 11 2014



Phelan Hallinan & Schmieg, LLP
1617 JFK Boulevard, Suite 1400
Philadelphia, PA 19103-1814
215-320-0007
Fax: 215-563-7009

Judith Pomroy
Legal Assistant, Ext. 1630

Representing Lenders in
Pennsylvania and New Jersey

January 5, 2015

Office of the Sheriff
COLUMBIA County Courthouse

Dear Sir/Madam:

Enclosed are Affidavits of Service of Notice of Sale for filing with your office. We have forwarded copies of the same to the Prothonotary.

If you have any questions regarding this matter, please do not hesitate to contact this office. Thank you for your cooperation.

Sincerely,

Judith Pomroy
Enclosure

AFFIDAVIT OF SERVICE

PLAINTIFF
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

COLLMBIA COUNTY

PH # 817513

DEFENDANT
ATHINA M. PITRE
ANTONIO E. PITRESERVICE TEAM/ham
COURT NO.: 2012-CV-847SERVE ANTONIO E. PITRE AT:
422 EAST FIFTH STREET
A/K/A 601 EAST JOHN STREET
MIFFLINVILLE, PA 18631TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: February 11, 2015SERVEDServed and made known to ANTONIO E. PITRE, Defendant on the 14TH day of DEC, 20 14, at 11:30 o'clock A.M., at 601 EAST JOHN ST. in the manner described below:
☐ Defendant personally served.☒ Adult family member with whom Defendant(s) reside(s).Relationship is WIFE.☐ Adult in charge of Defendant's residence who refused to give name or relationship.☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).☐ Agent or person in charge of Defendant's office or usual place of business.☐ an officer of said Defendant's company.☐ Other: _____Description: Age 40 Height 5-7" Weight 190 Race HISP Sex F Other BRN HAIRI, J. NEUBAUER, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.DATE: 12-14-2014NAME: John NeubauerPRINTED NAME: JOHN NEUBAUERTITLE: PROCESS SERVERNOT SERVED

On the _____ day of _____, 20____, at _____ o'clock ____ M., I _____, a competent adult hereby state that Defendant NOT FOUND because:

☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)☐ No Answer on _____ at _____; _____ at _____☐ Service Refused

Other: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

AFFIDAVIT OF SERVICE

PLAINTIFF
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

COLUMBIA COUNTY

PH # 817313

DEFENDANT
ATHINA M. PITRE
ANTONIO E. PITRE

SERVICE TEAM/lhm
COURT NO.: 2012-CV-847

SERVE ATHINA M. PITRE AT:
422 EAST FIFTH STREET
A/K/A 601 EAST JOHN STREET
MITTELSWILDE, PA. 18631

TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: February 11, 2015

SERVED

Served and made known to ATHINA M. PITRE, Defendant on the 14 day of DEC, 2014 at 11:30 o'clock AM, at 601 EAST JOHN ST, in the manner described below:
XX Defendant personally served.

- ☐ Adult family member with whom Defendant(s) reside(s).
Relationship is _____
☐ Adult in charge of Defendant's residence who refused to give name or relationship.
☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).
☐ Agent or person in charge of Defendant's office or usual place of business.
_____ an officer of said Defendant's company
☐ Other: _____

Description: Age 40 Height 5-7" Weight 140 Race HISP Sex F Other BRN HAIR

I, J. NEUBAUER, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

DATE: 12-14-2014

NAME: John Neubauer

PRINTED NAME: JOHN NEUBAUER

TITLE: PROCESS SERVER

NOT SERVED

On the _____ day of _____, 20____ at _____ o'clock _____ M., I _____ a competent adult hereby state that Defendant **NOT FOUND** because:

- ☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)
☐ No Answer on _____ at _____; _____ at _____
☐ Service Refused

Other: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

6
504

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SHERIFF'S RETURN OF SERVICE

12/03/2014 02:45 PM - DEPUTY MICHAEL BEYER, 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 ELY RODRIGUES HER BOYFRIEND, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR ATHINA PITRE AT 204 EAST 5TH STREET APT A, MIFFLINVILLE, PA 18631.


MICHAEL BEYER, DEPUTY

SO ANSWERS,

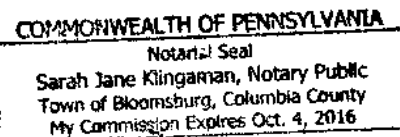

TIMOTHY T. CHAMBERLAIN, SHERIFF

January 02, 2015

NOTARY

Affirmed and subscribed to before me this

2ND day of JANUARY 2015





PHELAN & HALLINAN LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA

and County's 8th Street, To be used, Inc.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SHERIFF'S RETURN OF SERVICE

12/04/2014 01:10 PM - DEPUTY MICHAEL BEYER, 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: ANTONIO PITRE AT 126 COLONIAL AVENUE, BLOOMSBURG, PA 17815.

Michael Beyer
MICHAEL BEYER, DEPUTY

SO ANSWERS,

Timothy T. Chamberlain
TIMOTHY T. CHAMBERLAIN, SHERIFF

January 02, 2015

NOTARY

Affirmed and subscribed to before me this

2ND day of JANUARY 2015

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal
Sarah Jane Klingaman, Notary Public
Town of Bloomsburg, Columbia County
My Commission Expires Oct. 4, 2016

Sarah Jane Klingaman

PHELAN & HALLINAN LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA

PA County State Court - Telecast 1-800-391-1111

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SHERIFF'S RETURN OF SERVICE

01/05/2015 03:54 PM - DEPUTY SCOTT MAYERNICK, 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 422 EAST FIFTH STREET, AKA 601 EAST JOHN STREET, MIFFLINVILLE, PA 18631.

