

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

JP Morgan Chase Bank vs Cheryl Milheim

NO. 36-14 ED NO. 1571-13 JD

DATE/TIME OF SALE: June 11 0900

BID PRICE (INCLUDES COST) \$ 2296.52

POUNDAGE - 2% OF BID \$ 45.93

TRANSFER TAX - 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2342.45

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): [Signature]

TOTAL DUE: \$ 2342.45

LESS DEPOSIT: \$ 1350.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 992.45

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff
JP MORGAN CHASE BANK

vs.

Defendant
CINDY L MILHEIM

Attorney for the Plaintiff:

PHELAN & HALLINAN LLP
ONE PENN CENTER AT SUBURAN STATION
SUITE 1400 1617 JFK BLVD
PHILADELPHIA, PA 19103-1814

Sheriff's Sale Date: Wednesday, June 11, 2014

Writ of Execution No. : 2013CV1591

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 1625 WALNUT STREET, BERWICK, PA 18603

Sheriff Costs

Advertising Sale (Newspaper)	\$15.00
Advertising Sale Bills & Copies	\$17.50
Crying Sale	\$10.00
Docketing	\$15.00
Levy	\$15.00
Mailing Costs	\$24.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,087.62
Prothonotary, Acknowledge Deed	\$10.00
Sheriff Automation Fund	\$50.00
Sheriff's Deed	\$35.00
Solicitor Services	\$75.00
Transfer Tax Form	\$25.00
Web Posting	\$100.00
Service	\$135.00
Service Mileage	\$24.00
Distribution Form	\$25.00
Copies	\$4.50
Notary Fee	\$10.00
Tax Claim Search	\$5.00
Surcharge	\$100.00

Total Sheriff Costs **\$1,797.62**

Municipal Costs

Sewer	\$443.90
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Total Municipal Costs **\$443.90**

Distribution Costs

Recording Fees	\$55.00
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Total Distribution Costs **\$55.00**

Grand Total: **\$2,296.52**

Sheriff's poundage cost will be calculated according to the current law and added to the Sheriffs' costs after the sale.

Columbia County Sheriff, Bloomsburg, Pennsylvania, 17815, (570) 389-5622, (570)-389-5625 (fax)

www.ColumbiaCountySheriff.com



1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax #: 215-568-7616
clore.brown@phelanhallinan.com

Seth Fischer
Legal Assistant, Ext. 1480

July 14, 2014

Office of the Sheriff
COLUMBIA County Courthouse
PO Box 380
W. Main Street
Bloomsburg, PA 17815

Re: CINDY L. MILHEIM
1625 WALNUT STREET, BERWICK, PA 18603-1438
2013-CV-1591


Dear Sir or Madam:

Please assign the bid on the above captioned property, which was knocked down to the law firm of Phelan Hallinan, LLP as "attorney-on-the-writ," please prepare the Sheriff's Deed to **JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC**, 1111 POLARIS PARKWAY, COLUMBUS, OH 43240.

Enclosed are two (2) transfer tax affidavits reflecting the assignment, and a stamped self-addressed envelope for your convenience.

Thank you in advance for your cooperation in this matter.

Very truly yours,


Seth Fischer
For Phelan Hallinan, LLP

cc: JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC

PH # 932109

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF INDIVIDUAL TAXES
DEPT. 280603
HARRISBURG, PA 17128-0603

REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

State Tax Paid

Book Number

Page Number

Date Recorded

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

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

Name

Phelan Hallinan, LLP

Telephone Number

Area Code 215-563-7000

Street Address

1617 JFK Boulevard, Suite 1400
One Penn Center Plaza

City

Philadelphia

State

PA

Zip Code

19103

B. TRANSFER DATA

Grantor(s)/Lessor(s)

Timothy Chamberlain

C. Date of Acceptance of Document

Grantee(s)/Lessee(s)

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC

Street Address

PO Box 380, W. Main Street

Street Address

1111 POLARIS PARKWAY

City

Bloomsburg

State

PA

Zip Code

17815

City

COLUMBUS

State

OH

Zip Code

43240

D. REAL ESTATE LOCATION

Street Address

1625 WALNUT STREET, BERWICK, PA 18603-1438

City, Township, Borough

BERWICK BOROUGH

County

COLUMBIA

School District

BERWICK AREA SCHOOL DISTRICT

Tax Parcel Number

04A-02-166-00,000

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

1. Actual Cash Consideration

\$2,296.52 (winning bid)

2. Other Consideration

+ -0-

3. Total Consideration

= \$2,296.52

4. County Assessed Value

\$2,586.00

5. Common Level Ratio Factor

x 3.61

6. Fair Market Value

= \$9,335.46

F. EXEMPTION DATA

1a. Amount of Exemption Claimed

100%

1b. Percentage of Grantor's Interest in Real Estate

100%

1b. Percentage of Grantor's Interest in Real Estate

100%

Check Appropriate Box Below for Exemption Claimed.

