### COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

Live Well Financial VS		
NO. 116-15 ED	NO. 718-15	JD
DATE/TIME OF SALE: December 16	, 2015 @9:00 AM	
BID PRICE (INCLUDES COST)		
POUNDAGE - 2% OF BID	<u>s 60.59</u>	
TRANSFER TAX 2% OF FAIR MKT	\$	
MISC. COSTS	\$	
TOTAL AMOUNT NEEDED TO PURCH	ASE	\$ 3090,32
PURCHASER(S):		
ADDRESS:		
NAMES(S) ON DEED:		
PURCHASER(S) SIGNATURE(S):		Sill
TOTAL DUE:		\$ 3090.37 \$ 1350.00
LESS DEPOSIT:		\$ 1350,00
DOWN PAYMENT	·;	\$
TOTAL DUE IN 8	DAYS	s 1740,32

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

Plaintiff Defendant

LIVE WELL FINANCIAL INC vs. CHARLES E HUBBARD

Attorney for the Plaintiff:

MCCABE, WEISBERG & CONWAY PC 123 S. BROAD STREET

**SUITE 2080** 

PHILADELPHIA, PA 19109

Sheriff's Sale Date: W

Wednesday, December 16, 201

Writ of Execution No.: 2015CV712 Advance Sheriff Costs: \$1,350.00

Location of the real estate: 1422-1424 ORANGE STREET, BERWICK, PA 18603

#### **Sheriff Costs**

	Grand Total:	\$3,029.73
	Total Distribution Costs	\$67.00
Recording Fees		\$67.00
Distribution Costs		
	Total Municipal Costs	\$644.48
Sewer		,
•		\$644.48
Municipal Costs		
	Total Sheriff Costs	\$2,318.25
Surcharge		\$200.00
Tax Claim Search		\$5.00
Notary Fee		\$10.00
Copies		\$9.50
Distribution Form		\$25.00
Service Mileage		\$24.00
Service		\$285.00
Web Posting		\$100.00
Solicitor Services Transfer Tax Form	·	\$25.00
Sheriff's Deed		\$100.00
Sheriff Automation Fund		\$35.00
Prothonotary, Acknowledge Deed		\$50.00
Press Enterprise Inc.		\$1,232.29
Posting Handbill		\$15.00 \$1,232.25
Mailing Costs		\$120.00
Levy		\$15.00
Docketing		\$15.00
Crying Sale		\$10.00
Advertising Sale Bills & Copies		<b>\$1</b> 7.50
Advertising Sale (Newspaper)		\$15.00

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

#### LAW OFFICES

#### McCABE, WEISBERG & CONWAY, P.C.

SUTTI 210 145 HUGUENOT STREET NEW ROCHELLE, NY 10801 (914)-636-8900 FAX (914)-636-8901

SUITE 201 216 HADDON AVENUE WESTMONT, NJ 08108 (856) 858-7080 FAX (856) 858-7020 SUITE 1400 123 SOUTH BROAD STREFT PHILADELPHIA, PA 19109 (215) 790-1010 FAX (215) 790-1274

February 1, 2016

SUITE2809 1 HUNTINGTON QUADRANGLE MELVILLE, NY 14747 (631) 812-4084 FAX: (855) 845-2584

SUITI: 102 1407 FOULK ROAD FOULKSTONE PLAZA WILMINGTON, DF 19803 (302) 409-3520 FAX 855-425-1980

Timothy T. Chamberlain Sheriff of Columbia Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

Re:

Live Well Financial, Inc vs. Charles J. Hubbard

Columbia County, Court of Common Pleas, No. 2015-CV-712

Action in Mortgage Foreclosure

Premises: 1422-1424 Orange Street, Berwick, Pennsylvania 18603

Date of Shcriff's Sale: December 16, 2015

#### Dear Sheriff:

Enclosed please find a check in the amount of \$1,740.32 which represents the amount necessary to complete settlement and two completed Realty Transfer Tax Statement of Value forms.

Please be advised that title to this property should be transferred to Live Well Financial, Inc, 3900 Capital City Boulevard, Lansing, M1 48906 in the deed poll.

If you are in need of any further information, please contact me. Thank you for your cooperation in this matter.

Very truly yours,

Alease Adokeye

Legal Assistant

/aa

Enclosures



#### pennsylvania DEPARTMENT OF REVENUE

Bureau of Individual Taxes PO Box 280603 Harrisburg, PA 17128-0603

### **REALTY TRANSFER TAX** STATEMENT OF VALUE

See reverse for instructions.