SCOTT MAYERNICK, DEPUTY

SO ANSWERS,

TIMOTHY T. CHAMBERLAIN, SHERIFF

January 05, 2015

NOTARY

Affirmed and subscribed to before me this

5TH day of JANUARY, 2015

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Sarah Jane Klingaman, Notary Public
Town of Bloomsburg, Columbia County
My Commission Expires Oct. 4, 2016

PHELAN & HALLINAN LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Zone:

Manner: < Not Specified >

Expires:

Warrant:

Notes: SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)

Primary Address: 422 EAST FIFTH STREET
AKA 601 EAST JOHN STREET
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date:

1-5-15

Time:

1:54

Deputy:

3

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

1.

2.

3.

4.

5.

6.

(POSTING)

2012CV847

422 EAST FIFTH STREET, AKA 601 EAST JOHN STREET, NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 181

Warrant:

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

Serve To:

Name: ATHINA PITRE

Primary Address: 204 EAST 5TH STREET APT A
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address: 601 E. John St

Phone: Mifflinville

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: Ely Rodriguez

Relation: Boyfriend

Date: 12-3-14 Time: 1445

Deputy: 7+4 Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:	11/25/14	11/25/14		12/1/14	12/3/14	
Time:	14:40	1500		0943	0932	
Mileage:						
Deputy:	5	5		5	4-7	

Service Attempt Notes:

1. C/C Front Door
2. Spoke w/ RESIDENT OF PRIMARY ADDRESS. ATHINA PITRE NO LONGER
3. LIVES THERE
4. NO ANSWER- CARD STILL ON DOOR
5. 12/3/14 NO ANSWER
- 6.

PITRE, ATHINA

2012CV847

204 EAST 5TH STREET APT A, MIFFLINVILLE, PA 18631 NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

Warrant:

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

Serve To:

Name: ANTONIO PITRE
Primary Address: 601 E. JOHN STREET
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address: 126 Colonial Ave
Blauensburg

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Antonio Pitre

Relation: DEF

Date: 12-4-14 Time: 1:10

Deputy: 4 Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:	11/25/14					
Time:	1430					
Mileage:						
Deputy:	5					

Service Attempt Notes:

1. L/C on front door

2.

3.

4.

5.

6.

PITRE, ANTONIO

2012CV847

601 E. JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRATION

Columbia County
Columbia County Sheriff
35 West Main Street
PO Box 380
Bloomsburg PA 17815



71901140006000042212

US SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
900 MARKET STREET 5TH FLOOR
ROBERT N.C. NIX FEDERAL BUILDING
PHILADELPHIA PA 19107

JPMorgan Chase Bank, National Association

: COURT OF COMMON PLEAS

Plaintiff : CIVIL DIVISION

vs.

: NO.: 2012-CV-847

Athina M. Pitre

Antonio E. Pitre

Defendant(s) : COLUMBIA County

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: ATHINA M. PITRE

422 EAST FIFTH STREET, A/K/A 601 EAST

JOHN ST

MIFFLINVILLE, PA 18631

ANTONIO E. PITRE

204 EAST 5TH STREET

APT. A

MIFFLINVILLE, PA 18631

****THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU HAVE PREVIOUSLY RECEIVED A DISCHARGE IN BANKRUPTCY, THIS IS NOT AND SHOULD NOT BE CONSTRUED TO BE AN ATTEMPT TO COLLECT A DEBT, BUT ONLY ENFORCEMENT OF A LIEN AGAINST PROPERTY.****

Your house (real estate) at 422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631 is scheduled to be sold at the Sheriff's Sale on Feb. 11th 2015 at 9:00 am in the Office of The Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815 to enforce the court judgment of \$194,323.80 obtained by JPMorgan Chase Bank, National Association (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P. Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call: **215-563-7000 x1230.**
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

Warrant:

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

Serve To:

Name: ATHINA PITRE

Primary Address: 601 E. JOHN STREET
MIFFLINVILLE, PA 18631

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: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:	11/25/14					
Time:	1430					
Mileage:						
Deputy:	5					

Service Attempt Notes:

1. L/C ON FRONT DOOR

2.

3.

4.

5.

6.

PITRE, ATHINA

2012CV847

601 E. JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

Warrant:

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

Serve To:

Name: OCCUPANT

Primary Address: 601 E. JOHN STREET
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: Fly Rodriguez

Relation: Rent

Date: 12-3-14 Time: 1445

Deputy: 744 Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:	11/25/14	12/1/14	12/3/14			
Time:	1430	0943	0952			
Mileage:						
Deputy:	5	5	4.7			

Service Attempt Notes:

1. C ON FRONT DOOR
2. NO ANSWER - CARD STILL ON DOOR
3. 12/3 NO ANSWER
- 4.
- 5.
- 6.

OCCUPANT

2012CV847

601 E. JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

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

Zone: 181

Warrant:

Serve To:

Name: OCCUPANT

Primary Address: 422 EAST FIFTH STREET
AKA 601 EAST JOHN STREET
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge: Fly Rodriguez

Relation: Tent

Date: 12-3-14 Time: 1445

Deputy: 7+4 Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:	11/25/14	12/1/14	12/3/14			
Time:	1430	0945	1952			
Mileage:						
Deputy:	5	5	5			

Service Attempt Notes:

1. L/C on front door
2. No answer - call still on door
3. 12/3/14 X/O ANSWER
- 4.
- 5.
- 6.

OCCUPANT

2012CV847

422 EAST FIFTH STREET, AKA 601 EAST JOHN STREET, NO EXPIRATION

PRESS ENTERPRISE

3185 Lackawanna Ave
Bloomsburg, PA 17815

Classifieds: (570) 784-6151
Toll Free: 888-231-9767 ext 1299
Fax: (570) 784-6152

Proof of Ad 11/26/14

Account:

Name:
Company: TIM CHAMBERLAIN - COLUM COUNTY SHERIFF
Address: PO BOX 380
BLOOMSBURG, PA 17815

Ad ID: 1016711
Description: A & A Pitre Sale
Run Dates: 01/21/15 to 02/04/15
Class: 2
Agate Lines: 210
Blind Box:

Total Ad Cost \$1,150.80
Amount Paid \$0.00

Publication	Start	Stop	Inserts	Cost
Press Enterprise	01/21/15	02/04/15	3	\$1,150.80

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2012CV847

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

WEDNESDAY, FEBRUARY 11, 2015
AT 9:00 O'CLOCK A.M.