- ☐ Will or intestate succession
- ☐ Transfer to a Trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ Transfer from a trust. Date of transfer into the trust _____ (Name of Decedent) Estate File Number _____
- ☐ If trust was amended attach a copy of original and amended trust.
- ☐ Transfer between principal and agent/straw party. (Attach complete copy of agency/straw party agreement.)
- ☐ Transfer to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☒ Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of mortgage and note/assignment)
- ☐ Corrective confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed)
- ☐ Statutory corporate consolidation, merge, or division (Attach copy of articles)
- ☐ *Other (Please explain exemption claimed, if other than listed above.)

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

Signature of Correspondent or Responsible Party

Seth Fischer

Date

7/25/14

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

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

TD Bank, NA
3-180/360

001476443

DATE
11/24/2014

AMOUNT
****\$992.45

PAY NINE HUNDRED NINETY-TWO AND 45 / 100 Dollars

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

MOC [932109] 1625 WALNUT STREET (2013-CV-1591)


AUTHORIZED SIGNATURE

⑈001476443⑈ ⑆036001808⑆ 361508666⑈

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

JP Morgan Chase Bank vs Cindy Milheim

NO. 36-14 ED NO. 1591-13 JD

DATE/TIME OF SALE: June 11 0900

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POUNDAGE - 2% OF BID \$ 45.93

TRANSFER TAX - 2% OF FAIR MKT \$

MISC. COSTS \$

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2342.45

PURCHASER(S):

ADDRESS:

NAMES(S) ON DEED:

PURCHASER(S) SIGNATURE(S): Liz J. Mull

TOTAL DUE: \$ 2342.45

LESS DEPOSIT: \$ 1380.00

DOWN PAYMENT: \$

TOTAL DUE IN 8 DAYS \$ 992.45

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff
JP MORGAN CHASE BANK

vs.

Defendant
CINDY L. MILHEIM

Attorney for the Plaintiff:
PHELAN & HALLINAN LLP
ONE PENN CENTER AT SUBURAN STATION
SUITE 1400 1617 JFK BLVD
PHILADELPHIA, PA 19103-1814

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Prothonotary, Acknowledge Deed	\$10.00
Sheriff Automation Fund	\$50.00
Sheriff's Deed	\$35.00
Solicitor Services	\$75.00
Transfer Tax Form	\$25.00
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Tax Claim Search	\$10.00
Surcharge	\$5.00
	\$100.00
Total Sheriff Costs	\$1,797.62

Municipal Costs

Sewer	\$443.90
Total Municipal Costs	\$443.90

Distribution Costs

Recording Fees	\$55.00
Total Distribution Costs	\$55.00

Grand Total: **\$2,296.52**

Sheriff's poundage cost will be calculated according to the current law and added to the Sheriff's costs after the sale.

Columbia County Sheriff, Bloomsburg, Pennsylvania, 17815, (570) 389-5822, (570)-389-5825 (fax)

(c) CountySole Sheriff, Telecost, Inc.

SHERIFF'S SALE COST SHEET

VS. _____

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

✓ DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>135.00</u>
✓ LEVY (PER PARCEL	\$15.00
✓ MAILING COSTS	\$ <u>24.00</u>
✓ ADVERTISING SALE BILLS & COPIES	\$17.50
✓ ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>2.10</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>4.50</u>
NOTARY	\$ <u>10.00</u>
TOTAL ***** \$ <u>370.00</u>	

✓ WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>1087.62</u>
✓ SOLICITOR'S SERVICES	\$75.00
TOTAL ***** \$ <u>1312.62</u>	

✓ PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <u>55.00</u>
TOTAL ***** \$ <u>65.00</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	\$ <u>443.90</u>
WATER 20	\$ _____
TOTAL ***** \$ <u>443.90</u>	

SURCHARGE FEE (DSTE)	\$ <u>100.00</u>
MISC. _____	\$ _____
_____	\$ _____
TOTAL ***** \$ <u>-0-</u>	

TOTAL COSTS (OPENING BID) \$ 2296.52

Document Receipt

Trans #	2158	Carrier / service:	USPS Server	First-Class Mail®	2/26/2014 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000021620

Doc Ref #: 2014ED36

Postage 5.3400

HARRISBURG PA 17128

34

Document Receipt

Trans #	2159	Carrier / service:	USPS Server	First-Class Mail®	2/26/2014 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000021637

Doc Ref #: 2014ED36

Postage 5.3400

HARRISBURG PA 17105

34

Document Receipt

Trans #	2160	Carrier / service:	USPS Server	First-Class Mail®	2/26/2014 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 #: 71901140006000021644

Doc Ref #: 2014ED36

Postage 5.3400

PHILADELPHIA PA 19107

34

Document Receipt

Trans #	2161	Carrier / service	USPS Server	First-Class Mail®	2/26/2014 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000021651

Doc Ref #: 2014ED36

Postage 5.3400

PHILADELPHIA PA 19106

34

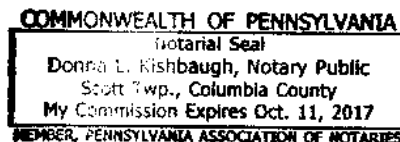
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paula J. Barry 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 April 23, 30 and May 7, 2014 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.