RECORDER'S USE ONLY		
State Tax Paid		
Book Number		
Page Number		
Date Recorded		

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

A. CORRESPON	IDENT - All inquires	may be	directed to the	following person:	<del></del>		
Name		•		• .		1 -	hone Number
McCabe, Weisbe	rg and Conway, P.C.				•	4	90-1010
Mailing Address	Cuita 1400			· City Philadelphia		PA	ZIP Code 19109
123 S. Broad Str				Filladelphia		171	
B. TRANSFER	of Document 02/01/2016				•		
Date of Acceptance	JI BOCAINCHE 02/0 1/2010					Tolonh	one Number:
Grantor(s)/Lessor(s) Sheriff of Columbia			elephone Number: 570-389-5622	Grantee(s)/Lessee(s) Live W	vell Financial, Inc	relebi	ione Number.
Mailing Address		<b>.</b>		Mailing Address	ard		
	Courthouse, 35 West Main		ZIP Code	3900 Capital City Bouleva City		State	. ZIP Code
City Bloomsburg		State	17815	Lansing		ML	48906
C. REAL ESTAT	E LOCATION	: '''		J			
Street Address	ELOCATION			City, Township, Borough	• •		
1422-1424 Orange	Street			Borough of Berwick			
County		School	District		Tax Parcel Number		
Columbia		Berwick	k Area School Distr	rict	04D-08-167-01-000		
D. VALUATION	I DATA						
Was transaction par	t of an assignment or reloc	ation? 🗆 🕻	∕ ■ N				
1. Actual Cash Con	sideration	2. Othe	r consideration		3. Total Consideratio = \$3,090.32	n	
\$3,090.32		+ 0.00			·		
4. County Assessed \$23,546.00	i Value	5, Com x 3.60	mon Level Ratio Fac	ctor	6. Fair Market Value = \$84,765.60		
E. EXEMPTION	DATA - Refer to ins	structions	s for exemption	status.			
1a. Amount of Exer \$84,765.60 /100%		1b. Per 100%	centage of Grantor's	s Interest in Real Estate	1c. Percentage of Gi 100%	rantor's In	terest Conveyed
2. Check Ap	propriate Box Below	for Exen	ption Claimed.				
	or intestate successio			<u></u>			
L			(Name of I		(Estate File	Number)	
☐ Tran	sfer to a trust. (Attach	complet	e copy of trust a	igreement identifying all	beneficiaries.)		
☐ Tran	sfer from a trust. Date	e of trans	fer into the trust				<del></del> .
	st was amended attac						
☐ Tran	sfer between principa	al and ag	ent/straw party.	(Attach complete copy o	f agency/straw party	agreer	nent.)
— -				umentalities by gift, dedi			
Iran	sters to the common	ion or in	lieu of condemn	ation, attach a copy of re	esolution.)		
dem	nation, (il condemnat	o o bolda	ned of condenin	in default. (Attach copy	of mortgage and no	te/assid	nment.)
i ran	ster from mongagor t	o a noide	si oi a mortgage	in deladic (videon cop)	or mongage and the		•
☐ Corr	ective or confirmatory	deed. (A	Attach complete	copy of the deed to be o	corrected or confirme	ed.)	
☐ State	utory corporate conso	lidation,	merger, or divisi	ion. (Attach copy of artic	le.)		
☐ Othe	er (Please explain exe	emption o	laimed.) <u>Propert</u>	y was sold at Sheriff sale on	December 16, 2015 to	Live Wel	Financial, Inc
as he	older of a mortgage in def	ault, and, i	hus, tax exempt.		_		
Under penaltie	s of law. I declare tha	t I have	examined this s	tatement, including acc	ompanying informa	tion, an	d to
the best of my	knowledge and belie	f, it is tru	ie, correct and c	complete.			
	spondent or Responsible			•	•	Date	
		/ /	/			9-):	7/16
		/	· · ·			•	.1

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

112/90

#### McCABE, WEISBERG & CONWAY, P.C. ATTORNEYS AT LAW

123 S. BROAD STREET SUITE 1400 PHILADELPHIA, PA 19109 (215) 790-1010

112790 NO.

3 50/310

One thousand seven hundred forty and thirty-two/100

DATE

02/01/2016

ESCROW TRUSZ VOID AFTER 90 DAYS

AMOUNT \$1,740.32

TO THE

Sheriff of Columbia County

ORDER

OF

PA

Balance Due Sheriff(14-104360) - Hubbard, Charles {SingleSource Ejectment

and the second of the early part of the argument of

#112790# #031000503#2000012430022#

TERRENCE J. McCABE, ESQUIRE - ID # 16496 BY: MARC S. WEISBERG, ESQUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - ID # 34419 ANDREW L. MARKOWITZ, ESQUIRE - 1D # 28009 HEIDI R, SPIVAK, ESQUIRE - ID # 74770 MARISA J. COHEN, ESQUIRE - ID # 87830 CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480 BRIAN T. LAMANNA, ESOUIRE - ID # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421 JACOB M. OTTLEY, ESQUIRE - ID # 319404

123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109 (215) 790-1010

Live Well Financial, Inc
Plaintiff

٧.

Charles J. Hubbard

Defendant

COURT OF COMMON PLEAS COLUMBIA COUNTY No. 2015-CV-712

#### Notice of the Date of Continued Sheriff's Sale

The Sheriff's Sale scheduled for <u>November 4, 2015</u> at 09:00 A.M. in the above-captioned matter has been continued until <u>December 16, 2015</u> at 09:00 A.M.

#### Certificate of Filing

On this date, a Notice of the Date of Continued Sheriff's Sale in the above-captioned matter was sent for filing with the Prothonotary of COLUMBIA County.

#### Certification of Service

On this date, a Notice of the Date of Continued Sheriff's Sale was served by first-class mail, postage prepaid upon the following:

Charles J. Hubbard 1422-1424 Orange Street Berwick, Pennsylvania, 18603

Date: 11/3/15

#### McCABE, WEISBERG & CONWAY, P.C.

BY: Cloting	
[ ] Terrence J. McCabe, Esq.	] Marc S. Weisberg, Esq.
[ ] Edward D. Conway, Esq.	[ ] Margaret Gairo, Esq.
Andrew L. Markowitz, Esq.	[ ] Heidi R. Spivak, Esq.
Marisa J. Cohen, Esq.	[ ] Christine L. Graham, Esq.
[ ] Brian T. LaManna, Esq.	[ ] Ann E. Swartz, Esq.
Joseph F. Riga, Esq.	[ ] Joseph I. Foley, Esq.
[ ] Celine P. DerKrikorian, Esq.	[ ] Lena Kravets, Esq.
[ ] Jacob M. Ottley, Esq.	
Attorneys for Plaintiff	

SUITE 210 145 HUGUENOT STREET NEW ROCHELLE, NY 10801 (914)-536-8900 FAX (914) 636-8901

SUITE 201 216 HADDON AVENUE WESTMONT, NJ 08108 (856) 858-7080 BAX (856) 858-7020 SUITE 1400 123 SOUTH BROAD STREET PHILADELPHIA, PA 19109 (215) 790-1010 FAX (215) 790-1274

November 3, 2015

SUITE2S09 ) HUNTINGTON QUADRANGLE MELVILLE, NY 11747 (631) 812-4084 FAX: (835) 845-2584

SUITE 102 1407 FOULK ROAD FOULKSTONE PLAZA WILMINGTON, DE 19803 (302) 409-3520 FAX 855-425-1980

Prothontary of Columbia County 35 West Main Street Bloomsburg, Pennsylvania 17815

RE:

Live Well Financial, Inc v. Charles J. Hubbard Columbia County; CCP; Number: 2015-CV-712

Dear Sir or Madam:

Enclosed please find an original and one copy of Notice of the Date of Continued Sheriff's Sale with regard to the above matter. Kindly file the original of record with the Court and return the time-stamp copy to my attention in the self-addressed, stamped envelope provided.