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

ALL THAT CERTAIN piece, parcel and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows:

BEGINNING at a point on the centerline of Fifth Street extended, said point also being the northeasterly corner of Lot No. 5; THENCE running along the centerline of Fifth Street extended, 33 feet south of and parallel with line of land now or formerly of Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the northwesterly corner of Lot No. 7; THENCE running along the westerly line of Lot No. 7, South 27 degrees 00 minutes 00 seconds East 277.00 feet to the northerly right of way line of an unopened 50 foot wide private street; THENCE running along the northerly right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the southeasterly corner of Lot No. 5; THENCE running along the easterly line of Lot No. 5, North 27 degrees 00 minutes 00 seconds West, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 6 on survey subdivision plat prepared by Charles B. Webb, P.E., P.L.S. dated November 13, 1975.

TITLE TO SAID PREMISES IS VESTED IN Athina M. Pitre, by Deed from Antonio E. Pitre and Athina M. Pitre, h/w, dated 10/30/2012, recorded 01/29/2013 in Instrument Number 201300857.

Tax Parcel: 23-05-046-04,000

Premises Being: 422 EAST FIFTH STREET, A/K/A 601 EAST JOHN ST, MIFFLINVILLE, PA 18631

PROPERTY ADDRESS: 422 EAST FIFTH STREET, AKA 601 EAST JOHN STREET, MIFFLINVILLE, PA 18631

UPI / TAX PARCEL NUMBER: 23-05-046-04,000

Seized and taken into execution to be sold as the property of ANTONIO PITRE, ATHINA PITRE, ATHINA PITRE in suit of J.P. MORGAN CHASE BANK.

TERMS OF SALE: MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's check at time of sale. REMAINING BALANCE OF BID PRICE: Any remaining amount of the bid price is to be paid within eight (8) days after the sale in cash, certified check or cashier's check. IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD. If the successful bidder fails to pay the bid price as per the above terms, the Sheriff may elect to either sue the bidder for the balance due without a resale of the property, or to resell the property at the bidder's risk and maintain an action against the bidder for breach of contract. In the case of default all sums paid by the bidder will be considered forfeited, but will be applied against any damages recoverable. The defaulting bidder will be responsible for any attorney fees incurred by the sheriff in connection with any action against the bidder in which the bidder is found liable for damages. If proceeds are payable to the Plaintiff, the proceeds check will be payable to Plaintiff, unless the Columbia County Sheriff's Office receives advance written notice otherwise, signed by an authorized representation of the plaintiff.

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

Attorney for the Plaintiff:
PHELAN & HALLINAN LLP
PHILADELPHIA, PA 215-563-7000

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2012CV847

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

WEDNESDAY, FEBRUARY 11, 2015
AT 9:00 O'CLOCK A.M.

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

ALL THAT CERTAIN piece, parcel and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows:

BEGINNING at a point on the centerline of Fifth Street extended, said point also being the northeasterly corner of Lot No. 5;

THENCE running along the centerline of Fifth Street extended, 33 feet south of and parallel with line of land now or formerly of

Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the northwesterly corner of Lot No. 7;

THENCE running along the westerly line of Lot No. 7, South 27 degrees 00 minutes 00 seconds East 277.00 feet to the northerly right of way line of an unopened 50 foot wide private street;

THENCE running along the northerly right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the southeasterly corner of Lot No. 5;

THENCE running along the easterly line of Lot No. 5, North 27 degrees 00 minutes 00 seconds West, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 6 on survey subdivision plat prepared by Charles B. Webb, P.E., P.L.S. dated November 13, 1975. TITLE TO SAID PREMISES IS VESTED IN Athina M. Pitre, by Deed from Antonio E. Pitre and Athina M. Pitre, h/w, dated 10/30/2012, recorded 01/29/2013 in Instrument Number 201300857.

Tax Parcel: 23-05-046-04,000

Premises Being: 422 EAST FIFTH STREET, A/K/A 601 EAST JOHN ST, MIFFLINVILLE, PA 18631

PROPERTY ADDRESS: 422 EAST FIFTH STREET, AKA 601 EAST JOHN STREET, MIFFLINVILLE, PA 18631

UPI / TAX PARCEL NUMBER: 23-05-046-04,000

Seized and taken into execution to be sold as the property of ANTONIO PITRE, ATHINA PITRE, ATHINA PITRE in suit of JP MORGAN CHASE BANK.

TERMS OF SALE: MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's check at time of sale. **REMAINING BALANCE OF BID PRICE:** Any remaining amount of the bid price is to be paid within eight (8) days after the sale in cash, certified check or cashier's check. **IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD.** If the successful bidder fails to pay the bid price as per the above terms, the Sheriff may elect to either sue the bidder for the balance due without a resale of the property, or to resell the property at the bidder's risk and maintain an action against the bidder for breach of contract. In the case of default all sums paid by the bidder will be considered forfeited, but will be applied against any damages recoverable. The defaulting bidder will be responsible for any attorney fees incurred by the sheriff in connection with any action against the bidder in which the bidder is found liable for damages. If proceeds are payable to the Plaintiff, the proceeds check will be payable to Plaintiff, unless the Columbia County Sheriff's Office receives advance written notice otherwise, signed by an authorized representation of the plaintiff.

