Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

<u>Plaintiff</u>

PNC BANK

VS.

Defendant

THEODORE FEDDER SAMANTHA FEDDER

Attorney for the Plaintiff:

KML LAW GROUP, P.C. 701 MARKET STREET PHILADELPHIA, PA 19106 Sheriff's Sale Date:

Wednesday, October 1, 2014

Writ of Execution No.: 2013CV1520

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 719 STATE ROUTE 93, 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.	\$ <u>992.58</u>
— Protino notary, Acknowledge Deed	(\$10.00)
Sheriff Automation Fund	\$50.00
——Sheriff's Deed	(\$35.00)
– Solic itor Services	(\$75.00)
- Transfer Tax Form	\$25.00
Web Posting	\$100.00
Service	\$150.00
Service Mileage	\$12.00
Distrib ution Form	\$25.00)
Copies	\$5.00
Notary Fee	\$15.00
Tax Claim Search	\$5.00
Surcharge	\$110.00

Distribution Costs

-- Recording Fees

Total Sheriff Costs

\$1,721.08

Total Distribution Costs

\$65.00 **\$65.00**

Grand Total:

\$1,786.08

155/,08

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

Suite 5000 - BNY Mellon Independence Center 701 Market Street Philadelphia, PA 19106-1532 (215) 627-1322 (215) 627-7734 (Fax)

September 30, 2014

Columbia

SHERIFF OF COLUMBIA COUNTY Sheriff's Office PO Box 380 Bloomsburg, PA 17815 FAX 570-389-5625

BOOK WRIT

RE:

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK

THEODORE C. FEDDER III and SAMANTHA J. FEDDER Term No. 2013-CV-0001520

Property address:

719 State Route 93 Berwick, PA 18603

Sheriff's Sale Date: October 01, 2014

Dear Six/Madam:

As a result of the filing of a Petition in Bankruptcy, kindly stay the Sheriff's Sale with reference to the above-captioned matter. Please forward an updated cost sheet, summary of outstanding costs and return of any unused costs. The bankruptcy filing information is as follows:

> Date filed: June 04, 2014 Case number: 14-02638

Chapter: 13

Judge: Robert N.Opel

Thank you for your cooperation.

Very Truly Yours. KML ŁÁW GROUP, P.

Michael T. McKeever, Esq.

By: Genevieve Mautz, Supervisor Robert Murray, Legal Assistant Veronica Cosme, Legal Assistant Paul Boccuti, Legal Assistant

PO Box 380 Bloomsburg, PA 17815

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





• Com	ment	'S:		- 10			-
□ Urg	ent	☐ For Review	☐ Please Con	nment	☐ Please Reply	☐ Please Recycle	
Re:	The	odore Fedder		CC:	-		_
Phone	:			Date:	September 30, 2014	4 June 3,0	107S -
Fax:				Pages:	2		_
To:	Miel	nael McKeever, Esq		From:	Sheriff Timothy T. C	hamberlain	_

I received your stay, attached is a cost sheet showing a balance due of \$201.08

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANK vs. THEODORE FEDDER (et al.)

Case Number 2013CV1520

REAL ESTATE SALE REQUEST LEDGER

DATE	CATEGORY	MEMO	СНК #	DEBIT	CREDIT
03/21/2014	Advance Fee	Advance Fee	761571	\$0,00	\$1,350.00
03/21/2014	Advertising Sale (Newspaper)			\$15.00	\$0.00
03/21/2014	Advertising Sale Bills & Copies			\$17.50	\$0.00
03/21/2014	Crying Sale			\$10.00	\$0.00
03/21/2014	Docketing			\$15.00	\$0.00
03/21/2014	Levy			\$15.00	\$0.00
03/21/2014	Mailing Costs			\$24.00	\$0.00
03/21/2014	Posting Handbill			\$15.00	\$0.00
03/21/2014	Press Enterprise Inc.			\$992.58	\$0.00
03/21/2014	Sheriff Automation Fund			\$50.00	\$0.00
03/21/2014	Web Posting			\$100.00	\$0.00
06/05/2014	Service			\$150.00	\$0.00
06/05/2014	Service Mileage			\$12.00	\$0.00
06/05/2014	Copies			\$5.00	\$0.00
06/05/2014	Notary Fee			\$15.00	\$0.00
06/05/2014	Tax Claim Search			\$5.00	\$0.00
06/05/2014	Surcharge			\$110.00	\$0.00

\$1,551.08 \$1,350.00

TOTAL BALANCE: \$(201.08)

Printed: 9/30/2014 3:39:25PM

808368

DOLLARS

KML LAW GROUP, P.C.

SUITE 5000, MELLON INDEPENDENCE CENTER 701 MARKET ST. PHILADELPHIA, PA 19106 (215) 627-1322 info@kmllawgroup.com

800.220.BANK / firstrust.com

3-7380-2360

06/09/2015

ORDER OF

SHERIFF OF COLUMBIA COUNTY

5**201.08

TWO HUNDRED ONE AND 08 / 100

Sheriff's Office PO Box 380

Bloomsburg PA, 17815

MORTGAGE CASH ACCOUNT VOID AFTER 180 DAYS

MEMO fedder 125507fc bal due sheriff

#808388# #236073801# 80 00082795#

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

<u>Plaintiff</u>

PNC BANK

vs.

Defendant

THEODORE FEDDER SAMANTHA FEDDER

Attorney for the Plaintiff:

KML LAW GROUP, P.C. 701 MARKET STREET PHILADELPHIA, PA 19106 Sheriff's Sale Date:

Wednesday, October 1, 2014

Writ of Execution No.: 2013CV1520 Advance Sheriff Costs: \$1,350.00

Location of the real estate: 719 STATE ROUTE 93, BERWICK, PA 18603

Sheriff Costs

	Total Sheriff Costs	\$1,721.08
Surcharge		\$110.00
Tax Claim Search		\$5.00
Notary Fee		\$15.00
Copies		\$5.00
Distribution Form		\$25.00
Service Mileage		\$12.00
Service		\$150.00
Web Posting		\$100.00
Transfer Tax Form		\$25.00
Solicitor Services		\$75.00
Sheriff's Deed		\$35.00
Sheriff Automation Fund		\$50.00
Prothonotary, Acknowledge Deed		\$10.00
Press Enterprise Inc.		\$992.58
Posting Handbill		\$15.00
Mailing Costs		\$24.00
Levy		\$15.00
Docketing		\$15.00
Crying Sale		\$10.00
Advertising Sale Bills & Copies		\$17.50
Advertising Sale (Newspaper)		\$15.00

Distribution Costs

Recording Fees \$65.00

Total Distribution Costs \$65.00

Grand Total:

\$1,786.08

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

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

PNC Bank VS	Theodore +	Smanth9	Feeldo
NO. <u>50-14</u> ED	NO. /5 20-	13	JD
DATE/TIME OF SALE: Oct 1			
BID PRICE (INCLUDES COST)	\$	_	
POUNDAGE – 2% OF BID	\$	_	
TRANSFER TAX – 2% OF FAIR MKT	\$	_	
MISC. COSTS	\$		
TOTAL AMOUNT NEEDED TO PURCE	IASE	\$	
PURCHASER(S):ADDRESS:NAMES(S) ON DEED:			-
PURCHASER(S) SIGNATURE(S):			
			_
TOTAL DUE:		\$	
LESS DEPOSIT:		\$	
DOWN PAYMENT	:	\$	
TOTAL DUE IN 8 I	DAYS	\$	

Suite 5000 – BNY Mellon Independence Center 701 Market Street Philadelphia, PA 19106 215-825-6320 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

VS.