If you have any questions, please feel free to contact me. Thank you for your attention in this matter.

Very truly yours,

Novlett A. Smith, Legal Assistant McCabe, Weisberg & Conway, P.C.

/nas

SOFTE 210 145 HUGUENOT STREET NEW ROCHELLE, NY 10801 (914)-636-8900 FAX (914) 636-8901

SUITE 201 216 HADDON AVENUE WESTMONT, NJ 08108 (856) 858-7080 FAX (856) 858-7020 SUITE 1400 123 SOUTH BROAD STREET PHILADELPHIA, PA 19109 (215) 790-1010 FAX (215) 790-1274

November 3, 2015

SUITE2509 I HUNTINGTON QUADRANGLE MELVILLE, NY 13747 (GJ1) 812-4084 FAX (855) 845-2584

SUITE 102 1407 FOULK ROAD FOLEKSTONE PLAZA WIE,MINGTON, DE 19803 (302) 409-3520 FAX 855-425-1980

Timothy T. Chamberlain Columbia County Courthouse 35 West Main Street Bloomsburg, Pennsylvania 17815

Re:

Live Well Financial, Inc vs. Charles J. Hubbard

Columbia County; C.C.P; No. 2015-CV-712

Premises: 1422-1424 Orange Street, Berwick, Pennsylvania 18603

#### Dear Sheriff:

As you know, the above-captioned matter is currently scheduled for the November 4, 2015 Sheriff's Sale. I am requesting at this time that you postpone this matter to the December 16, 2015 Sheriff's Sale.

Along with this postponement letter, I am attaching a copy of the required Notice of the Date of Continued Sheriff's Sale for your records.

As acknowledgment of this postponement, I would appreciate your signing or time-stamping a copy of this letter and faxing the same to my attention. Thank you for your cooperation.

Very truly yours,

Novlett A. Smith, Legal Assistant

/nas SENT VIA FACSIMILE TRANSM SHERIFF'S OFFICE-RECEIVED	ITTALNU! BY:	MBER 570-389-5625	
SIGNATURE		DATE	

TERRENCE J. McCABE, ESQUIRE - ID # 16496 BY: MARC S. WEISBERG, ESQUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - ID # 34419 ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009 HEIDI R. SPIVAK, ESQUIRE - ID # 74770 MARISA J. COHEN, ESQUIRE - ID # 87830 CHRISTINE L. GRAHAM, ESQUIRE - 1D # 309480 BRIAN T. LAMANNA, ESQUIRE - ID # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421 JACOB M. OTTLEY, ESQUIRE - ID # 319404 123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109 (215) 790-1010

COURT OF COMMON PLEAS COLUMBIA COUNTY No. 2015-CV-712

Live Well Financial, Inc

v. Charles J. Hubbard

Defendant

#### Notice of the Date of Continued Sheriff's Sale

The Sheriff's Sale scheduled for <u>November 4, 2015</u> at 09:00 A.M. in the above-captioned matter has been continued until <u>December 16, 2015</u> at 09:00 A.M.

#### Certificate of Filing

On this date, a Notice of the Date of Continued Sheriff's Sale in the above-captioned matter was sent for filing with the Prothonotary of COLUMBIA County.

#### Certification of Service

On this date, a Notice of the Date of Continued Sheriff's Sale was served by first-class mail, postage prepaid upon the following:

Charles J. Hubbard 1422-1424 Orange Street Berwick, Pennsylvania, 18603

Date:	3 15
-------	------

#### McCABE, WEISBERG & CONWAY, P.C.

BY: Claud	Marc S. Weisberg, Esq.
[ ] Terrence J. McCabe, Esq.	
[ ] Edward D. Conway, Esq.	[ ] Margaret Gairo, Esq.
[ ] Andrew L. Markowitz, Esq.	[ ] Heidi R. Spivak, Esq.
[ ] Marisa J. Cohen, Esq.	[ ] Christine L. Graham, Esq
[ ] Brian T. LaManna, Esq.	[ ] Ann E. Swartz, Esq.
[ ] Joseph F. Riga, Esq.	[ ] Joseph I. Foley, Esq.
[ ] Celine P. DerKrikorian, Esq.	[ ] Lena Kravets, Esq.
[ ] Jacob M. Ottley, Esq.	
Attorneys for Plaintiff	

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 October 14, 21, 28, 2015 that the affiant is one of the officers or publisher or designated agent of the owner or publisher of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

Sworn and subscribed to before me this	29th day of Vitabler 20.15
	Karen M. Beach (Notary Public)
	COMMONWEST TO OT THE MONEYAMA  FOR THE WAS COME.  ATTEMN COME AND STUDIES  THE COME AS BOTH TO MAY  THE COME AS BOTH TO BE TO THE WAS TABLE.
•	for publishing the foregoing notice, and the
fee for this affidavit have been paid in full.	

### SHERIFF'S SALE COST SHEET

	VS. Hubbard
NOED NO	JD DATE/TIME OF SALE
DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ 285,00
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ / 30,60
ADVERTISING SALE BILLS & COP	PIES \$17.50
ADVERTISING SALE (NEWSPAPE)	R) \$15.00
MILEAGE	\$ 34,00
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ 9,50
NOTARY	\$ 10,00
TOTAL *****	***** \$ 6 7/10°
WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>/}32.35</u>
SOLICITOR'S SERVICES	\$75.00 ************ \$1457,35
TOTAL *****	********** \$ <u>/</u> (15)/ <sub>1</sub> 55
PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <del>67.00</del> ****** \$ 77.00
TOTAL *****	****** \$ / //(2)
REAL ESTATE TAXES:	
BORO, TWP & COUNTY 20_	<u> </u>
SCHOOL DIST. 20_	\$
DELINQUENT 20_	_ \$ <u> 5,</u> ω
TOTAL *****	************* \$ 5100
MUNICIPAL FEES DUE:	0.11 51
SEWER 20_	\$ 64448 \$ 5 ************* \$ 64646
WATER 20_	_ \$
TOTAL *****	*********** \$ \(\frac{1}{1}\) \(\frac{1}{1}\)
SURCHARGE FEE (DSTE)	\$ <u>\frac{1}{2}\infty\ldots\ldo</u>
MISC.	\$
	\$
TOTAL *****	********
TOTAL COST	\$ (OPENING BID) \$ 3004.73