Attorney for the Plaintiff:
PHELAN & HALLINAN LLP
PHILADELPHIA, PA 215-563-7000

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 181

Warrant:

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

Serve To:

Name: SUSAN HILL, ESQ.

Primary Address: 38 W 3RD STREET
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Teena Exb

Relation: Clerk

Date: 11-25-14

Time: 12:45

Deputy: 4

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

1.

2.

3.

4.

5.

6.

HILL ESQ., SUSAN

2012CV847

38 W 3RD STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

Warrant:

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

Serve To:

Name: Central Columbia SD
Primary Address: 4777 Old Berwick Road
Bloomsburg, PA 17815

Phone: 570-784-2850 DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Debbie Baker

Relation: Clerk

Date: 11-25-14 Time: 1:50

Deputy: 4 Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

CENTRAL COLUMBIA SD

2012CV847

4777 OLD BERWICK ROAD, BLOOMSBURG, PA 17815 NO EXPIRATION

SK ✓

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JP MORGAN CHASE BANK
vs.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 187

Warrant:

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

Serve To:

Name: Domestic Relations Office of Columbia Co

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

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge:

Relation:

Date:

Deputy:

Karen Richendef

Clerk

11-25-14

Time:

10:40

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

DOMESTIC RELATIONS OF

2012CV847

11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, PA NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
VS.
ANTONIO PITRE (et al.)

Case Number
2012CV847

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

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

Zone: 181

Warrant:

Serve To:

Name: Columbia County Tax Office

Primary Address: PO Box 380
Bloomsburg, PA 17815

Phone: 570-389-5649 DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Deb Miller

Relation: Clerk

Date: 11-25-14 Time: 10:30

Deputy: 4 Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

COLUMBIA COUNTY TAX C

2012CV847

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

JPMorgan Chase Bank, National Association
Plaintiff

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2012-CV-847

COLUMBIA COUNTY

Athina M. Pitre
Antonio E. Pitre
Defendant(s)

AFFIDAVIT PURSUANT TO RULE 3129.1

JPMorgan Chase Bank, National Association, Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631**.

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

Address (if address cannot be reasonably ascertained,
please so indicate)

ATHINA M. PITRE

**422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET, MIFFLINVILLE, PA 18631**

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

Address (if address cannot be reasonably
ascertained, please so indicate)

ATHINA M. PITRE

**422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET
MIFFLINVILLE, PA 18631**

ANTONIO E. PITRE

**204 EAST 5TH STREET
APT. A
MIFFLINVILLE, PA 18631**

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

Address (if address cannot be
reasonably ascertained, please indicate)

CITIBANK, N.A.

**701 EAST 60TH STREET NORTH
SIOUX FALLS, SD 57117**

**CITIBANK, N.A.
C/O BRIT J. SUTTELL, ESQUIRE**

**1060 ANDREW DR STE 170
WEST CHESTER, PA 19380**

**CITIBANK, N.A.
C/O TRENTON A FARMER, ESQ.**

**1060 ANDREW DRIVE, STE 170
WEST CHESTER, PA 19380**

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

Address (if address cannot be
reasonably ascertained, please indicate)

None.

5. Name and address of every other person who has any record lien on the property:
Name _____ Address (if address cannot be reasonably ascertained, please indicate) _____
None.
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the sale.
Name _____ Address (if address cannot be reasonably ascertained, please indicate) _____
None.
7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale:
Name _____ Address (if address cannot be reasonably ascertained, please indicate) _____

TENANT/OCCUPANT

**422 EAST FIFTH STREET
A/K/A 601 EAST JOHN STREET
MIFFLINVILLE, PA 18631**

**ANTONIO E. PITRE
C/O SUSAN M. HILL, ESQUIRE**

**38 W 3RD ST
BLOOMSBURG, PA 17815**

**ANTONIO E. PITRE
C/O SUSAN M. HILL, ESQUIRE**

**16 WEST MAIN STREET
BLOOMSBURG, PA 17815**

**DOMESTIC RELATIONS OF
COLUMBIA COUNTY**

**COLUMBIA COUNTY COURTHOUSE
P.O. BOX 380
BLOOMSBURG, PA 17815**

**COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF WELFARE**

**P.O. BOX 2675
HARRISBURG, PA 17105**

INTERNAL REVENUE SERVICE ADVISORY

**1000 LIBERTY AVENUE ROOM 704
PITTSBURGH, PA 15222**

**U.S. DEPARTMENT OF JUSTICE
U.S. ATTORNEY FOR THE MIDDLE
DISTRICT OF PA
FEDERAL BUILDING**

**228 WALNUT STREET, SUITE 220
PO BOX 11754
HARRISBURG, PA 17108-1754**

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

Date: 11/20/14

By: _____

Phelan Hallinan, LLP

Adam H. Davis, Esq., Id. No.203034

Attorney for Plaintiff

PHELAN HALLINAN, LLP

1617 JFK Boulevard, Suite 1400

One Penn Center Plaza, Philadelphia, PA 19103

215-563-7000

JPMorgan Chase Bank, National Association

: COURT OF COMMON PLEAS

Plaintiff : CIVIL DIVISION

vs.