THEODORE C. FFDDER III
SAMANTHA J. FEDDER
Mortgagor(s) and Record Owner(s)
719 State Route 93
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2013-CV-0001520

Book: Writ

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for August 13, 2014 at 9:00 AM in the above matter has been continued until

October 01,2014 at 9:00 AM

Date: By:

KML LAW GROUP, P.C.
701 Marker Street, Suite 5000
Philadelphia, PA 19106
(215) 825-6332

Michael McKeever Pa. ID 56129

David Fein Pa. ID 82628

Jill P. Jenkins Pa. ID 306588

Alyk L. Oflazian Pa. ID 312912

Salvatore Filippello Pa. ID 313897

Jennifer Lynn Frechie Pa. ID 316160

Attorneys for Plaintiff

Suite 5000 - BNY Mellon Independence Center 701 Market Street Philadelphia, PA 19106 215-825-6320 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK

3232 Newmark Drive Miaroisburg, OH 45342

Plaintiff

VS.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Term No. 2013-CV-0001520

> Book: Writ:

CERTIFICATE OF FILING

I hereby certify that matter was filed or sent for filing with the prothonotary and was served the Notice of Continued Sheriff's Sale in the above upon the following parties on the date listed below:

THEODORE C. FEDDER III 719 State Route 93 Berwick, PA 18603

SAMANTHA J. FEDDER C/O Robert A. Bull, Esquire 106 Market Street Berwick, PA 18603 defendant(s)

SHERIFF OF COLUMBIA COUNTY Sheriff's Office PO Box 380 Bloomsburg, PA 17815 (via facsimile or e-mail)

PROTHONOTARY OF COLUMBIA COUNTY

Prothonotary of Columbia County

PO Box 380

Bloomsburg, PA 17815

(via e-filing if applicable)

Date: 0/0/// B

AKML LAW GROUP, P.C.

701 Market Street, Suite 5000 Philadelphia, PA 19106

(215) 825-6332 Andrew Hauck

Suite 5000 - BNY Mellon Independence Center 701 Market Street Philadelphia, PA 19106 215-825-6320 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

V5.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2013-CV-0001520

Book: Writ:

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for August 13, 2014 at 9:00 AM in the above matter has been continued until

October 01,2014 at 9	:00 AM By:	Who
'''	KML	LAW GROUP, P.C.
	701 N	farker Street, Suite 5000
	Phila	delphia, PA 19106
	(215)	825-6332
•	1	Michael McKeever Pa. ID 56129
)	David Fein Pa. ID 82628
		ill P. Jenkins Pa. ID 306588
		Alyk L. Oflazian Pa. ID 312912
		Salvatore Filippello Pa. ID 313897
		ennifer Lynn Frechie Pa. ID 316160
		Attorneys for Plaintiff

Suite 5000 – BNY Mellon Independence Center 701 Market Street Philadelphia, PA 19106 215-825-6320 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

VS.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Term No. 2013-CV-0001520

> Book: Writ:

CERTIFICATE OF FILING

I hereby certify that matter was filed or sent for filing with the prothonorary and was served the Notice of Continued Sheriff's Sale in the above upon the following parties on the date listed below:

THEODORE C. FEDDER III 719 State Route 93 Berwick, PA 18603

SAMANTHA J. FEDDER C/O Robert A. Bull, Esquire 106 Market Street Berwick, PA 18603 defendant(s)

SHERIFF OF COLUMBIA COUNTY Sheriff's Office PO Box 380 Bloomsburg, PA 17815 (via facsimile or e-mail)

PROTHONOTARY OF COLUMBIA COUNTY Prothonotary of Columbia County PO Box 380 Bloomsburg, PA 17815 (via e-filing if applicable)

Date:	Ву:	

KML LAW GROUP, P.C. 701 Market Street, Suite 5000 Philadelphia, PA 19106 (215) 825-6332 Andrew Hauck

KML LAW GROUP, P.C. SUITE 5000 - BNY MELLON INDEPENDENCE CENTER 701 MARKET STREET PHILADELPHIA, PA 19106-1532 (215) 627-1322 FAX (215) 627-7734

August 5, 2014

Columbia

SHERIFF OF COLUMBIA COUNTY Sheriff's Office PO Box 380 Bloomsburg, PA 17815 FAX 570-389-5625

BOOK WRIT

RE:

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK

VS

THEODORE C. FEDDER III and SAMANTHA J. FEDDER

Term No. 2013-CV-0001520

Property address:

719 State Route 93 Berwick, PA 18603

Sheriff's Sale Date: August 13, 2014

Dear Sir/Madam:

Kindly postpone the above-captioned Sheriff's Sale scheduled for August 13, 2014 to October 01, 2014.

Thank you for your cooperation.

Very Truly Yours,

KML LAW GROUP, P.C.

Michael T. McKeever, Esq.

walnu Holl

By: Andrew Hauck

CC:

THEODORE C. FEDDER III 719 State Route 93 Berwick, PA 18603

SAMANTHA J. FEDDER C/O Robert A. Bulf, Esquire 106 Market Street Berwick, PA 18603

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

<u>Plaintiff</u>

PNC BANK

VS.