.....

Sworn and subscribed to before me this 7th day of May, 2014.

Donna L. Kishbaugh
(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.

.....



May 7, 2014

Timothy T. Chamberlain
Sheriff of Columbia County
Court House-P.O. Box 380
Bloomsburg, Pa 17815

**WADE D. SASSAMAN
CINDY L. MILHEIM**

NO: 2013-CV-1591

Dear Timothy:

The amount due on the sewer account #121692 for the property located at 1625 Walnut Street, Berwick Pa through June 30, 2014 is **\$443.90**

Please feel free to contact me with any questions that you may have.

Sincerely,


Kelly Morris
Authority Clerk

Hearing Impaired 711

"BAJSA is an Equal Opportunity Provider and Employer"

1108 Freas Avenue • Berwick, Pennsylvania 18603

Phone: (570) 752-8477 • Fax: (570) 752-8479

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

CHRISTINE SCHOFFLER
Legal Assistant, 1286

Representing Lenders in
Pennsylvania

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

No.: 2013-CV-1591
No.: 2014-ED-36

Re: JPMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC VS. CINDY L.
MILHEIM
No.: 2013-CV-1591, No.: 2014-ED-36

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 06/11/2014 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:

CHRISTINE SCHOFFLER, Legal Assistant

cc: Sheriff of COLUMBIA County

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

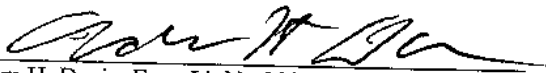
IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC Plaintiff,	:	COLUMBIA COUNTY
	:	
	:	COURT OF COMMON PLEAS
	:	
v.	:	CIVIL DIVISION
	:	
CINDY L. MILHEIM Defendant(s)	:	No.: <u>2013-CV-1591</u>
	:	No.: <u>2014-ED-36</u>

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".


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

Date: 8/9/14

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.

05/20/65

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

Nindea Isaac
Legal Assistant,

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

Re: J MORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC v.
CINDY L. MILHEIM et al.
No.: 2013-CV-1591

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 06/11/2014 Sheriff Sale.****

Very truly yours,

Phelan Hallinan, LLP

By:

Nindea Isaac, Legal Assistant

CC: CINDY L. MILHEIM

PHELAN HALLINAN, LLP
John Michael Kolesnik, Esq., Id. No.308877
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
John.Kolesnik@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

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

**JMORGAN CHASE BANK N.A., S/B/M TO
CHASE HOME FINANCE, LLC**
Plaintiff,

v.

CINDY L. MILHEIM
Defendant(s)

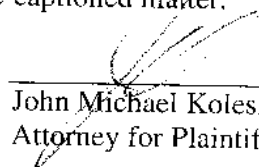
CIVIL DIVISION

No.: 2013-CV-1591

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: 4/30/14



John Michael Kolesnik, Esq., Id. No.308877
Attorney for Plaintiff

PHELAN HALLINAN, LLP
John Michael Kolesnik, Esq., Id. No.308877
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
John.Kolesnik@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

ATTORNEY FILE COPY
PLEASE RETURN

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA

JMORGAN CHASE BANK N.A., S/B/M TO
CHASE HOME FINANCE, LLC
Plaintiff,

v.

CINDY L. MILHEIM
Defendant(s)

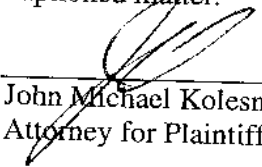
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John Michael Kolesnik, Esq., Id. No.308877
Attorney for Plaintiff

Phelan Hallinan, 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, 2014

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 N.A., S/B/M TO CHASE HOME FINANCE, LLC v.
CINDY L. MILHEIM
1625 WALNUT STREET BERWICK, PA 18603-1438
No.: 2013-CV-1591

Dear Sir/Madam:

Please Postpone the Sheriff Sale of the above referenced property, which is scheduled for May 14, 2014 due to the following: Additional Lienholder(s).

The Property is to be relisted for the June 11, 2014 Sheriff Sale.

Thank you for your cooperation in this matter.

Very Truly Yours,
PATRICK WIRT for
Phelan Hallinan, LLP

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

JMORGAN CHASE BANK N.A., S/B/M TO
CHASE HOME FINANCE, LLC
Plaintiff

vs.