### LAW OFFICES McCABE, WEISBERG & CONWAY, P.C.

SUITE 210 145 HUGUENOT STREET NEW ROCHELLE, NY 10801 (914)-636-8900 FAX (914) 636-8901

SUITE 201 216 HADDON AVENUE WESTMONT, NJ 08108 (856) 858-7080 FAX (856) 858-7020 SUITE 1400 123 SOUTH BROAD STREET PHILADELPHIA, PA 19109 (215) 790-1010 FAX (215) 790-1274

September 18, 2015

SUITE2S09 1 HUNTINGTON QUADRANGLE MELVILLE, NY 11747 (631) 812-4084 FAX: (855) 845-2584

SUITE 130
DELAWARE CORPORATE CENTER 1
ONE RIGHTER PARKWAY
WILMINGTON, DE 19803
(302) 409-3520
FAX 855-425-1980

Prothonotary's Office Columbia County Courthouse 35 West Main Street Bloomsburg, Pennsylvania 17815

Re:

Live Well Financial, Inc vs. Charles J. Hubbard

Columbia County, No. 2015-CV-712

Premises: 1422-1424 Orange Street, Berwick, Pennsylvania 18603

Dear Sir or Madam:

Kindly file the enclosed Affidavit of Service of Amended Affidavit Pursuant to Rule 3129.1 regarding the above matter. Please file the original of record and return the time-stamped copies to me in the stamped self-addressed envelope provided. The property is currently scheduled for Sheriff Sale on November 4, 2015.

Please advise promptly if there are any problems in this regard. Thank you for your assistance in this matter.

Daniel DellaPenna, Legal Assistant McCabe, Weisberg and Conway, P.C.

/DDP

cc: Office of the Sheriff/Real Estate Division

#### McCABE, WEISBERG AND CONWAY, P.C. TERRENCE J. McCABE, ESQUIRE - ID # 16496 BY: MARC S. WEISBERG, ESQUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - ID # 34419 ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009 HEIDI R. SPIVAK, ESQUIRE - JD # 74770 MARISA J. COHEN, ESQUIRE - ID # 87830 CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480 BRIAN T. LAMANNA, ESQUIRE - ID # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421 JACOB M. OTTLEY, ESQUIRE - ID # 319404

123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109

(215) 790-1010

Live Well Financial, Inc
Plaintiff

v.

Charles J. Hubbard
Defendant

My Commission Expires January 12, 2018

COLUMBIA COUNTY
COURT OF COMMON PLEAS

Number 2015-CV-712

#### AFFIDAVIT OF SERVICE

The undersigned attorney for the Plaintiff in the within matter, hereby certifies that on the 18th day of September, 2015, a true and correct copy of the Notice of Sheriff's Sale of Real Property was served on all pertinent lienholder(s) as set forth in Amended Affidavit Pursuant to 3129.1 which is attached hereto.

A copy of the Notice of Sheriff's Sale and certificate of mailing is also attached hereto and made a part hereof.

SWORN AND SUBSCRIBED	DATE: 9/21/15	
DAY OF 2015	McCABE, WEISBERG & CONV	WAY, P.C.
NOTARY PUBLIC MAYER MOTARIAL SEAL	Terrence J. McCabe, Esquire  [ ] Edward D. Conway, Esquire  [ ] Andrew L. Markowitz, Esquire  [ ] Marisa J. Cohen, Esquire  [ ] Brian T. LaManna, Esquire  [ ] Joseph F. Riga, Esquire  [ ] Celinc P. DerKrikorian, Esquire  [ ] Jacob M. Ottley, Esquire	[ ] Marc S. Weisberg, Esquire [ ] Margaret Gairo, Esquire [ ] Heidi R. Spivak, Esquire [ ] Christine L. Graham, Esquire [ ] Ann E. Swartz, Esquire [ ] Joseph I. Foley, Esquire [ ] Lena Kravets, Esquire
BARBARA J. MOYER, Notary Public City of Philadelphia, Phila. County	Attorneys for Plaintiff	

Attorneys for Plaintiff

TERRENCE J. McCABE, ESQUIRE - ID # 16496 BY: MARC S. WEISBERG, ESQUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - ID # 34419 ANDREW L, MARKOWITZ, ESQUIRE - ID # 28009 HEIDI R. SPIVAK, ESQUIRE - ID # 74770 MARISA-J. COHEN, ESQUIRE - ID # 87830 CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480 BRIAN T. LAMANNA, ESQUIRE - 1D # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORJAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421 JACOB M. OTTLEY, ESQUIRE - ID # 319404

123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109

(215) 790-1010

Live Well Financial, Inc

Plaintiff

v.