<u>Defendant</u>

THEODORE FEDDER SAMANTHA FEDDER

Attorney for the Plaintiff:

KML LAW GROUP, P.C. 701 MARKET STREET PHILADELPHIA, PA 19106 Sheriff's Sale Date:

Wednesday, August 13, 2014

Writ of Execution No.: 2013CV1520

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 719 STATE ROUTE 93, BERWICK, PA 18603

Sheriff Costs

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Docketing	\$15.00
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Mailing Costs	\$24.00
Posting Handbill	•
•	\$15.00
Press Enterprise Inc.	\$992.58
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	\$150.00
Service Mileage	\$12.00
Distribution Form	\$25.00
Copies	\$5.00
Notary Fee	\$15.00
Tax Claim Search	\$5.00
Surcharge	\$110.00

Distribution Costs

	Total Distribution Costs	\$65.00
Recording Fees		\$65.00

Grand Total:

Total Sheriff Costs

\$1,786.08

\$1,721.08

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

KML LAW GROUP, P.C. Suite 5000 – BNY Mellon Independence Center 701 Market Street Philadelphia, PA 19106 215-825-6320 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

VS.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Term No. 2013-CV-0001520

CERTIFICATE OF FILING

On this date, I sent for filing with the Prothonotary of Columbia County a copy of the Notice of the Date of Continued Sheriff's Sale in the above-captioned matter. June 11, 2014at 9:00 AM in the above captioned matter has been continued until August 13,2014 at 9:00 AM

W GROUP, P.C. 701 Märket Street, Suite 5000 Philadelphia, PA 19106 (215) 825-6332 Michael McKeever Pa. ID 56129 Jay E. Kivitz Pa, ID 26769 Lisa Lee Pa. ID 78020 Kristina Murtha Pa. ID 61858 David Fein Pa. ID 82628 Thomas Puleo Pa. ID 27615 Joshua I. Goldman Pa. ID 205047 Jill P. Jenkins Pa. ID 306588 Andrew F. Gornall Pa. ID 92382 Alyk L. Oflazian Pa. ID 312912 Salvatore Filippello Pa. ID 313897 Jennifer Lynn Frechie Pa. ID 316160 Attorneys for Plaintiff

Suite 5000 – BNY Mellon Independence Center 701 Market Street Philadelphia, PA 19106 215-825-6320 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

VS.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2013-CV-0001520

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for June 11, 2014 at 9:00 AM in the above captioned matter has been continued until August 13, 2014 at 9:00 AM

Date: CO By:	Q DXOU
. , ,	KML LAW GROUP, P.C.
	701 Market Street, Suite 5000
	Philadelphia, PA 19106
	(215) 825-6332
	Michael McKeever Pa. ID 56129
	Jay E. Kivitz Pa. ID 26769
	Lisa Lee Pa. ID 78020
	Kristina Murtha Pa. ID 61858
	David Fein Pa. ID 82628
	Thomas Puleo Pa. ID 27615
	Ioshua I. Goldman Pa. ID 205047
	Jill P. Jenkins Pa. ID 306588
	Andrew F. Gornall Pa. ID 92382
	Alyk L. Oflazian Pa, ID 312912
	Salvatore Filippello Pa. ID 313897
	Automevs for Plaintiff

KML LAW GROUP, P.C. SUITE 5000 - BNY MELLON INDEPENDENCE CENTER 701 MARKET STREET PHILADELPHIA, PA 19106-1532 (215) 627-1322 FAX (215) 627-7734

June 10, 2014

Columbia

SHERIFF OF COLUMBIA COUNTY Sheriff's Office PO Box 380 Bloomsburg, PA 17815 FAX 570-389-5625

BOOK WRIT

RE:

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK

VS.

THEODORE C. FEDDER III and SAMANTHA J. FEDDER

No. 2013-CV-0001520

Property address:

719 State Route 93 Berwick, PA 18603

Sheriff's Sale Date: June 11, 2014

Dear Sir/Madam:

Kindly postpone due to a bankruptcy filing, see the bankruptcy information below the above-captioned Sheriff's Sale scheduled for June 11, 2014 to August 13, 2014.

Thank you for your cooperation.

Very Truly Yours,

KML LAW GROUP, P.C.

Michael T. McKeever, Esa

By: Andrew Hauck Veronica Cosme

Paul Boccuti

Genevieve Mautz-Supervisor

CC:

THEODORE C. FEDDER III
719 State Route 93
Berwick, PA 18603
SAMANTHA J. FEDDER
C/O Robert A. Bull, Esquire
106 Market Street
Berwick, PA 18603

Bankruptcy Information: Chapter 13, Case Number #14-02638, Filing Date: 06/04/2014

SHERIFF'S SALE COST SHEET

	vs. Feddan
NOED NO	JD DATE/TIME OF SALE
DOCKET/RETURN	P15 00
SERVICE PER DEF.	\$15.00
	\$ / 50.00
- LEVY (PER PARCEL - MAILING COSTS	\$15.00
	\$ 34,60
- ADVERTISING SALE BILLS & COP	
ADVERTISING SALE (NEWSPAPER	
MILEAGE POSTRIG HANDRII	\$ <u>13,00</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	\$ 5,00
NOTARY	\$ <u>/5/60</u> *************** \$_378/50
IOIAL ******	<u> </u>
WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ 993,58
 SOLICITOR'S SERVICES 	\$75.00
TOTAL ******	************ \$ <u>/</u> ∂/7,58
- DDOGNONON DV OVOT (DV)	* • • • • • • • • • • • • • • • • • • •
PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <u>55,00</u> ************** \$ 65,00
101AL *******	************ \$ 65,00
REAL ESTATE TAXES:	
BORO, TWP & COUNTY 20	\$
SCHOOL DIST. 20	- \$
DELINQUENT 20	<u> </u>
TOTAL ******	·************ \$ 5,00
MUNICIPAL FEES DUE:	
SEWER 20	\$
WATER 20	- \$
TOTAL ******	\$ \$ **************
SHDCHADGE FEE (DGTC)	e 1/6.00
SURCHARGE FEE (DSTE)	\$ //Oxx \$
MISC	Ф
TOTAY *****	Φ
TOTAL TOTAL	\$
TOTAL COSTS	(OPENING BID) \$1776.08

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 May 21, 28 and June 4, 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.

allegations in the foregoing statement as to time, place, and character of publication are true.
αQ
Sworn and subscribed to before me this
Donna S. Lishlauch (Notary Public)
COMMONWEALTH OF PENNSYLVANIA Notarial Seal Donna L. Kishbaugh, Notary Public Scott Twp., Columbia County My Commission Expires Oct. 11, 2017 NEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES
And now,, 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.