: NO.: 2012-CV-847

Athina M. Pitre

Antonio E. Pitre

Defendant(s) : COLUMBIA County

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: **ATHINA M. PITRE**
422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN ST
MIFFLINVILLE, PA 18631

ANTONIO E. PITRE
204 EAST 5TH STREET
APT. A
MIFFLINVILLE, PA 18631

****THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU HAVE PREVIOUSLY RECEIVED A DISCHARGE IN BANKRUPTCY, THIS IS NOT AND SHOULD NOT BE CONSTRUED TO BE AN ATTEMPT TO COLLECT A DEBT, BUT ONLY ENFORCEMENT OF A LIEN AGAINST PROPERTY.****

Your house (real estate) at 422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631 is scheduled to be sold at the Sheriff's Sale on Feb. 11th 2015 at 9.00 am in the **Office of The Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815** to enforce the court judgment of \$194,323.80 obtained by JPMorgan Chase Bank, National Association (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P. Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call: **215-563-7000 x1230.**
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS
EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE.

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 215-563-7000.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call 215-563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the sheriff and will be made available for inspection in his office. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the filing of the proposed schedule.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

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

SHORT DESCRIPTION

By virtue of a Writ of Execution No. **2012-CV-847**

JPMorgan Chase Bank, National Association

v.

Athina M. Pitre

Antonio E. Pitre

owner(s) of property situate in the **MIFFLIN TOWNSHIP**, COLUMBIA County,
Pennsylvania, being

422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631

Parcel No. 23-05-046-04,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$194,323.80**

Attorneys for Plaintiff

Phelan Hallinan, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows:

BEGINNING at a point on the centerline of Fifth Street extended, said point also being the northeasterly corner of Lot No. 5;

THENCE running along the centerline of Fifth Street extended, 33 feet south of and parallel with line of land now or formerly of Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the northwesterly corner of Lot No. 7;

THENCE running along the westerly line of Lot No. 7, South 27 degrees 00 minutes 00 seconds East 277.00 feet to the northerly right of way line of an unopened 50 foot wide private street;

THENCE running along the northerly right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the southeasterly corner of Lot No. 5;

THENCE running along the easterly line of Lot No. 5, North 27 degrees 00 minutes 00 seconds West, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 6 on survey subdivision plat prepared by Charles B. Webb, P.E., P.L.S. dated November 13, 1975.

TITLE TO SAID PREMISES IS VESTED IN Athina M. Pitre, by Deed from Antonio E. Pitre and Athina M. Pitre, h/w, dated 10/30/2012, recorded 01/29/2013 in Instrument Number 201300857.

Tax Parcel: 23-05-046-04,000

Premises Being: 422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631

REAL ESTATE OUTLINE

ED # 2014 ED 181

DATE RECEIVED Nov. 21 2014
DOCKET AND INDEX 2012 CV 847

CHECK FOR PROPER INFO.

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

CK# 001475084

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

SALE DATE Feb. 11th TIME 9:00 am
POSTING DATE _____
ADV. DATES FOR NEWSPAPER 1ST WEEK _____
2ND WEEK _____
3RD WEEK _____

23-05 . 046 - 04,000

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

JPMorgan Chase Bank, National Association

vs.

Athina M. Pitre
Antonio E. Pitre

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2012-CV-847


2014 - ED-181
COLUMBIA COUNTY

To the PROTHONOTARY:

Issue writ of execution in the above matter:

Amount Due
Interest from 09/11/2012 to Date of Sale
@ \$31.94 Per diem

\$194,323.80
\$_____ and costs.


Phelan Hallinan, LLP
Adam H. Davis, Esq., Id. No. 203034
Attorney for Plaintiff

Note: Please attach description of Property.

PH # 817513

FILED
PROTHONOTARY
2014 NOV 21 A 11:57
CLERK OF COURTS OFFICE
COLUMBIA COUNTY, PA

PHELAN HALLINAN, LLP
Adam H. Davis, Esq., Id. No.203034
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Adam.Davis@PhelanHallinan.com
215-563-7000

Attorneys for Plaintiff

JPMorgan Chase Bank, National Association
Plaintiff

v.

Athina M. Pitre
Antonio E. Pitre
Defendant(s)

: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2012-CV-847
:
: COLUMBIA County
:

CERTIFICATION

The undersigned attorney hereby states that he/she is the attorney for the Plaintiff in the above captioned matter and that the premises are not subject to the provisions of Act 91 because:

- (X) the mortgage is an FHA Mortgage
- () the premises is non-owner occupied
- () the premises is vacant
- () Act 91 procedures have been fulfilled
- () Act 91 is Not Applicable pursuant to Pa Bulletin, Doc No 11-1197, 41 Pa.B. 3943

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

By: 

Phelan Hallinan, LLP
Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

PHELAN HALLINAN, LLP
Adam H. Davis, Esq., Id. No.203034
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Adam.Davis@PhelanHallinan.com
215-563-7000

Attorney for Plaintiff

JPMorgan Chase Bank, National Association

vs.

Athina M. Pitre
Antonio E. Pitre

: COLUMBIA County
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2012-CV-847
:

VERIFICATION OF NON-MILITARY SERVICE


The undersigned attorney hereby verifies that he/she is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant(s) are not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Servicemembers Civil Relief Act, as amended.

(b) that defendant Athina M. Pitre is over 18 years of age and resides at 422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631.

(c) that defendant Antonio E. Pitre is over 18 years of age and resides at 204 E. 5th Street, Apt. A, Mifflinville, PA 18631.

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


Phelan Hallinan, LLP
Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

PHELAN HALLINAN, LLP
Adam H. Davis, Esq., Id. No.203034
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Adam.Davis@PhelanHallinan.com
215-563-7000

Attorneys for Plaintiff

JPMorgan Chase Bank, National Association
Plaintiff

v.