Charles J. Hubbard

Defendant

COLUMBIA COUNTY
COURT OF COMMON PLEAS

NO: 2015-CV-712

#### AFFIDAVIT PURSUANT TO RULE 3129.1

The undersigned, attorney for Plaintiff in the above action, sets forth the following information concerning the real property located at: 1422-1424 Orange Street, Berwick, Pennsylvania 18603, as of the date the Praecipe for the Writ of Execution was filed. A copy of the description of said property being attached hereto.

l. Name and address of Owner or Reputed Owner

Name

Address

Charles J. Hubbard

1422-1424 Orange Street Berwick, Pennsylvania 18603

Name and address of Defendant in the judgment:

Name

Address

Charles J. Hubbard

1422-1424 Orange Street Berwick, Pennsylvania 18603

Name and last known address of every judgment creditor whose judgment is a record lien on the

	real property to be sold:		
	Name	Address	
	Plaintiff herein		
	Michaels, Louis and Associates, Inc. c/o Kenneth Shapiro, Esquire	712 Darby Road, PO Box 20 Havertown, Pennsylvania 19083-0210	
	Michaels, Louis and Associates, Inc.	PO Box 1062 Moon Township, Pennsylvania 15108	
4.	Name and address of the last recorded ho	older of every mortgage of record:	
	Name	Address	
	Plaintiff herein		
	Secretary of Housing and Urban Development	451 Seventh Street, SW Washington, D.C. 20410	
5.	Name and address of every other person who has any record lien on the property:		
	Name	Address	
	None		
6.	Name and address of every other person who has any record interest in the property which may be affected by the sale:		
	Name	Address	
	None		
7.	Name and address of every other person of whom the plaintiff has knowledge who has any intere in the property which may be affected by the sale:		
	Name	Address	
	Tenants/Occupants	1422-1424 Orange Street Berwick, Pennsylvania 18603	

Commonwealth of Pennsylvania

Department of Public Welfare

Bureau of Child Support Enforcement

P.O. Box 2675

Harrisburg, PA 17105 ATTN: Dan Richard

Commonwealth of Pennsylvania

Inheritance Tax Office

110 North 8th Street

Suite #204

Philadelphia, PA 19107

Commonwealth of Pennsylvania Bureau of Individual Tax Inheritance Tax Division 6th Floor, Strawberry Square Department #280601 Harrisburg, PA 17128

Department of Public Welfare TPL Casualty Unit Estate

Recovery Program

Willow Oak Building P.O. Box 8486

Harrisburg, PA 17105-8486

PA Department of Revenue

Bureau of Compliance P.O. Box 281230

Harrisburg, PA 17128-1230

PA Department of Revenue Bureau of Compliance

Lien Section

PO BOX 280948

Harrisburg PA 17128-0948

Commonwealth of Pennsylvania Department of Revenue Bureau of

Compliance

Clearance Support Department 281230

Harrisburg, PA 17128-1230 ATTN: Sheriff's Sales

United States of America

Internal Revenue Service Technical Support Group William Green Federal Building

Room 3259 600 Arch Street

Philadelphia, PA 19106

Domestic Relations of Columbia

County

11 West Main Street Bloomsburg, PA 17815

Tax Claim Bureau

Columbia County Courthouse

35 West Main Street Basement Level

Bloomsburg, PA 17815

Commonwealth of PA Department of Revenue Bureau of Compliance Department 280946

Harrisburg, PA 17128-0946

Attn: Sheriff's Sales

United States of America

c/o United States Attorney for the

Middle District of PA

William J. Nealon Federal Bldg.

235 North Washington Avenue, Ste. 311

Scranton, PA 18503

and

Harrisburg Federal Building & Courthouse

228 Walnut Street, Ste. 220 Harrisburg, PA 17108-1754

United States of America c/o Atty General of the United States U.S. Dept of Justice, Room 5111 950 Pennsylvania Avenue NW Washington, DC 20530-0001

United States of America c/o Atty General of the United States U.S. Dept of Justice, Room 4400 950 Pennsylvania Avenue NW Washington, DC 20530-0001

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. Section 4904 relating to unsworn falsification to authorities.

McCABE, WEISBERG & Co	ONWAY, P.C.
BY:	na
Terrence J. McCabe, Esq.  [ ] Edward D. Conway, Esq.  [ ] Andrew L. Markowitz, Esq.  [ ] Marisa J. Cohen, Esq.  [ ] Brian T. LaManna, Esq.  [ ] Joseph F. Riga, Esq.	[ ] Marc S. Weisberg, Esq. [ ] Margaret Gairo, Esq. [ ] Heidi R. Spivak, Esq. [ ] Christine L. Graham, Esq. [ ] Ann E. Swartz, Esq. [ ] Joseph I. Foley, Esq. [ ] Lena Kravets, Esq.
	BY: Terrence J. McCabe, Esq.  [] Edward D. Conway, Esq.  [] Andrew L. Markowitz, Esq.  [] Marisa J. Cohen, Esq.  [] Brian T. LaManna, Esq.

[ ] Jacob M. Ottley, Esq. Attorneys for Plaintiff

Re: Live Well Financial, Inc v. Charles J. Hubbard. et al.

Columbia County; Number: 2015-CV-712

TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419
ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009
HEIDI R. SPIVAK, ESQUIRE - ID # 74770
MARISA J. COHEN, ESQUIRE - ID # 87830
CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480
BRIAN T. LAMANNA, ESQUIRE - ID # 310321
ANN E. SWARTZ, ESQUIRE - ID # 201926
JOSEPH F. RIGA, ESQUIRE - ID # 57716
JOSEPH I. FOLEY, ESQUIRE - ID # 314675
CELINE P. DERKRIKORIAN, ESQUIRE - ID # 316421
JACOB M. OTTLEY, ESQUIRE - ID # 319404

123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109

(215) 790-1010

Live Well Financial, Inc
Plaintiff

COURT OF COMMON PLEAS COLUMBIA COUNTY

V.

Charles J. Hubbard

Defendant

Number 2015-CV-712

DATE: September 18, 2015

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

#### NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

OWNERS: Charles J. Hubbard

PROPERTY: 1422-1424 Orange Street, Berwick, Pennsylvania 18603

IMPROVEMENTS: Residential Dwelling

JUDGMENT AMOUNT: \$60,726.31

The above-captioned property is scheduled to be sold pursuant to the judgment of the court caption above at the Sheriff's Sale on November 4, 2015 at 9:00 a.m. in the Sheriff's Office of the Columbia County Courthouse, Main Street, Bloomsburg, Pennsylvania 17815. Our records indicate that you may hold a mortgage or judgments and liens on, and/or other interests in the property which will be extinguished by the sale. You may wish to attend the sale to protect your interests.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after the filing of the schedule.

If you have any questions regarding the type of lien or the effect of the Sheriff's Sale upon your lien, we urge you to **CONTACT YOUR OWN ATTORNEY** as **WE ARE NOT PERMITTED TO GIVE YOU LEGAL ADVICE**.