Sp V

FEDDER, THEODORE

719 STATE ROUTE 93, BERWICK, PA 18603

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANI vs.	<			Case Nun	her
	RE FEDDER (et al.)			2013CV1	
	SERVICE (OVER SH	EET		
Service De	talls:	T. JY , JY.			H. 1867 - A
Category:	Real Estate Sale - Sale Notice			Zone:	ና ን
Manner:	Personal	Expires:	Total Saturation of the Control of t	Warrant:	
Notes:	PLAINTIFF NOTICE OF SHERIFF'S SALE AN	ID DEBTOR'S R	RIGHTS	V	·
					:
Serve To:		Final Servi	lantes de la company		ing Marian na awasan
Name:	THEODORE FEDDER	Served:	The second secon	dult In Charge Post	ed Other
Primary	719 STATE ROUTE 93	Adult In		The second secon	··· ·
Address:	BERWICK, PA 18603	Charge:	LSamath, q	foolster	
Phone:	DOB:	Relation:	6/16		
Alternate	in the second of	Date:		Time:	
Address:	7 4	Date.	5-2911	· · · · · · · · · · · · · · · · · · ·	Mg1. : :
Phone:	: 	Deputy:		Mileage:	
Attorney / (Originator:				
Name:	KML LAW GROUP, P.C.	Phone:	Zarania (N. W. Walion C. M. W.		
Service Att	emots:		*50777 - 2 *** ********************************		and a state of the
Date:	And the second s				
Time:	4:21-14		· ·		
Mileage:	COMMISSION OF CO	S Petitological Control on the Contr			
Deputy:	V.	····			
Service Att	empt Notes:	manana i karammana. SSS A A SSS SSS SSS		24	
	0/14 - # 1 spoke to wife -	Suid	mld be	a Tadas	Committee Confedence
2.				10009	 '
3.		,			
4.					
5.					
6.					

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

REAL ESTATE TAX CERTIFICATION Fee: \$5.00 Cer

Date: 05/20/2014 Cert. NO: 18352

FEDDER THEODORE C & SAMANTHA J III 719 STATE ROUTE 93 BERWICK PA 18603

District: CENTRE NORTH TWP Deed: 20090 -6694 Location: 719 STATE ROUTE 93 Parcel Id:11 -03 -049-01,000

Assessment: 25,335 Balances as of 05/20/2014

YEAR TAX TYPE

TAX TYPE TAX AMOUNT PENALTY DISCOUNT NO TAX CLAIM TAXES DUE

PAID

BALANCE

By, County Sheriff per: CS

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

2014 - REAL ESTATE

As of Date: 05/20/2014 08:16:36 AM

Owner: FEDDER THEODORE C & SAMANTHA J 719 STATE ROUTE 93

BERWICK PA 18603

Municipality: CENTRE NORTH TWP
Parcel #:11 -03 -049-01,000
Property Desc:

		Discount:	Face:	Penalty:
<u>Bill #</u>		Amount Due Date	Amount Due Date	Amount Due Date
013680	F	\$5.83 04/30/2014	\$5.95 06/30/2014	\$6.55 08/31/2014
		Discount Payment	05/09/2014	\$5.83
013680	G	\$227.08 04/30/2014	\$231.71 06/30/2014	\$254.88 08/31/2014
		Discount Payment	05/09/2014	\$227.08
013680	s	\$33.40 04/30/2014	\$34.08 06/30/2014	\$37.49 08/31/2014
		Discount Payment	05/09/2014	\$33.40
013680	R	\$198.63 04/30/2014	\$202.68 06/30/2014	\$222.95 08/31/2014
		Discount Payment	05/09/2014	\$198.63
		Tot	al Paid To Date:	\$464.94

101

Signature

5/20/14

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.

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANK vs. THEODORE FEDDER (et al.)

Case Number 2013CV1520

SHERIFF'S RETURN OF SERVICE

05/09/2014 08:43 AM - 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: SAMANTHA FEDDER AT THE COLUMBIA COUNTY SHERIFF'S OFFICE, P.O. BOX 380, BLOOMSBURG, PA 17815.

RAYMOND TONKINSON, DEPUTY

SO ANSWERS,

May 09, 2014

TIMOTHY T. CHAMBERLAIN, SHERIFF

		Notarial Seal Sarah Jane Klingaman, Notary Public Town of Bloomsburg, Columbia County My Commission Expires Oct. 4, 2016
	NOTARY	My Commission Expires Oct. 4, 2016
Affirmed and subscribed to before me this		2
9TH day of MAY	, 2014	Sarah Jan Klingsman

Plaintiff Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, PHILADELPHIA, PA 19106

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANK vs. THEODORE FEDDER (et al.)

Case Number 2013CV1520

SHERIFF'S RETURN OF SERVICE

05/05/2014 10:10 AM - 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 719 STATE ROUTE 93, BERWICK, PA 18603.

RAYMOND TONKINSON, DEPUTY

SO ANSWERS,

TIMOTHY T. CHAMBERLAIN, SHERIFF

May 07, 2014

.

Affirmed and subscribed to before me this

7TH day of

MAY

2014

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

COMMONWEALTH OF PENNSYLVANIA

Sach Jone Klingaman

NOTARY



2013CV1520

719 STATE ROUTE 93, BERWICK, PA 18603

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANK vs. THEODOR	E FEDDER (et al.)					Number CV1520
	S	ERVICE CO	VER SHE	EET		
Service De	talls:					
Category:	Real Estate Sale - Posting - Sa	ale Bill			Zone:	50
Manner:	< Not Specified >	:	Expires:		Warrant:	
Notes:	SHERIFF'S SALE BILL					:
Serve To:			(Elemione)			
Name:	(POSTING)		Final Servi Served:		Adult In Charge	Posted Other
Primary	719 STATE ROUTE 93		Adult In			Posted Other
Address:	BERWICK, PA 18603	:	Charge:	<u> </u>	osted	
Phone:	DOE	3:	Relation:			
Alternate Address:			Date:	5-5-	of Time:	1010
Phone:	: ! 		Deputy:	7	Mileage:	
Attorney / (Originator:					
Name:	KML LAW GROUP, P.C.	·	Phone:	:		
Service Att	empts:					
Date:	,					
Time:			•••••			····
Mileage:						
Deputy:						
Service Att	empt Notes:					
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANK VS. THEODORE FEDDER (et al.) SERVICE COVER SHEET Service Details: Category: Real Estate Sale - Sale Notice Manner: Personal Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Name: SAMANTHA FEDDER Primary 719 STATE ROUTE 93 Adult in Charge: Servet: Personally Adult in Charge Posted Other Primary 719 STATE ROUTE 93 Adult in Charge: Servet: Personally Adult in Charge Posted Other Primary Phone: S70 574 1576 DOB: Relation: Date: O5-9.14 Time: O843 Atternate Address: Date: O5-9.14 Time: O843 Atternate Address: Deputy: 7 Mileage: Attorney/Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Deputy: 7 Mileage: Deputy: 9 Service Attempts: Deputy: 9 Service Attempts: Time: 1043 Mileage: Deputy: 9 Service Attempts: Deputy: 9 Service Attempts Deputy: 9 Service Construction Deputy: 7 Mileage: 9 Deputy: 9 Service Attempts Deputy: 9 Service Attempts Deputy: 9 Service Depu			Sec. 100 (100		
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Columbia County Sheriff

25 West Main Street

PO 8ox 380

Bloomshurg

PA 17815



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



KML Law Group, P.C.

Suite 5000 - BNY Independence Center 701 Market Street Philadelphia, PA 19106-1532 (215) 627-1322 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342 Plaintiff

VS.