Athina M. Pitre
Antonio E. Pitre
Defendant(s)

: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2012-CV-847**
:
: **COLUMBIA County**
:

CERTIFICATION

The undersigned attorney hereby states that he/she is the attorney for the Plaintiff in the above captioned matter and that the premises are not subject to the provisions of Act 91 because:

- (X) the mortgage is an FHA Mortgage
- () the premises is non-owner occupied
- () the premises is vacant
- () Act 91 procedures have been fulfilled
- () Act 91 is Not Applicable pursuant to Pa Bulletin, Doc No 11-1197, 41 Pa.B. 3943

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

By: 

Phelan Hallinan, LLP
Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

PHELAN HALLINAN, LLP
Adam H. Davis, Esq., Id. No.203034
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Adam.Davis@PhelanHallinan.com
215-563-7000

Attorney for Plaintiff

JPMorgan Chase Bank, National Association

vs.

Athina M. Pitre
Antonio E. Pitre

: COLUMBIA County
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2012-CV-847
:

VERIFICATION OF NON-MILITARY SERVICE


The undersigned attorney hereby verifies that he/she is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant(s) are not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Servicemembers Civil Relief Act, as amended.

(b) that defendant Athina M. Pitre is over 18 years of age and resides at 422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631.

(c) that defendant Antonio E. Pitre is over 18 years of age and resides at 204 E. 5th Street, Apt. A, Mifflinville, PA 18631.

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


Phelan Hallinan, LLP
Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

JPMorgan Chase Bank, National Association
Plaintiff

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2012-CV-847

COLUMBIA COUNTY

Athina M. Pitre
Antonio E. Pitre
Defendant(s)

AFFIDAVIT PURSUANT TO RULE 3129.1

JPMorgan Chase Bank, National Association, Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631**.

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

Address (if address cannot be reasonably ascertained,
please so indicate)

ATHINA M. PITRE

**422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET, MIFFLINVILLE, PA 18631**

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

Address (if address cannot be reasonably
ascertained, please so indicate)

ATHINA M. PITRE

**422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN STREET
MIFFLINVILLE, PA 18631**

ANTONIO E. PITRE

**204 EAST 5TH STREET
APT. A
MIFFLINVILLE, PA 18631**

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

Address (if address cannot be
reasonably ascertained, please indicate)

CITIBANK, N.A.

**701 EAST 60TH STREET NORTH
SIOUX FALLS, SD 57117**

**CITIBANK, N.A.
C/O BRIT J. SUTTELL, ESQUIRE**

**1060 ANDREW DR STE 170
WEST CHESTER, PA 19380**

**CITIBANK, N.A.
C/O TRENTON A FARMER, ESQ.**

**1060 ANDREW DRIVE, STE 170
WEST CHESTER, PA 19380**

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

Address (if address cannot be
reasonably ascertained, please indicate)

None.

5. Name and address of every other person who has any record lien on the property:
Name _____ Address (if address cannot be reasonably ascertained, please indicate) _____
None.
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the sale:
Name _____ Address (if address cannot be reasonably ascertained, please indicate) _____
None.
7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale:
Name _____ Address (if address cannot be reasonably ascertained, please indicate) _____
- TENANT/OCCUPANT** **422 EAST FIFTH STREET**
A/K/A 601 EAST JOHN STREET
MIFFLINVILLE, PA 18631
- ANTONIO E. PITRE** **38 W 3RD ST**
C/O SUSAN M. HILL, ESQUIRE **BLOOMSBURG, PA 17815**
- ANTONIO E. PITRE** **16 WEST MAIN STREET**
C/O SUSAN M. HILL, ESQUIRE **BLOOMSBURG, PA 17815**
- DOMESTIC RELATIONS OF** **COLUMBIA COUNTY COURTHOUSE**
COLUMBIA COUNTY **P.O. BOX 380**
BLOOMSBURG, PA 17815
- COMMONWEALTH OF PENNSYLVANIA** **P.O. BOX 2675**
DEPARTMENT OF WELFARE **HARRISBURG, PA 17105**
- INTERNAL REVENUE SERVICE ADVISORY** **1000 LIBERTY AVENUE ROOM 704**
PITTSBURGH, PA 15222
- U.S. DEPARTMENT OF JUSTICE** **228 WALNUT STREET, SUITE 220**
U.S. ATTORNEY FOR THE MIDDLE **PO BOX 11754**
DISTRICT OF PA **HARRISBURG, PA 17108-1754**
FEDERAL BUILDING

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

Date: 11/20/14

By: _____

Phelan Hallinan, LLP

Adam H. Davis, Esq., Id. No. 203034

Attorney for Plaintiff

PHELAN HALLINAN, LLP

1617 JFK Boulevard, Suite 1400

One Penn Center Plaza, Philadelphia, PA 19103

215-563-7000

JPMorgan Chase Bank, National Association

Plaintiff

vs.

Athina M. Pitre
Antonio E. Pitre

Defendant(s)

: COURT OF COMMON PLEAS

: CIVIL DIVISION

: NO.: 2012-CV-847

: COLUMBIA County

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: **ATHINA M. PITRE**
422 EAST FIFTH STREET, A/K/A 601 EAST
JOHN ST
MIFFLINVILLE, PA 18631

ANTONIO E. PITRE
204 EAST 5TH STREET
APT. A
MIFFLINVILLE, PA 18631

****THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU HAVE PREVIOUSLY RECEIVED A DISCHARGE IN BANKRUPTCY, THIS IS NOT AND SHOULD NOT BE CONSTRUED TO BE AN ATTEMPT TO COLLECT A DEBT, BUT ONLY ENFORCEMENT OF A LIEN AGAINST PROPERTY.****

Your house (real estate) at **422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631** is scheduled to be sold at the Sheriff's Sale on Feb. 11th 2015 at 9:00 am in the **Office of The Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815** to enforce the court judgment of **\$194,323.80** obtained by **JPMorgan Chase Bank, National Association** (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P. Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call: **215-563-7000 x1230**.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney.)