CINDY L. MILHEIM

Defendant

Court of Common Pleas

Civil Division

COLUMBIA County

No.: 2013-CV-1591

No.: 2014-ED-36

CLERK OF COURTS OFFICE
COLUMBIA COUNTY, PA

2014 APR 22 P 3:12

FILED
PROTHONOTARY

ORDER

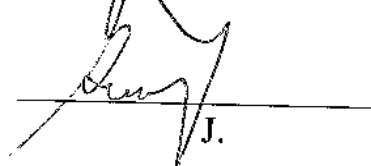
AND NOW, this 22 day of April, 2014 the Prothonotary is ORDERED to amend the in rem judgment and the Sheriff is ORDERED to amend the writ nunc pro tunc in this case as follows:

Principal Balance	\$113,586.91
Interest Through May 31, 2014	\$20,303.58
Late Charges	\$266.60
Legal fees	\$1,300.00
Cost of Suit and Title	\$876.00
Property Inspections	\$168.00
Property Preservation	\$624.82
Mortgage Insurance Premium to be Paid Prior	\$133.89
Escrow to be Paid Prior	\$544.31
Escrow Deficit	\$5,502.09
TOTAL	\$143,306.20

Plus interest at six percent per annum.

Note: The above figure is not a payoff quote. Sheriff's commission is not included in the above figure.

BY THE COURT


J.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

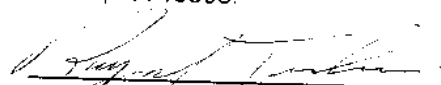


JP MORGAN CHASE BANK
vs.
CINDY L MILHEIM

Case Number
2013CV1591

SHERIFF'S RETURN OF SERVICE

04/09/2014 03:35 PM - DEPUTY RAYMOND TONKINSON, 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 1625 WALNUT STREET, BERWICK, PA 18603.


RAYMOND TONKINSON, DEPUTY

SO ANSWERS,

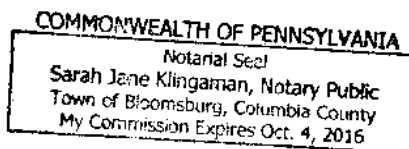

TIMOTHY T. CHAMBERLAIN, SHERIFF

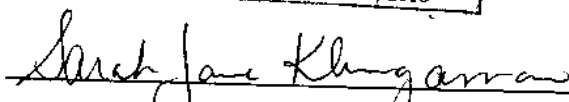
April 14, 2014

Affirmed and subscribed to before me this

NOTARY

14TH day of APRIL 2014





PHELAN & HALLINAN LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA
PA 19102-1617

362D

SHERIFF'S OFFICE OF COLUMBIA COUNTY

SPK ✓

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JP MORGAN CHASE BANK
vs.
CINDY L MILHEIM

Case Number
2013CV1591

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Manner: < Not Specified >

Notes: SHERIFF'S SALE BILL

Zone:

Expires:

Warrant:

Serve To:

Name: (POSTING)

Primary Address: 1625 WALNUT STREET
BERWICK, PA 18603

Phone:

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge:

Relation: Posted

Date: 4-49-14

Time: 1535

Deputy: 8

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)

2013CV1591

1625 WALNUT STREET, BERWICK, PA 18603

NO EXPIRATION

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

Date: 04/10/2014

REAL ESTATE TAX CERTIFICATION

Fee: \$5.00

Cert. NO: 18011

MILHEIM CINDY L
WADE D SASSAMAN
1625 WALNUT STREET
BERWICK PA 18603

District: BERWICK BORO
Deed: 0404 -0687
Location: 1625 WALNUT ST
Parcel Id: 04A-02 -166-00,000

Assessment: 22,586

Balances as of 04/10/2014

YEAR	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
------	----------	------------	---------	----------	------	---------

NO TAX CLAIM TAXES DUE

By Columbia County Sheriff Per: AS

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



71901140006000021644

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

34

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC

Plaintiff

vs.

CINDY L. MILHEIM

Defendant(s)

: COURT OF COMMON PLEAS

: CIVIL DIVISION

: NO.: 2013-CV-1591

: 2014-ED-36

: COLUMBIA COUNTY

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: CINDY L. MILHEIM
1625 WALNUT STREET
BERWICK, PA 18603-1438

CINDY L. MILHEIM
725 GREEN STREET
BERWICK, PA 18603

****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 **1625 WALNUT STREET, BERWICK, PA 18603-1438** is scheduled to be sold at the Sheriff's Sale on May 14 2014 at 9:00 A.M. in the Office of the Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815 to enforce the court judgment of \$132,825.72 obtained by JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC (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.
CINDY L MILHEIM

Case Number
2013CV1591

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: CINDY L MILHEIM

Primary Address: 725 GREEN STREET
BERWICK, PA 18603

Phone:

DOB:

Alternate Address: 4625 WALNUT STREET
BERWICK, PA 18603

Phone:

VACANT

Final Service:

Served: Personally (Adult In Charge) Posted Other

Adult In Charge:

Sheryl Geller

Relation:

Sister in Law

Date:

3-6-14

Time:

1935

Deputy:

8

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:

2/26/14

Time:

13:05

Mileage:

Deputy:

17

Service Attempt Notes:

1. N/A L/C

2.