THEODORE C. FEDDER III
SAMANTHA J. FEDDER
Mortgagor(s) and Record Owner(s)

719 State Route 93 Berwick, PA 18603 IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Docket No. 2013-CV-0001520

Defendant(s)

THIS LAW FIRM IS A DEBT COLLECTOR AND WE ARE ATTEMPTING TO COLLECT A DEBT. THIS NOTICE IS SENT TO YOU IN AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED FROM YOU WILL BE USED FOR THAT PURPOSE.

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO:

FEDDER III, THEODORE C.

THEODORE C. FEDDER III

719 State Route 93 Berwick, PA 18603

Your house at 719 State Route 93, Berwick, PA 18603 is scheduled to be sold at Sheriff's Sale on Turing 2014, at 9:00 AM, in Sheriff's Office, Courthouse, Bloomsburg, PA to enforce the court judgment of \$139,837.29 obtained by PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK against you.

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 cancelled if you pay to PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay call:

215-825-6329 or 1-866-413-2311.

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANK Case Number VS. THEODORE FEDDER (et al.) 2013CV1520 SERVICE COVER SHEET Service Details: Category: Real Estate Sale - Sale Notice Zone: Manner: < Not Specified > Expires: Warrant: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Notes: Final Service: Name: Central Columbia SD Personally - Adult In Charge - Posted - Other Served: Primary 4777 Old Berwick Road Adult In Address: Bloomsburg, PA 17815 Charge: Phone: 570-784-2850 DOB: Relation: Alternate Date: Time: Address: 3 Mileage: Deputy: Phone: Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 2. 3. 4. 5. 6.

CENTRAL COLUMBIA SD

2013CV1520

4777 OLD BERWICK ROAD, BLOOMSBURG, PA 17815 NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

50 ED 2014

PNC BANK Case Number VS. 2013CV1520 THEODORE FEDDER (et al.) SERVICE COVER SHEET Category: Real Estate Sale - Sale Notice Zone: < Not Specified > Manner: Expires: Warrant: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Notes: Serve To: Final Service: Name: Columbia County Tax Office Served: Adult In Charge Posted Other Primary PO Box 380 Adult In Address: Bloomsburg, PA 17815 Charge: Phone: Relation: 570-389-5649 DOB: Alternate Date: Time: Address: Mileage: Deputy: Phone: Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 2. 3. 4. 5. 6.

COLUMBIA COUNTY TAX (

2013CV1520

BOX 380, BLOOMSBURG, PA

NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

PNC BANI vs.					Number	
THEODOR	RE FEDDER (et al.)			2013 -	CV1520	
	SERVICE CO	OVER SH	EET			
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Category:	Real Estate Sale - Sale Notice		Service Control of Con	Zone:	decades on the Williams	- 1
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Name:	Domestic Relations Office of Columbia Cou	Final Servi	and the state of t			
Primary	11 WEST MAIN STREET	Served: Adult In	Personally Adu	III in Charge	Posted Other	
Address:	2ND FLOOR	Charge:	Stepheni	e Strong	ρ	
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Alternate	The second of th		A PART COLOR			
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DOMESTIC RELATIONS OF

2013CV1520

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

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

PNC BANK	<			Case	Number	
	E FEDDER (et al.)				3CV1520	
	SERVICE CO	VER SH	IEET			
Manner:	tails: Real Estate Sale - Sale Notice < Not Specified > PLAINTIFF NOTICE OF SHERIFF'S SALE AND	<i>Expires:</i> DEBTOR'S	RIGHTS	Zone: Warrant:		
Serve To: Name:	Domestic Relations Office of Columbia Co.	Final S en Served:		Adult In Charge	Posted · Othe	1.102 2.102
Primary Address:	11 WEST MAIN STREET 2ND FLOOR Bloomsburg, PA 17815	Adult In Charge:	Stophen	e Strong Clock		
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Attorney / C Name:	<i>Priginator:</i> KML LAW GROUP, P.C.	Phone:				
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DOMESTIC RELATIONS OF

2013CV1520

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

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2013CV1520

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, JUNE 11, 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 lot, piece or parcel of land situate in the Township of North Center, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin in the northerly right of way line of Route No. 93 between Berwick and Orangeville, said point being the southeast corner of the premises herein conveyed and the southwest corner of land of Walter Klinetob; thence along the northerly line of said Route No. 93 north 79 degrees 45 minutes West 198.0 feet to an iron pin corner in line of other land of Clyde and Elizabeth Swisher; thence along line of other land of Clyde and Elizabeth Swisher, North 3 degrees West 226.0 feet to an iron an pin corner; thence continuing along line of land of Clyde and Elizabeth Swisher South 79 degrees 45 minutes East 198.0 feet to an iron pin corner in the westerly line of land of Walter Klinetob; thence along the westerly line of land of Walter Klinetob South 3 degrees East 226.0 feet to an iron pin corner, the place of beginning. CONTAINING 1.0 acres of land in accordance with survey of Lawrence G. Lebo, P.E. dated June 14, 1973.

TAX PARCEL # 1103 04901

BEING KNOWN AS: 719 State Route 93, Berwick, PA 18603

PROPERTY ADDRESS: 719 STATE ROUTE 93, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 1103 04901

Seized and taken into execution to be sold as the property of THEODORE FEDDER, SAMANTHA FEDDER in suit of PNC 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 failts 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 conneciton 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: KML LAW GROUP, P.C. PHILADELPHIA, PA

TIMOTHY T. CHAMBERLAIN, Sheriff COLUMBIA COUNTY, Pennsylvania

Document Receipt

Trans # 2352 Carrier / service: USPS Server First-Class Mail® 3/21/2014 12:00:00 AM

Ship to:

TECHNICAL SUPPORT GROUP INTERNAL REVENUE

SERVICE

600 ARCH STREET ROOM 3259 Tracking #: 71901140006000023501

Doc Ref #: 2014ED50 Postage 5.3400

Postage 5.3 PHILADELPHIA PA 19106



Door	Imont	Receipt

Trans # 2351 Carrier / service: USPS Server First-Class Mail® 3/21/2014 12:00:00 AM

Ship to:

PHILADELPHIA DISTRICT OFFICE US SMALL BUSINESS

ADMINISTRATION

900 MARKET STREET 5TH FLOOR ROBERT N.C. NIX FEDERAL BUILDING

Tracking #: 71901140006000023495
Doc Ref #: 2014ED50

Postage 5.3400

PHILADELPHIA PA 19107



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Ducument	Receion

Trans # 2350 Carrier / service: USPS Server First-Class Mail® 3/21/2014 12 00:00 AM Ship to: OFFICE OF F.A.I.R. DEPARTMENT OF PUBLIC WELFARE PO BOX 8016 Tracking #: 71901140006000023488 Doc Ref # 2014ED50 Postage 5.3400 HARRISBURG PA 17105



Document.	Descript
Document	RECEID

Trans # 2349 Carrier / service: USPS Server First-Class Mail® 3/21/2014 12:00:00 AM

Ship to.