YOU MAY STILL BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS
EVEN IF THE SHERIFF'S SALE DOES TAKE PLACE.

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 215-563-7000.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call 215-563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the sheriff and will be made available for inspection in his office. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the filing of the proposed schedule.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

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

SHORT DESCRIPTION

By virtue of a Writ of Execution No. **2012-CV-847**

JPMorgan Chase Bank, National Association

v.

Athina M. Pitre

Antonio E. Pitre

owner(s) of property situate in the **MIFFLIN TOWNSHIP**, COLUMBIA County,
Pennsylvania, being

422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631

Parcel No. 23-05-046-04,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$194,323.80**

Attorneys for Plaintiff

Phelan Hallinan, LLP

Phelan Hallinan, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Phone - 215-563-7000
Fax - 215-563-3826

Bradley Davis
Ext. 1265

Representing Lenders in
Pennsylvania

November 19, 2014

Office of the Prothonotary
Columbia County Courthouse
35 W. Main St.
Bloomsburg, PA 17815

RE: JPMorgan Chase Bank, National Association
v.
Athina M. Pitre
Antonio E. Pitre

No.: 2012-CV-847

Action in Mortgage Foreclosure

Premises: 422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA
18631

Dear Sir/Madam:

I would appreciate you issuing a Writ of Execution on the captioned property, and transmitting the appropriate documents to the Sheriff so that it can be placed on the Sheriff's Sale list for _____.

All of the necessary documents are enclosed, together with my check to your order in the amount of \$25.00, and the check to the order of the Sheriff in the amount of \$1,350.00 in payment of fees and costs.

Kindly, send me your receipt and a stamped copy of the Praecept for the Writ of Execution, the Writ of Execution, and the Affidavit Pursuant to Rule 3129.1 in the stamped self-addressed envelope, which I have enclosed.

If there are any questions concerning the above matter please contact me immediately.

Yours truly,

BSD/ JIN for
Phelan Hallinan, LLP

FILED
PROTHONOTARY
2014 NOV 21 A 11:57
CLERK OF COURT'S OFFICE
COUNTY OF COLLINGWOOD, PA

Notice Recipients

District/Off: 0314-5
Case: 5:13-bk-05808-RNO

User: CGambini
Form ID: ordsmiss

Date Created: 8/28/2014
Total: 9

Recipients of Notice of Electronic Filing:

ust	United States Trustee	ustpreion03.ha.ecf@usdoj.gov
tr	Charles J. Dellart, III (Trustee)	TWecf@pamd13trustee.com
aty	Charles Laputka	claputka@laputkalaw.com
aty	Mario Hanyon	pamb@fedphc.com

TOTAL: 4

Recipients submitted to the BNC (Bankruptcy Noticing Center):

db	Athina Marie Pitre	P.O. Box 78	Mifflinville, PA 18631
4410356	ANTONIO PITRE	601 E. JOIN STREET	MIFFLINVILLE, PA 18631
4410357	BERWICK HOSPITAL	645 WALNUT STREET	SUITE 5 GADSDEN, AL 35902
4410358	CHASE	P.O. BOX 15298	WILMINGTON, DE 19850
4454192	JPMorgan Chase Bank, N.A.	Chase Records Center	Attn: Correspondence Mail Mail Code:
	LA4-5555	700 Kansas Lane	Monroe, LA 71203

TOTAL: 5

UNITED STATES BANKRUPTCY COURT
MIDDLE DISTRICT OF PENNSYLVANIA

In re: Debtor(s) (name(s) used by the debtor(s) in the last 8 years, including married, maiden, and trade):

Athina Marie Pitre
aka Athina M. Toledo
Debtor(s)

Chapter 13
Case No. 5:13-bk-05808-RNO

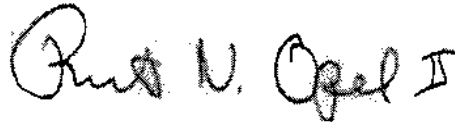
Order

Upon consideration of the Motion to dismiss case and it having been determined after notice and opportunity for hearing, that the case should be dismissed, it is

ORDERED that the above-named case of the debtor(s) be and is hereby dismissed.

Dated: August 28, 2014

By the Court,



Honorable Robert N. Opel
United States Bankruptcy Judge

LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows:

BEGINNING at a point on the centerline of Fifth Street extended, said point also being the northeasterly corner of Lot No. 5;

THENCE running along the centerline of Fifth Street extended, 33 feet south of and parallel with line of land now or formerly of Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the northwesterly corner of Lot No. 7;

THENCE running along the westerly line of Lot No. 7, South 27 degrees 00 minutes 00 seconds East 277.00 feet to the northerly right of way line of an unopened 50 foot wide private street;

THENCE running along the northerly right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the southeasterly corner of Lot No. 5;

THENCE running along the easterly line of Lot No. 5, North 27 degrees 00 minutes 00 seconds West, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 6 on survey subdivision plat prepared by Charles B. Webb, P.E., P.L.S. dated November 13, 1975.

TITLE TO SAID PREMISES IS VESTED IN Athina M. Pitre, by Deed from Antonio E. Pitre and Athina M. Pitre, h/w, dated 10/30/2012, recorded 01/29/2013 in Instrument Number 201300857.

Tax Parcel: 23-05-046-04,000

Premises Being: 422 East Fifth Street, a/k/a 601 East John Street, Mifflinville, PA 18631

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.

Expiration date

Plaintiff

JPMorgan Chase Bank, National Association

No.: 2012-CV-847

Defendant

Athina M. Pitre
Antonio E. Pitre

Type or Writ of Complaint

EXECUTION/NOTICE OF SALE

SERVE

AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.