3.

4.

5.

6.

MILHEIM, CINDY L

2013CV1591

725 GREEN STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

ED 36



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
CINDY L MILHEIM

Case Number
2013CV1591

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: CINDY L MILHEIM / OCCUPANTS

Primary Address: 1625 WALNUT STREET
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge (Posted) · Other

Adult In Charge:

Relation:

Date: 3-3-14

Time: 15:15

Deputy: 3

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:	2/26/14					
Time:	13:30					
Mileage:						
Deputy:	17					

Service Attempt Notes:

1. Sign on door determining house is Vacant

2.

3.

4.

5.

6.

MILHEIM, CINDY L

2013CV1591

1625 WALNUT STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
CINDY L MILHEIM

Case Number
2013CV1591

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

Phone: 570-752-7442

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Connie Gingham

Relation:

Tax Collector

Date:

3.3.14

Time:

15:00

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.

GINGHER, CONNIE C.

2013CV1591

1615 LINCOLN AVENUE, BERWICK, PA 18603

NO EXPIRATION

BERWICK BORO
MAKE CHECKS PAYABLE TO:
 Connie C Gingham
 1615 Lincoln Avenue
 Berwick PA 18603

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

FOR: COLUMBIA County			DATE 03/01/2014	BILL NO. 5052	
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	22,586	9.146	202.44	206.57	227.23
SINKING		1.345	29.77	30.38	33.42
FIRE		1.25	27.67	28.23	29.64
LIGHT		1.75	38.74	39.53	41.51
BORO RE		11.1	245.69	250.70	263.24
The discount & penalty have been calculated for your convenience			PAY THIS AMOUNT	544.31	595.04
			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

MILHEIM CINDY L
 WADE D SASSAMAN
 1625 WALNUT STREET
 BERWICK PA 18603

		CNTY	TWP
Discount	2 %	2 %	
Penalty	10 %	5 %	
PARCEL: 04A-02 -166-00,000			
1625 WALNUT ST			
1722 Acres		Land	3,000
		Buildings	19,586
Total Assessment			22,586

This tax returned
 to courthouse on:
 January 1, 2015

FILE COPY

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

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2013CV1591

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, MAY 14, 2014
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 or parcel of land situate in the Borough of Berwick, formerly Township of Briar Creek, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the corner of Lot Number Thirty one (31) in Duval Dickson's Second Plot of lots sold; thence Westerly forty-nine and one-half (49 1/2) feet to corner of Duval Street; thence southerly along Duval Street a distance of one hundred and fifty (150) feet to a Fifteen (15) foot alley; thence Easterly a distance of Forty-nine and one-half (49 1/2) feet to corner of lot Number Thirty one (31); thence Northerly a distance of one hundred and fifty (150) feet to the place of beginning.

THIS DESCRIPTION is intended to cover and this deed to convey Lot Number Thirty (30) in said Duval Dickson's Second plot of lots as marked and shown on plot or plan.

TITLE TO SAID PREMISES IS VESTED IN Cindy L. Milheim and Wade D. Sassaman, as joint tenants with the right of survivorship, and not as tenants in common, by Deed from Vicki R. Caravelli and Louis G. Caravelli, her husband, dated 07/13/1999, recorded 07/19/1999 in Book 731, Page 1082. Wade D. Sassaman was a co-record owner of the mortgaged premises as a joint tenant with the right of survivorship. By virtue of WADE D. SASSAMAN's death on or about 09/05/2011, his ownership interest was automatically vested solely in the surviving joint tenant, Cindy L. Milheim.

Tax Parcel: 04A-02-166-00000

Premises Being: 1625 WALNUT STREET, BERWICK, PA 18603-1438

PROPERTY ADDRESS: 1625 WALNUT STREET, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 04A-02-166-00000

Seized and taken into execution to be sold as the property of CINDY L MILHEIM 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.
CINDY L MILHEIM

Case Number
2013CV1591

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires:

Warrant:

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

Serve To:

Name: Domestic Relations Office of Columbia Co.

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

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge: Karen R. Henderson

Relation: Clerk II

Date: 2-26-14

Time: 12:15

Deputy: 16

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 2013CV1591 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JP MORGAN CHASE BANK
vs.
CINDY L MILHEIM

Case Number
2013CV1591

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

Manner: < Not Specified >

Expires:

Warrant:

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

Serve To:

Name: Columbia County Tax Office

Primary Address: PO Box 380

Bloomsburg, PA 17815

Phone: 570-389-5649

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

SHERRY EVANS

Relation:

CLERK

Date:

2-26-14

Time:

1215

Deputy:

16

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

2013CV1591

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC

: COURT OF COMMON PLEAS
:
: CIVIL DIVISION

Plaintiff :

vs.