DEPARTMENT OF REVENUE COMMONWEALTH OF PA

DEPARTMENT 281230 Tracking #: 71901140006000023471

Doc Ref #: 2014ED50

Postage 5.3400

HARRISBURG PA 17128



REAL ESTATE OUTLINE

ED#2014 22 520

DATE RECEIVED 3-21	∂ 019	
DOCKET AND INDEX SUPPLY	0 11520	
CHECK FOR PROPER	INFO.	
WRIT OF EXECUTION	X	
COPY OF DESCRIPTION	<u>×</u>	
WHEREABOUTS OF LKA	<u> </u>	
NON-MILITARY AFFIDAVIT	Ä	
NOTICES OF SHERIFF SALE	×	
WAIVER OF WATCHMAN	\overline{X}	
AFFIDAVIT OF LIENS LIST	X	
CHECK FOR \$1,350.00 OR		CK# 761571
**IF ANY OF ABOVE IS MISSIN	G DO \overline{NOT} PR	
SALE DATE	June 11	TIME 9:00
POSTING DATE		
ADV. DATES FOR NEWSPAPER	1 ST WEEK	
	2 ND WEEK	
	3 RD WEEK	
		

KML Law Group, P.C.

Suite 5000 - BNY Independence Center 701 Market Street Philadelphia, PA 19106-1532 (215) 627-1322 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342 Plaintiff

VS.

THEODORE C. FEDDER III
SAMANTHA J. FEDDER
Mortgagor(s) and Record Owner(s)

719 State Route 93 Berwick, PA 18603 IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Docket No. 2013-CV-0001520

Defendant(s)

THIS LAW FIRM IS A DEBT COLLECTOR AND WE ARE ATTEMPTING TO COLLECT A DEBT. THIS NOTICE IS SENT TO YOU IN AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED FROM YOU WILL BE USED FOR THAT PURPOSE.

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO:

FEDDER III, THEODORE C.

THEODORE C. FEDDER III

719 State Route 93 Berwick, PA 18603

Your house at 719 State Route 93, Berwick, PA 18603 is scheduled to be sold at Shcriff's Sale on The Court judgment of \$139,837.29 obtained by PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK against you.

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 cancelled if you pay to PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay call:

215-825-6329 or 1-866-413-2311.

- 2. You may be able to stop the sale by filing a petition asking the Court to strike or open judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
- 3. You may also be able to stop the sale through other legal proceedings.
- 4. You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice below 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 NOT 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 price by calling the Sheriff of Columbia County at 570-389-5622.
- 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
- 3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call the Sheriff of Columbia County at 570-389-5622.
- 4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
- 5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
- 6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff within thirty (30) days from the date of the Sheriff's Sale. 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 schedule of distribution is filed.
- 7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER 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 F/K/A SUSQUEHANNA LEGAL SERVICES
168 E. 5th Street
Bloomsburg, PA 17815
717-784-8760

PENNSYLVANIA BAR ASSOCIATION P.O. Box 186

Harrisburg, PA 17108 800-692-7375

Resources available for Homeowners in Foreclosure

ACT NOW!

Even though your lender (and our client) has filed an Action of Mortgage Foreclosure against you, you still may be able to SAVE YOUR HOME FROM FORECLOSURE.

- 1). Call an attorney. For referrals to a qualified attorney call either of the following numbers: 717-784-8760 or 800-692-7375.
- 2). Call the Consumer Credit Counseling Agency at 1-800-989-2227 for free counseling.
- 3). Visit HUD'S website <u>www.hud.gov</u> for Help for Homeowners Facing the Loss of Their Homes.
- 4). Pennsylvania Housing Finance Agency also offers other loan programs that may assist homeowners in default. Please See the PHFA website: http://www.phfa.org/consumers/homeowners/real.aspx.
- 5). Call the Plaintiff (your lender) at and ask to speak to someone about Loss Mitigation or Home Retention options.
- 6). Call or contact our office to request the amount to bring the account current, or payoff the mortgage or request a Loan Workout / Home Retention Package. Call our toll free number at 1-866-413-2311 or via email at homeretention@kmllawgroup.com. Call Seth at 215-825-6329 or fax 215-825-6429. The figure and/or package you requested will be mailed to the address that you request or faxed if you leave a message with that information. The attorney in charge of our firm's Homeowner Retention Department is Michael McKeever who can be reached at 215-825-6303 or Fax: 215-825-6403. Please reference our Attorney File Number of 125507FC.

Para informacion en espanol puede communicarse con Loretta al 215-825-6344.

KML Law Group, P.C. Suite 5000 – BNY Independence Center 701 Market Street Philadelphia, PA 19106 215-627-1322 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

vs.

THEODORE C. FEDDER III SAMANTHA J. FEDDER (Mortgagor(s) and Record Owner(s)) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2013-CV-0001520

AFFIDAVIT PURSUANT TO RULE 3129

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK, Plaintiff in the above action, by counsel, KML Law Group, P.C., sets forth as of the date the praccipe for the writ of execution was filed the following information concerning the real property located at:

719 State Route 93 Berwick, PA 18603

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

THEODORE C. FEDDER III 719 State Route 93 Berwick, PA 18603

SAMANTHA J. FEDDER 719 State Route 93 Berwick, PA 18603

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

THEODORE C. FEDDER 111 719 State Route 93 Berwick, PA 18603

SAMANTHA J. FEDDER 719 State Route 93 Berwick, PA 18603 3. Name and last known address of every judgment creditor whose judgment is a record lien on the property to be sold:

DOMESTIC RELATIONS OF COLUMBIA COUNTY PO Box 380 Bloomsburg, PA 17815

PA DEPARTMENT OF PUBLIC WELFARE - Bureau of Child Support Enforcement Health and Welfare Bldg. - Room 432 P.O. Box 2675 Harrisburg, PA 17105-2675

- 4. Name and address of the last recorded holder of every mortgage of record:
- 5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:
- 6. Name and address of every other person of whom the plaintiff has knowledge who has any record interest in the property which may be affected by the sale.
- 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.

TENANTS/OCCUPANTS 719 State Route 93 Berwick, PA 18603

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

By:

KML LAW GROUP, P.C.