ATHINA M. PITRE

ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)

422 East Fifth Street

a/k/a 601 East John Street

Mifflinville, PA 18631

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION; N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave 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 sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff

ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number

(215)563-7000

Date

10/1/2014

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day

of _____ 20____

SO ANSWERS

Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
--	--

Plaintiff JPMorgan Chase Bank, National Association	No.: <u>2012-CV-847</u>
Defendant Athina M. Pitre Antonio E. Pitre	Type or Writ of Complaint EXECUTION/NOTICE OF SALE

SERVE



NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SAID.
ANTONIO E. PITRE
 ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
422 East Fifth Street

a/k/a 601 East John Street

Mifflinville, PA 18631

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

 Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave 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 sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <u>11/20/14</u>
---	-----------------------------------	-------------------------

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF	Court Number
------------------	---------------------

RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____, 20____	SO ANSWERS Signature of Dep. Sheriff _____ Signature of Sheriff _____ Sheriff of _____	Date _____ Date _____
---	--	--------------------------------

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Expiration date

Plaintiff
JPMorgan Chase Bank, National Association

No.: 2012-CV-847

Defendant
Athena M. Pitre
Antonio E. Pitre

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE



AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.

ANTONIO E. PITRE

ADDRESS (Street or RFD, Apartment No., City, Born, Twp., State and Zip Code)

204 EAST 5TH STREET

APT. A

MIFFLINVILLE, PA 18631

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION; N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave 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 sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff

Defendant
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number

(215)563-7000

Date

10/20/12

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day
of _____ 20____

SO ANSWERS
Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

SHERIFF'S RETURN

JPMorgan Chase Bank, National Association

Plaintiff

vs.

Athina M. Pitre

Antonio E. Pitre

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No.: 2012-CV-847

ISSUED

NOW, _____ 20__ I, _____ High Sheriff of Columbia County, Pennsylvania, do hereby deputize the Sheriff of _____ County, Pennsylvania, to execute this Writ. This deputation being made at the request and risk of the Plaintiff.
Defendants alleged address is _____

Sheriff, Columbia County, Pennsylvania

By _____
Deputy Sheriff

AFFIDAVIT OF SERVICE

Now, _____ 20__, at _____ O'Clock _____ m., served the within upon _____ at _____ by handing to _____ a true and correct copy of the original Notice of Sale and made known to _____ the contents thereof.

Sworn and Subscribed before me

So Answers,

this _____

day of _____ 20__

Notary Public

BY: _____
Sheriff

20__, See return endorsed hereon by Sheriff of _____ County, Pennsylvania, and made a part of this

return

So Answers,

Sheriff

Deputy Sheriff

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring
readability of all copies. Do not detach any copies.

Expiration date

Plaintiff
JPMorgan Chase Bank, National Association

No.: 2012-CV-847

Defendant
Athina M. Pitre
Antonio E. Pitre

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE

AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.

ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)

422 East Fifth Street

a/k/a 601 East John Street

Mifflinville, PA 18631

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

PLEASE POST THE PREMISES WITH THE SHERIFF'S HANDBILL OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____
County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any
property under within writ may leave 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 sheriff to any plaintiff herein for any loss, destruction or removal of any such property before
sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of ☒ Plaintiff

— Defendant
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number

(215)563-7000

Date

11/20/14

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day

of _____ 20____

SO ANSWERS
Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

Document Receipt

Trans #	4226	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

CITIBANK

BRIT J. SUTTELL ESQ

1060 ANDREW DR SUITE 170

Tracking #: 71901140006000042243

Doc Ref #: 2014ED181

Postage 5.3400

WEST CHESTER PA 19380

Document Receipt

Trans #	4225	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

CITIBANK N.A

701 EAST 60TH STREET NORTH

Tracking # 71901140006000042236

Doc Ref #: 2014ED181

Postage 5.3400

SIOUX FALLS SD 57117

Document Receipt

Trans #	4224	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000042229

Doc Ref #: 2014ED181

Postage 5.3400

PHILADELPHIA PA 19106

Document Receipt

Trans #	4223	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION900 MARKET STREET 5TH FLOOR
ROBERT N.C NIX FEDERAL BUILDING

Tracking #: 71901140006000042212

Doc Ref #: 2014ED181

Postage 5.3400

PHILADELPHIA PA 19107

Document Receipt

Trans #	4223	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION900 MARKET STREET 5TH FLOOR
ROBERT N.C. NIX FEDERAL BUILDING

Tracking #: 71901140006000042212

Doc Ref #: 2014ED181

Postage 5.3400

PHILADELPHIA PA 19107

Document Receipt

Trans #	4222	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000042205

Doc Ref #: 2014ED181

Postage 5.3400

HARRISBURG PA 17105

Document Receipt

Trans #	4221	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000042199

Doc Ref #: 2014ED181

Postage 5.3400

HARRISBURG PA 17128

Document Receipt

Trans #	4226	Carrier / service:	USPS Server	First-Class Mail®	11/25/2014 12:00:00 AM
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Ship to:

CITIBANK

BRIT J. SUTTELL ESQ

1060 ANDREW DR SUITE 170

Tracking #: 71901140006000042243

Doc Ref #: 2014ED181

Postage 5.3400

WEST CHESTER PA 19380

001475084 036001808 361508666

JIN [817513] 422 EAST FIFTH STREET (2012-CV-847)

AUTHORIZED SIGNATURE

James S. Hillman

TO THE
ORDER
OF
Sheriff of Columbia County
35 W Main Street
Bloomburg, PA 17815

PAY ONE THOUSAND THREE HUNDRED FIFTY AND XX / 100 Dollars

DATE
11/19/2014

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