: NO.: 2013-CV-1591

: 2014-ED-36

CINDY L. MILHEIM

: COLUMBIA COUNTY

Defendant(s) :

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: CINDY L. MILHEIM
1625 WALNUT STREET
BERWICK, PA 18603-1438

CINDY L. MILHEIM
725 GREEN STREET
BERWICK, PA 18603

****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 **1625 WALNUT STREET, BERWICK, PA 18603-1438** is scheduled to be sold at the Sheriff's Sale on May 14 2014 at 9:00 A.M. in the Office of the Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815 to enforce the court judgment of \$132,825.72 obtained by JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC (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. **2013-CV-1591**

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC
v.
CINDY L. MILHEIM

owner(s) of property situate in the **BERWICK BOROUGH**, COLUMBIA County,
Pennsylvania, being

1625 WALNUT STREET, BERWICK, PA 18603-1438

Parcel No. 04A-02-166-00,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$132,825.72**

Attorneys for Plaintiff
Phelan Hallinan, LLP

LEGAL DESCRIPTION

ALL that certain piece or parcel of land situate in the Borough of Berwick, formerly Township of Briar Creek, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the corner of Lot Number Thirty one (31) in Duval Dickson's Second Plot of lots sold; thence Westerly forty-nine and one-half (49 1/2) feet to corner of Duval Street; thence southerly along Duval Street a distance of one hundred and fifty (150) feet to a Fifteen (15) foot alley; thence Easterly a distance of Forty-nine and one-half (49 1/2) feet to corner of lot Number Thirty one (31); thence Northerly a distance of one hundred and fifty (150) feet to the place of beginning.

THIS DESCRIPTION is intended to cover and this deed to convey Lot Number Thirty (30) in said Duval Dickson's Second plot of lots as marked and shown on plot or plan.

TITLE TO SAID PREMISES IS VESTED IN Cindy L. Milheim and Wade D. Sassaman, as joint tenants with the right of survivorship, and not as tenants in common, by Deed from Vicki R. Caravelli and Louis G. Caravelli, her husband, dated 07/13/1999, recorded 07/19/1999 in Book 731, Page 1082. *Wade D. Sassaman was a co-record owner of the mortgaged premises as a joint tenant with the right of survivorship. By virtue of WADE D. SASSAMAN's death on or about 09/05/2011, his ownership interest was automatically vested solely in the surviving joint tenant, Cindy L. Milheim.*

Tax Parcel: 04A-02-166-00000

Premises Being: 1625 WALNUT STREET, BERWICK, PA 18603-1438

**JMORGAN CHASE BANK N.A., S/B/M TO CHASE
HOME FINANCE, LLC**
Plaintiff

v.

CINDY L. MILHEIM
Defendant(s)

: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2013-CV-1591**
:
: **2014-ED-36**
: **COLUMBIA COUNTY**

AFFIDAVIT PURSUANT TO RULE 3129.1

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC, 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 **1625 WALNUT STREET, BERWICK, PA 18603-1438**.

1. Name and address of Owner(s) or reputed Owner(s):
Name: **CINDY L. MILHEIM**
Address (if address cannot be reasonably ascertained, please so indicate): **725 GREEN STREET
BERWICK, PA 18603**
2. Name and address of Defendant(s) in the judgment:
Name: **CINDY L. MILHEIM**
Address (if address cannot be reasonably ascertained, please so indicate): **725 GREEN STREET
BERWICK, PA 18603**
3. Name and last known address of every judgment creditor whose judgment is a record lien on the real property to be sold:
Name: **None.**
Address (if address cannot be reasonably ascertained, please indicate):
4. Name and address of last recorded holder of every mortgage of record:
Name: **None.**
Address (if address cannot be reasonably ascertained, please indicate):
5. Name and address of every other person who has any record lien on the property:
Name: **None.**
Address (if address cannot be reasonably ascertained, please indicate):
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: **None.**
Address (if address cannot be reasonably ascertained, please indicate):

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

**1625 WALNUT STREET ✓
BERWICK, PA 18603-1438**

**COMMONWEALTH OF PENNSYLVANIA
BUREAU OF INDIVIDUAL TAXES
INHERITANCE TAX DIVISION**

**6TH FLOOR, STRAWBERRY SQ. ✓
DEPT 280601
HARRISBURG, PA 17128**

**DEPARTMENT OF PUBLIC WELFARE, TPL
CASUALTY UNIT, ESTATE RECOVERY
PROGRAM**

**P.O. BOX 8486 ✓
WILLOW OAK BUILDING
HARRISBURG, PA 17105**

**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: 2/21/14

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

REAL ESTATE OUTLINE

ED # 2014 ED 36

DATE RECEIVED 2-25-2014
DOCKET AND INDEX 2013 CV 1591

CHECK FOR PROPER INFO.

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

CK# 001395152

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

SALE DATE May 14th TIME 9:00am
POSTING DATE _____
ADV. DATES FOR NEWSPAPER 1ST WEEK _____
2ND WEEK _____
3RD WEEK _____

WRIT OF EXECUTION - (MORTGAGE FORECLOSURE)

Pa.R.C.P. 3180-3183 and Rule 3257

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC

vs.