Michael McKeever Pa. ID 56129

Jay E. Kivitz Pa. ID 26769

Lisa Lee Pa. ID 78020

Kristina Murtha Pa. ID 61858

David Fein Pa. ID 82628

Thomas Puleo Pa. ID 27615

Joshua J. Goldman Pa. 205047

Jill P. Jenkins Pa. ID 306588

Andrew F. Gornall Pa. ID 92382

Attorneys for Plaintiff;

Salvatore

Salvatore

Light 10 313897

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

KML Law Group, P.C. Suite 5000 - BNY Independence Center 701 Market Street Philadelphia, PA 19106 215-627-1322 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

vs.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

(Costs to be added)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2013-CV-0001520

PRAECIPE FOR WRIT OF EXECUTION

TO THE PROTHONOTARY:		·	V.,. *
Issue Writ of Execution in the	above matter:		## 10 O
	Amount Due	\$139,837.29	
	Monthly Interest from 3/1/2014 to Date of Sale at 5.2500%		

By: S. Filippello
KML LAW GROUP, P.G.
Michael McKeever Pa. ID 56129
Jay E. Kivitz Pa. ID 26769
Lisa Lee Pa. ID 78020
Kristina Murtha Pa. ID 61858
David Fein Pa. ID 82628
Thomas Puleo Pa. ID 27615
Joshua I. Goldman Pa. 205047
Jill P. Jenkins Pa. ID 306588
Andrew F. Gornall Pa. ID 92382
Attorneys for Plaintiff
x Salvatore Filippello 31389

WRIT OF EXECUTION – (MORTGAGE FORECLOSURE) P.R.C.P. 3180-3183 AND Rule 3257

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342	In the Court of Common Pleas of Columbia County
VS.	
THEODORE C, FEDDER III	No. 2013-CV-0001520
SAMANTHA J. FEDDER	2014 - ED-50
719 State Route 93 Berwick, PA 18603	WRIT OF EXECUTION (MORTGAGE FORECLOSURE)
	(MORIGAGE PORECLOSURE)
Commonwealth of Pennsylvania:	
County of Columbia	
To the Sheriff of Columbia County, Pennsylvania	
To satisfy the judgment, interest and costs in the following described property:	above matter you are directed to levy upon and sell the
PREMISES: 719 State Route 93 Berwick, PA 18603	
See Exhibit "A"	'attached
	AMOUNT DUE \$139,837.29
	Monthly Interest From 3/1/2014 Through Date of Sale
	(Costs to be added)
Dated: 3-21-14	Prothonotary, Common Pleas Court of Columbia County, Pennsylvania Deputy Kelly P Brewer From Services Courts My Court of Services

ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of North Center, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin in the northerly right of way line of Route No. 93 between Berwick and Orangeville, said point being the southeast corner of the premises herein conveyed and the southwest corner of land of Walter Klinetob; thence along the northerly line of said Route No. 93 north 79 degrees 45 minutes West 198.0 feet to an iron pin corner in line of other land of Clyde and Elizabeth Swisher; thence along line of other land of Clyde and Elizabeth Swisher, North 3 degrees West 226.0 feet to an iron an pin corner; thence continuing along line of land of Clyde and Elizabeth Swisher South 79 degrees 45 minutes East 198.0 feet to an iron pin corner in the westerly line of land of Walter Klinetob; thence along the westerly line of land of Walter Klinetob South 3 degrees East 226.0 feet to an iron pin corner, the place of beginning. CONTAINING 1.0 acres of land in accordance with survey of Lawrence G. Lebo, P.E, dated June 14, 1973.

TAX PARCEL # 1103 04901

BEING KNOWN AS: 719 State Route 93, Berwick, PA 18603

KML LAW GROUP, P.C.

SUITE 5000
BNY MELLON INDEPENDENCE CENTER
701 MARKET STREET
PHILADELPHIA, PA 19106
WWW.KMLLAWGROUP.COM
(215) 627-1322
FAX (215) 627-7734

March 19, 2014 Docket #2013-CV-0001520

ATTENTION: COLUMBIA COUNTY SHERIFF

We would like to bring to your attention that defendant(s):

THEODORE C. FEDDER III and SAMANTHA J. FEDDER will be personally served notice of Sheriff's Sale by an outside process server.

Thank you,

JUDGMENT DEPARTMENT KML LAW GROUP, P.C. Main - (215) 627-1322 Fax - (215) 627-7734

SHERIFF'S DEPARTMENT COLUMBIA COUNTY

SHERIFF SERV	VICE INSTRUCTIONS			
PLAINTIFF/S/ PNC BANK, NATIONAL CITY M	ONAL ASSOCIATION, SUCCESSO	OR BY MERGER TO	COURT NUMBE 2013-CV-000	
DEFENDANT/S/ THEODORE C. FEDDER III and SAMANTHA J. FEDDER		TYPE OF WRIT OR COMPLAINT EXECUTION		
SERVE	NAME OF INDIVIDUAL, COMPANY THEODORE C. FEDDER III	', CORPORATION, ETC., TO & SAMANTHA J. FEDI	DER	·
AT	ADDRESS (Street or Road, Apartme 719 State Route 93, Berwick,	ent No., City, Boro, Twp., Sta , PA 18603	ate and ZfP Code)	
	NS OR OTHER INFORMATION THAT WIL	L ASSIST IN EXPEDITING	SERVICE:	
PLEASE POS	ST HANDBILL			
SIGNATURE OF ATTOR KML Law G		TELEPHONE (215) 82		DATE March 19, 2014
ADDRESS OF ATTORN	1EY			
701 Market	 Mellon Independence Center 			

KML Law Group, P.C. Suite 5000 – BNY Independence Center 701 Market Street Philadelphia, PA 19106 215-627-1322 Attorney for Plaintiff

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Plaintiff

VS.

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Defendant(s)

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TENANTS/OCCUPANTS 719 State Route 93 Berwick, PA 18603

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

DATED: 3/19/14	P 7.1. 11-
	By: A slightly
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	Michael McKeever Pa. ID 56129
	Jay E. Kivitz Pa. ID 26769
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·	Kristina Murtha Pa. ID 61858
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	11

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TO:

FEDDER III, THEODORE C.

THEODORE C. FEDDER III

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Your house at 719 State Route 93, Berwick, PA 18603 is scheduled to be sold at Sheriff's Sale on _______, at 9:00 AM, in Sheriff's Office, Courthouse, Bloomsburg, PA to enforce the court judgment of \$139,837.29 obtained by PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK against you.

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FEDDER, SAMANTHA J.

SAMANTHA J. FEDDER

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- 5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
- 6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff within thirty (30) days from the date of the Sheriff's Sale. 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 schedule of distribution is filed.
- 7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER 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 F/K/A SUSQUEHANNA LEGAL SERVICES
168 E. 5th Street
Bloomsburg, PA 17815
717-784-8760
PENNSYLVANIA BAR ASSOCIATION
P.O. Box 186
Harrisburg, PA 17108
800-692-7375

Resources available for Homeowners in Foreclosure

ACT NOW!