CINDY L. MILHEIM

Commonwealth of Pennsylvania:

County of Columbia

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2013-CV-1591

2014-ED-36

COLUMBIA COUNTY

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

PREMISES: 1625 WALNUT STREET, BERWICK, PA 18603-1438
(See Legal Description attached)

Amount Due

Interest from 02/05/2014 to Date of Sale
@ \$21.83 per diem

\$132,825.72

\$_____ and costs.

Dated

03-25-14

(SEAL)

PH # 932109

Sarah N. Silvette
(Clerk) Office of the Prothonotary, Common Pleas Court
of Columbia County, Penna.

Prothonotary of Sec. Courts
My Comm. Exp. 1-1-2016

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

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC
Plaintiff

v.

CINDY L. MILHEIM
Defendant(s)

: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2013-CV-1591
:
: 2014-ED-36
: COLUMBIA COUNTY
:

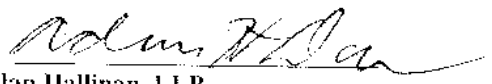
CERTIFICATION

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

Attorneys for Plaintiff

**JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC**
Plaintiff

v.

CINDY L. MILHEIM
Defendant(s)

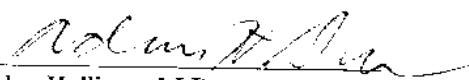
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2013-CV-1591
: 2014-ED-36
: COLUMBIA COUNTY
:

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

**JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC**

vs.

CINDY L. MILHEIM

: **COLUMBIA COUNTY**
:
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2013-CV-1591**
: **2014-ED-36**

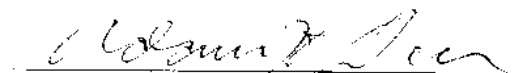
VERIFICATION OF NON-MILITARY SERVICE

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 CINDY L. MILHEIM is over 18 years of age and resides at 725 GREEN STREET, BERWICK, PA 18603.

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

**JMORGAN CHASE BANK N.A., S/B/M TO CHASE
HOME FINANCE, LLC**
Plaintiff

v.

CINDY L. MILHEIM
Defendant(s)

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2013-CV-1591

2014-ED-36

COLUMBIA COUNTY

AFFIDAVIT PURSUANT TO RULE 3129.1

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC, Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praccipe for the Writ of Execution was filed, the following information concerning the real property located at **1625 WALNUT STREET, BERWICK, PA 18603-1438**.

1. Name and address of Owner(s) or reputed Owner(s):
Name
CINDY L. MILHEIM
Address (if address cannot be reasonably ascertained, please so indicate)
**725 GREEN STREET
BERWICK, PA 18603**
2. Name and address of Defendant(s) in the judgment:
Name
CINDY L. MILHEIM
Address (if address cannot be reasonably ascertained, please so indicate)
**725 GREEN STREET
BERWICK, PA 18603**
3. Name and last known address of every judgment creditor whose judgment is a record lien on the real property to be sold:
Name
None.
Address (if address cannot be reasonably ascertained, please indicate)
4. Name and address of last recorded holder of every mortgage of record:
Name
None.
Address (if address cannot be reasonably ascertained, please indicate)
5. Name and address of every other person who has any record lien on the property:
Name
None.
Address (if address cannot be reasonably ascertained, please indicate)
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
None.
Address (if address cannot be reasonably ascertained, please indicate)

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

1625 WALNUT STREET
BERWICK, PA 18603-1438

COMMONWEALTH OF PENNSYLVANIA
BUREAU OF INDIVIDUAL TAXES
INHERITANCE TAX DIVISION

6TH FLOOR, STRAWBERRY SQ.
DEPT 280601
HARRISBURG, PA 17128

DEPARTMENT OF PUBLIC WELFARE, TPL
CASUALTY UNIT, ESTATE RECOVERY
PROGRAM

P.O. BOX 8486
WILLOW OAK BUILDING
HARRISBURG, PA 17105

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: 2/21/14

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

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC

: COURT OF COMMON PLEAS
:
: CIVIL DIVISION

Plaintiff :

vs.

: NO.: 2013-CV-1591

: 2014-ED-36

CINDY L. MILHEIM

: COLUMBIA COUNTY

Defendant(s) :

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: CINDY L. MILHEIM
1625 WALNUT STREET
BERWICK, PA 18603-1438

CINDY L. MILHEIM
725 GREEN STREET
BERWICK, PA 18603

****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 1625 WALNUT STREET, BERWICK, PA 18603-1438 is scheduled to be sold at the Sheriff's Sale on May 14th 2014 at 9:00 A.M. in the Office of the Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815 to enforce the court judgment of \$132,825.72 obtained by JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC (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. **2013-CV-1591**

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC
v.
CINDY L. MILHEIM

owner(s) of property situate in the **BERWICK BOROUGH**, COLUMBIA County,
Pennsylvania, being

1625 WALNUT STREET, BERWICK, PA 18603-1438

Parcel No. 04A-02-166-00,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$132,825.72**

Attorneys for Plaintiff
Phelan Hallinan, LLP

LEGAL DESCRIPTION

ALL that certain piece or parcel of land situate in the Borough of Berwick, formerly Township of Briar Creek, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the corner of Lot Number Thirty one (31) in Duval Dickson's Second Plot of lots sold; thence Westerly forty-nine and one-half (49 1/2) feet to corner of Duval Street; thence southerly along Duval Street a distance of one hundred and fifty (150) feet to a Fifteen (15) foot alley; thence Easterly a distance of Forty-nine and one-half (49 1/2) feet to corner of lot Number Thirty one (31); thence Northerly a distance of one hundred and fifty (150) feet to the place of beginning.

THIS DESCRIPTION is intended to cover and this deed to convey Lot Number Thirty (30) in said Duval Dickson's Second plot of lots as marked and shown on plot or plan.

TITLE TO SAID PREMISES IS VESTED IN Cindy L. Milheim and Wade D. Sassaman, as joint tenants with the right of survivorship, and not as tenants in common, by Deed from Vicki R. Caravelli and Louis G. Caravelli, her husband, dated 07/13/1999, recorded 07/19/1999 in Book 731, Page 1082. *Wade D. Sassaman was a co-record owner of the mortgaged premises as a joint tenant with the right of survivorship. By virtue of WADE D. SASSAMAN's death on or about 09/05/2011, his ownership interest was automatically vested solely in the surviving joint tenant, Cindy L. Milheim.*

Tax Parcel: 04A-02-166-00000

Premises Being: 1625 WALNUT STREET, BERWICK, PA 18603-1438

LEGAL DESCRIPTION

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Tax Parcel: 04A-02-166-00000

Premises Being: 1625 WALNUT STREET, BERWICK, PA 18603-1438

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2013-CV-1591 2014-ED-36

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC

v.

CINDY L. MILHEIM

owner(s) of property situate in the **BERWICK BOROUGH**, COLUMBIA County,
Pennsylvania, being

1625 WALNUT STREET, BERWICK, PA 18603-1438

Parcel No. 04A-02-166-00,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$132,825.72**

Attorneys for Plaintiff

Phelan Hallinan, LLP

SHERIFF'S RETURN

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME
FINANCE, LLC

Plaintiff

vs.

CINDY L. MILHEIM

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No.: 2013-CV-1591

2014-ED-36

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.

Plaintiff

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC

Expiration date

No.: 2013-CV-1591

Defendant

CINDY L. MILHEIM

2014-ED-36

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.

CINDY L. MILHEIM

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

1625 WALNUT STREET

BERWICK, PA 18603-1438

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 ☒ Plaintiff

Telephone Number

Date

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

(215)563-7000

2/21/14

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

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.

Plaintiff JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC	Expiration date No.: 2013-CV-1591 2014-ED-36
Defendant CINDY L. MILHEIM	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)
1625 WALNUT STREET

BERWICK, PA 18603-1438

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 <u>XX</u> 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 2/21/14
---	--	------------------------

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__	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%;">SO ANSWERS</td> <td style="width: 30%;">Date</td> </tr> <tr> <td>Signature of Dep. Sheriff</td> <td>_____</td> </tr> <tr> <td>Signature of Sheriff</td> <td>_____</td> </tr> <tr> <td>Sheriff of _____</td> <td>_____</td> </tr> </table>	SO ANSWERS	Date	Signature of Dep. Sheriff	_____	Signature of Sheriff	_____	Sheriff of _____	_____
SO ANSWERS	Date								
Signature of Dep. Sheriff	_____								
Signature of Sheriff	_____								
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

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC

No.: 2013-CV-1591

Defendant

CINDY L. MILHEIM

2014-ED-36

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.
CINDY L. MILHEIM
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
1625 WALNUT STREET

BERWICK, PA 18603-1438

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

Telephone Number

Date

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

(215)563-7000

2/21/14

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

PLAINTIFF

Count 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

No.: 2013-CV-1591

2014-ED-36

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

Plaintiff

JMORGAN CHASE BANK N.A., S/B/M TO CHASE HOME FINANCE, LLC

Defendant

CINDY L. MILHEIM

SERVE



AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE
CINDY L. MILHEIM
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
1625 WALNUT STREET
BERWICK, PA 18603-1438

BERWICK, PA 18603-1438

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

2/21/14

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

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

TD Bank, NA
3-180/360

001395152

DATE
2/19/2014

AMOUNT
****\$1,350.00

PAY ONE THOUSAND THREE HUNDRED FIFTY AND XX / 100 Dollars

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

RJG [932109] 1625 WALNUT STREET (2013-CV-1591)


AUTHORIZED SIGNATURE

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