Even though your lender (and our client) has filed an Action of Mortgage Foreclosure against you, you still may be able to SAVE YOUR HOME FROM FORECLOSURE.

- 1). Call an attorney. For referrals to a qualified attorney call either of the following numbers: 717-784-8760 or 800-692-7375.
- 2). Call the Consumer Credit Counseling Agency at 1-800-989-2227 for free counseling.
- 3). Visit HUD'S website <u>www.hud.gov</u> for Help for Homeowners Facing the Loss of Their Homes.
- 4). Pennsylvania Housing Finance Agency also offers other loan programs that may assist homeowners in default. Please See the PHFA website: http://www.phfa.org/consumers/homeowners/real.aspx.
- 5). Call the Plaintiff (your lender) at and ask to speak to someone about Loss Mitigation or Home Retention options.
- 6). Call or contact our office to request the amount to bring the account current, or payoff the mortgage or request a Loan Workout / Home Retention Package. Call our toll free number at 1-866-413-2311 or via email at homeretention@kmllawgroup.com. Call Seth at 215-825-6329 or fax 215-825-6429. The figure and/or package you requested will be mailed to the address that you request or faxed if you leave a message with that information. The attorney in charge of our firm's Homeowner Retention Department is Michael McKeever who can be reached at 215-825-6303 or Fax: 215-825-6403. Please reference our Attorney File Number of 125507FC.

Para informacion en espanol puede communicarse con Loretta al 215-825-6344.

KML Law Group, P.C. Suite 5000 -- BNY Independence Center 701 Market Street Philadelphia, PA 19106 215-627-1322 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

vs.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

NO. 2013-CV-0001520

CERTIFICATION AS TO THE SALE OF REAL PROPERTY

Plaintiff, by counsel, hereby certifies that it has complied with the provisions of Act 91 of 1983 and/or the real property in question is not subject to the Act.

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By: S. Tilracullo
KML LAW GROUP, P.Q///
Michael McKeever Pa. ID 56129
Jay E. Kivitz Pa. ID 26769
Lisa Lee Pa. ID 78020
Kristina Murtha Pa. ID 61858
David Fein Pa. ID 82628
Thomas Puleo Pa. ID 27615
Joshua I. Goldman Pa. 205047
Jill P. Jenkins Pa. ID 306588
Andrew F. Gornall Pa. ID 92382
Attorneys for Plaintiff
x Salvatore Filippello 313897
- //

KML Law Group, P.C. Suite 5000 - BNY Independence Center 701 Market Street Philadelphia, PA 19106 215-627-1322 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

vs.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s)

719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2013-CV-0001520

WAIVER OF WATCHMAN

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

By:	J. Filiarello
- , .	KML LAW GROUP J. E.
	_Michael McKeever Pa. 1D 56129
	_Jay E. Kivitz Pa. ID 26769
	_Lisa Lee Pa. ID 78020
	_Kristina Murtha Pa. ID 61858
	_David Fein Pa. ID 82628
	_Thomas Puleo Pa. ID 27615
	_Joshua I. Goldman Pa. 205047
	_Jill P. Jenkins Pa. ID 306588
·	_Andrew F. Gornall Pa. ID 92382
	Attorneys for Plaintiff
<u> </u>	Salvatore Filippullo 313897

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

KML Law Group, P.C. Suite 5000 - BNY Independence Center 701 Market Street Philadelphia, PA 19106 215-627-1322 Attorney for Plaintiff

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK 3232 Newmark Drive Miamisburg, OH 45342

Plaintiff

vs.

THEODORE C. FEDDER III SAMANTHA J. FEDDER Mortgagor(s) and Record Owner(s) 719 State Route 93 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2013-CV-0001520

PRAECIPE FOR WRIT OF EXECUTION

TO THE PROTHONOTARY:

Issue Writ of Execution in the above matter:

Amount Duc

Monthly Interest from 3/1/2014 to Date of Sale at 5.2500%

(Costs to be added)

\$139,837.29

KML LAW GROUP, P.C.

Michael McKeever Pa. 1D 56129

Jay E. Kivitz Pa. ID 26769

Lisa Lee Pa. ID 78020

Kristina Murtha Pa. ID 61858

David Fein Pa. ID 82628

Thomas Pulco Pa. ID 27615

Joshua I. Goldman Pa. 205047

Jill P. Jenkins Pa. ID 306588

Andrew F. Gornall Pa. ID 92382

Attorneys for Plaintiff

x Salvatore Filippello 313897

No. 2013-CV-0001520 IN THE COURT OF COMMON PLEAS

PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO NATIONAL CITY MORIGAGE, A DIVISION OF NATIONAL CITY BANK

Ϋ́S

THEODORE C. FEDDER III and SAMANTHA J. FEDDER (Mortgagor(s) and Record Owner(s)) 719 State Route 93
Berwick, PA 18603

PRAECIPE FOR WRIT OF EXECUTION (Mortgage Foreclosure)

KML Law Group, P.C. Attorney for Plaintiff KML Law Group, P.C.
Suite 5000 – BNY Independence Center 701 Market Street
Philadelphia, PA 19106
215-627-1322

ALL THAT CERTAIN lot, piece or parcel of land situate in the Township of North Center, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pin in the northerly right of way line of Route No. 93 between Berwick and Orangeville, said point being the southeast corner of the premises herein conveyed and the southwest corner of land of Walter Klinetob; thence along the northerly line of said Route No. 93 north 79 degrees 45 minutes West 198.0 feet to an iron pin corner in line of other land of Clyde and Elizabeth Swisher; thence along line of other land of Clyde and Elizabeth Swisher, North 3 degrees West 226.0 feet to an iron an pin corner; thence continuing along line of land of Clyde and Elizabeth Swisher South 79 degrees 45 minutes East 198.0 feet to an iron pin corner in the westerly line of land of Walter Klinetob; thence along the westerly line of land of Walter Klinetob South 3 degrees East 226.0 feet to an iron pin corner, the place of beginning. CONTAINING 1.0 acres of land in accordance with survey of Lawrence G. Lebo, P.E, dated June 14, 1973.

TAX PARCEL # 1103 04901

BEING KNOWN AS: 719 State Route 93, Berwick, PA 18603

761571

KML LAW GROUP, P.C.
SUITE 5000, MELLON INDEPENDENCE CENTER
701 MARKET ST. PHILADELPHIA, PA 19106
(215) 627-1322
into@kmllawgroup.com

800.220.BANK / firstrust.com

3-7380-2360

03/20/2014

PAY TO THE

MEMO

SHERIFF OF COLUMBIA COUNTY

*1,350.00

ONE THOUSAND THREE HUNDRED FIFTY AND XX / 100

Sheriff's Office PO Box 380

Bloomsburg PA, 17815

125507/ Fedder

6.14 - MORTGAGE DISBURSEMENT ACCOUNT