Name McCa 123 S Philae	Name and Address of Sender McCabe, Weisberg and Conway, P.C. 123 S. Broad St., Suite 1400 Philadelphia, PA 19109	Check type of mail or service:  □ Certified □ Recorded Delivery (International) □ COD □ Registered □ Delivery Confirmation □ Return Receipt for Merchandise □ Express Mail □ Signature Confirmation	(if issued as a certificate of mailing certificate of mailing or for additional copies of this bill)  2
<u> </u>		Doctor	<u>"</u> ] "
Line	Article Number	AGGICSSEC Marie, Ducke mit I Commission	CHOIX   INCENSIONAL CHARGE IX
	Live Well Financial, Inc v. Charles J. Hubbard		
_		Charles J. Hubbard 1422-1424 Orange Street Berwick, Pennsylvania 18603	
2		Michaels, Louis and Associates, Inc. c/o Kenneth Shapiro, Esquire 712 Darby Road, PO Box 20 Havertown, Pennsylvania 19083-0210	
ω		Michaels, Louis and Associates, Inc. PO Box 1062 Moon Township, Pennsylvania 15108	
4		Secretary of Housing and Urban Development 451 Seventh Street, SW Washington, D.C. 20410	
տ		Tenants 1422-1424 Orange Street Berwick, Pennsylvania 18603	
6		Commonwealth of Pennsylvania Department of Public Welfare Bureau of Child Support Enforcement P.O. Box 2675 Harrisburg, PA 17105 ATTN: Dan Richard	
7		Commonwealth of Pennsylvania Inheritance Tax Office 110 North 8th Street Suite #204 Philadelphia, PA 19107	ONV
   ∞		Commonwealth of Pennsylvania Bureau of Individual Tax Inheritance Tax Division 6th Floor, Strawberry Square Department #280601 Harrisburg, PA 17128	

Affix Stamp Here

U.S. POSTAGE \$ PITMEY BOWES

	Scranton, PA 18503	
	United States of America c/o United States Attorney for the Middle District of PA William J. Nealon Federal Bldg. 235 North Washington Avenue Ste 311	17
	Commonwealth of PA Department of Revenue Bureau of Compliance Department 280946 Harrisburg, PA 17128-0946 Attn: Sheriff's Sales	16
	Tax Claim Bureau Columbia County Courthouse 35 West Main Street Basement Level Bloomsburg, PA 17815	15
	Domestic Relations of Columbia County 11 West Main Street Bloomsburg, PA 17815	14
	United States of America Internal Revenue Service Technical Support Group William Green Federal Building Room 3259 600 Arch Street Philadelphia, PA 19106	13
	Commonwealth of Pennsylvania Department of Revenue Bureau of Compliance Clearance Support Department 281230 Harrisburg, PA 17128-1230 ATIN: Sheriff's Sales	12
	PA Department of Revenue Bureau of Compliance Lien Section PO BOX 280948 Harrisburg PA 17128-0948	=
	PA Department of Revenue Bureau of Compliance P.O. Box 281230 Harrisburg, PA 17128-1230	10
	Department of Public Welfare TPL Casualty Unit Estate Recovery Program Willow Oak Building P.O. Box 8486 Harrisburg, PA 17105-8486	9
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Total l Listed 20	20	19	68
Total Number of Pieccs Listed by Sender 20	,		
Total Number of Pieces Received at Post Office			
Postmaster, Per (Name of receiving employee)	United States of America c/o Atty General of the United States U.S. Dept of Justice, Room 4400 950 Pennsylvania Avenue NW Washington, DC 20530-0001	United States of America c/o Atty General of the United States U.S. Dept of Justice, Room 5111 950 Pennsylvania Avenue NW Washington, DC 20530-0001	United States of America c/o United States Attorney for the Middle District of PA Harrisburg Federal Building & Courthouse 228 Walnut Street, Ste. 220 Harrisburg, PA 17108-1754
The full declaration of value is required on all dottestic and international registered mail. The maximum indemnity—payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$500 per piece subject to additional limitations for multiple povers lost or damages in a single calculation for courtroose. The traction internation payable on Express Mail metchanists insurance is \$500, but optional Express Mail Service merchanists as wailable for up to \$55,000 to some, but not all countries. The maximum inchmnity payable is \$25,000 for registered mail. See Domerite Mail Mariol RVIO, \$501, and \$521, for limitations of coverage on international Mail Manual for familitations of coverage on international mail. Special handling charges apply only to Standard Mail (A) and Standard Mail (B) parcels.			

PS Form 3877, August 2000

Complete by Typewriter, Ink, or Ball Point Pen





### Sheriff's Copy of Affidavit(s)

Attention Sheriff of the County of Coumbia

From: Sandy Pryz

Date: 4 / 30 / 2015

Re: Copy of Affidavit(s)

Dear Sir or Madam:

Please find attached copy of affidavits of service for your court records.

Should you have any questions feel free to contact me at: 516 284-5844 or Spryz@aoss.us

Thank you in advance for your cooperation.

Truly yours,

Sandy Pryz

#### Commonwealth of Pennsylvania

#### In the Court of Common Pleas of Columbia County

CASE NO.: 2015-CV-712

#### AFFIDAVIT OF SERVICE

Live We	ell Financial, Inc.	112422
vs.		
Charles	J. Hubbard/	376997
	ealth of Pennsylvania of Dauphin ss.	
	Spotts, a competent adult, being duly sworn according 15, I served Charles J. Hubbard at 1422–1424 Orand below:	
	Defendant(s) personally served.	
V	Adult family member with whom said Defendant(Relationship is <u>Lisa Utt, Daughter</u> .	s) reside(s).
	Adult in charge of Defendant(s) residence who refuse	ed to give name and/or relationship.
	Manager/Clerk of place of lodging in which Defenda	nt(s) reside(s).
	Agent or person in charge of Defendant's office or us	ual place of business.
		an officer of said Defendant's company.
	Other:	
a true an	d correct copy of Notice of Sheriff's Sale of Real Pro	perty issued in the above captioned matter.
Descripti Sex: Fen	ion: nale – Age: 48 – Skin: White – Hair: Brown – Heig	ght: 5' 09'' – Weight: 220
Sworm t	o and subscribed before me on this day of <u>September</u> , 2005.	Chad Spotts AOSS 1 Huntington Quadrangle, Suite 2S04 Melville, NY 11747 (516) 284-5850
NOTAR	OMMONWEALTH OF PENNSYLVANIA  NOTARIAL SEAL  John F. Shinkowsky, Notary Public Lower Paxton Twp Dauphin County My Commission Expires Sept. 28. 2018  BENBER, PENNSYLVANIA ASSOCIATION OF NOTARIES	Atty File#: 376997 - Our File# 41598



Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

LIVE WELL FINANCIAL INC CHARLES E HUBBARD

Case Number 2015CV712

#### SHERIFF'S RETURN OF SERVICE

09/22/2015 01:35 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 1422-1424 ORANGE STREET, BERWICK: PA,18603.

SCOTT MAYERNICK, DEPUTY

SO ANSWERS.

September 23, 2015

T. CHAMBERLAIN, SHERIFF

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

NOTARY

Affirmed and subscribed to before me this

23RD

day of

SEPTEMBER

2015

Plaintiff Attorney: MCCABE, WEISBERG & CONWAY PC, 123 S. BROAD STREET, SUITE 2080, PHILADELPHIA, PA 19105

Profession Steel Steel Telephone and

**Timothy T. Chamberlain** Sheriff



Earl D. Mordan, Jr. Chief Deputy

LIVE WELL FINANCIAL INC vs. CHARLES E HUBBARD

Case Number 2015CV712

#### SHERIFF'S RETURN OF SERVICE

09/09/2015 11:30 AM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: CHARLES & HUBBARD AT 1424 ORANGE STREET, BERWICK, PA 18603.

SCOTT MAYER NICK, DEPUTY

SO ANSWERS,

September 09, 2015

TIMOTHY T. CHAMBERLAIN, SHERIFF

				ONMONWEALTH OF PENNSYLVANIA  Notarial Seal  Sarah Jane Klingaman, Notary Public  Town of Bloomsburg, Columbia County  My Commission Expires Oct. 4, 2016	
			NOTARY	· · · · · · · · · · · · · · · · · · ·	
Affirmed and si	ubscribed to !	pefore me this		Δ . Λ	
9TH	day of	SEPTEMBED	2015	Noval la Va	}

Plaintiff Attorney: MCCABE, WEISBERG & CONWAY PC, 123 S. BROAD STREET, SUME 2080, PHILADEL PHIA, PA 19105

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

SERVICE COVER SHEET  Service Details: Category: Real Estate Sale - Posting - Sale Bill  Manner: < Not Specified > Expires: Warrant:  Notes: SALE DATE & TIME: 11/04/2015 AT 9:00 AM SHERIFF'S SALE BILL  Serve To: Name: (POSTING)  Personally Adult in Charge Posted Other  Adult in	LIVE WELL	FINANCIAL INC		[	Case Number
Service Details:  Category: Real Estate Sale - Posting - Sale Bill  Manner: < Not Specified > Expires: Warrant:  Notes: SALE DATE & TIME 11/04/2015 AT 9:00 AM SHERIFF'S SALE BILL  Serve To:  Name: (POSTING)  Primary 1422-1424 ORANGE STREET Adult in Charge:  BERWICK, PA 18603  Phone: DOB: Relation:  Alternate Address:  Phone: Deputy: 3 Mileage:  Attorney / Originator:  Name: MCCABE, WEISBERG & CONWAY PC Phone: 215-790-1010  Service Attempts:  Deputy: Service Attempt Notes:  1 2 3 4		, CHARLES E		ł	2015CV712
Category: Real Estate Sale - Posting - Sale Bill  Manner: < Not Specified > Expires: Warrant:  Notes: SALE DATE & TIME: 11/04/2015 AT 9:00 AM SHERIFF'S SALE BILL  Serve To: Final Service: Personally Adult in Charge Posted Other Primary 1422-1424 ORANGE STREET Adult in Charge: Phone: DoB: Relation:  Alternate Address: Date: 9 - 22 - 15 Time: 1 3 1,355  Phone: Deputy: 3 Mileage: Deputy: 3 Mileage:  Attorney / Originator: Phone: 215-790-1010  Service Attempts: Deputy: Service Attempt Notes: 1 2 3 3 4 4	· · · · · · · · · · · · · · · · · · ·	SERVICE CO	OVER SH	EET	
Manner: < Not Specified > Expires: Warrant:  Notes: SALE DATE & TIME: 11/04/2015 AT 9:00 AM SHERIFF'S SALE BILL  Serve To: Name: (POSTING) Served: Personally Adult in Charge Posted Other Address: BERWICK, PA 18603 Charge: Phone: DOB: Relation:  Alternate Address: Date: 9 22 45 Time: 13:35  Phone: Deputy: 3 Mileage:  Attorney / Originator: Name: MCCABE, WEISBERG & CONWAY PC Phone: 215-790-1010  Service Attempts: Deputy: Service Attempt Notes: 1 2 3 4	Service De	lails:			
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	5.			*** ***	

POSTING)

2015CV712

1422-1424 ORANGE STREET, BERWICK, PA 18603

NO EXPIRATION

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

REAL ESTATE TAX CERTIFICATION
Fee: \$5.00 Cer Date: 09/15/2015 Cert. NO: 22711

HUBBARD CHARLES J 1424 ORANGE STREET BERWICK PA 18603

District: BERWICK BORO Deed: 20130 -2961 Location: 1422 1424 ORANGE ST Parcel Id:04D-08 -167-01,000

Assessment: 23,546 Balances as of 09/15/2015

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

COLUMBIA COUNTY SHERIFF	
By:	Per:



Timothy T. Chamberlain Sheriff

LIVE WELL FINANCIAL INC



Earl D. Mordan, Jr. Chief Deputy

HUBBARD, CHARLES E

vs. IUBBARD	, CHARLES E					Number 5CV712
	-	SERVICE CO	OVER SH	EET		
ervice De	tails:	489		water and the second		
ategory:	Real Estate Sale - Sale Not	ice	· · · · · · · · · · · · · · · · · · ·	e ere ewalane e e eren	Zone:	116
lanner:	< Not Specified >	According to the state of the s	Expires:	)	Warrant:	** YES **
otes:	SALE DATE & TIME: 11/04/; PLAINTIFF NOTICE OF SHE		DEBTOR'S F	RIGHTS	er enner i super super su	
rve To:			Final Serv	ice:		
ame:	CHARLES E HUBBARD	Control Production Control Con	Served:	Rersonally Ac	dult In Charge	Posted Other
rimary ddress:	1424 ORANGE STREET BERWICK, PA 18603		Adult in Charge:	· · · · · · · · · · · · · · · · · · ·	· MM	Parent I I I I I I I I I I I I I I I I I I I
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torney / (	Orlginator:					
ame:	MCCABE, WEISBERG & CC	NWAY PC	Phone:	215-790-1010	comprome and a superior of the	
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NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

VS.	, CHARLES E				Number 5CV712
	SERVICE	COVER SHE	ET		
Service De	tells:				
Category:	Real Estate Sale - Sale Notice	· · · · · · · · · · · · · · · · · · ·		Zone:	116
Manner:	< Not Specified >	Expires:		Warrant:	
Notes:	SALE DATE & TIME: 11/04/2015 AT 9:00 A PLAINTIFF NOTICE OF SHERIFF'S SALE A	M ND DEBTOR'S R	IGHTS		
Serve To:		Final Servi	Secretary and the Secretary Control of the Secretary Sec.		
Name:	OCCUPANT	Served:	Personally Adu	it In Charge	Posted · Other
Primary Address:	1422-1424 ORANGE STREET BERWICK, PA 18603	Adult In Charge:	Charles	Hubba	rd
Phone:	DOB:	Relation:	Homeown	e-	
Alternate Address:		Date:	9-9-15	Time:	11'30
Phone:	Commence of the commence of th	Deputy:	3	Mileage:	
Attorney / (	Originator;				
Name:	MCCABE, WEISBERG & CONWAY PC	Phone:	215-790-1010		
Service Att	empts:				
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Deputy:					
Service Att	empt Notes:				***************************************
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UCCHBAN.

2015CV7

1422-1424 ORANGE STREET, BERWICK, PA 18603

NO EXPIRATION

Communication of the Communication

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

VS.	FINANCIAL INC , CHARLES E				Number 5CV712
	SERVICE C	OVER SHI	EET		
iervice De	tails:				And And
Category:	Real Estate Sale - Sale Notice			Zone:	114
Manner:	< Not Specified >	Expires:		Warrant:	And the second
lotes:	SALE DATE & TIME: 11/04/2015 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AN	D DEBTOR'S F	RIGHTS	* *	en ette ett i i i i i i i i i i i i i i i
erve To:		Final Servi	ce:		
Name:	BERWICK AREA JOINT SEWER AUTH.	Served:	Personally Ag	lult In Charge	· Posted · Other
Primary Address:	1108 FREAS AVENUE BERWICK, PA 18603	Adult in Charge:	Kelly 1	Maris	
Phone:	DOB:	Relation:	Clerk	and make make a second of the second	er Secondario e e e e e e e e e e e e e e e e e e e
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lame:	MCCABE, WEISBERG & CONWAY PC	Phone:	215-790-1010		
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

VS.	L FINANCIAL INC , CHARLES E					e Number 15CV712
	<u> </u>	SERVICE	COVER SH	IEET	<del>-</del>	114
Service De						
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Notes:	SALE DATE & TIME PLAINTIFF NOTICE	: 11/04/2015 AT 9:00 A OF SHERIFF'S SALE A	M AND DEBTOR'S I	RIGHTS		
Serve To:			Final Serv	/ice:	2/22/2009	
Name:	Connie C. Gingher	· Industrial Annual Control of the C	Served:	Personally Adu	lt In Charge	· Posted · Other
Primary Address:	1615 Lincoln Avenu Berwick, PA 18603	ie	Adult in Charge:			· Posted · Other
Phone:	570-752-7442	DOB:	Relation:		an anana annon a la ala a la agraga	
Alternate Address:	The second secon	en e	Date:	9-9-15	Time:	11:cc
Phone:	S. S	eren en e	Deputy:	3	Mileage:	
Attorney / (	Originator:					
Name:	MCCABE, WEISBEF	RG & CONWAY PC	Phone:	215-790-1010		200 - 100 -
Service Att	empts;	The state of the s			productive.	
Date:						
Time:		The second secon				
Mileage:						**************************************
Deputy:					·	-
Service Att	empt Notes:			beensuuruu	·	
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September 9, 2015

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

LIVE WELL FINANCIAL, INC.

VS.

CHARLES J. HUBBARD

NO: 2015-CV-712

Dear Timothy:

The amount due on the sewer account #137904 for the property located at 1422-1424 Orange Street, Berwick Pa through December 30, 2015 is \$644.48.

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

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

LIVE WELL FINANCIAL INC					Case Number	
vs. HUBBARD, CHARLES E					2015CV712	
	SERVICE CO	VER SHE	ET			
Service De	talls:					
Category:	Real Estate Sale - Sale Notice			Zone:	lle	
Manner:	< Not Specified >	Expires:		Warrant:		
Notes:	SALE DATE & TIME: 11/04/2015 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND	DEBTOR'S R	RIGHTS	and the second		
Serve To:		Final Servi	the contract of the contract o			
Name:	Domestic Relations Office of Columbia Cou	Served:	Personally · Ac	l <u>ult In Charge</u>	Posted · Other	
Primary Address:	11 WEST MAIN STREET 2ND FLOOR Bloomsburg, PA 17815	Adult in Charge:	Karen	Kiche	nder He	
Phone:	DOB:	Relation:		iller	and the second s	
Alternate Address:		Date:	9-8-15	Time:	2:10	
Phone:	Control of the Contro	Deputy:	4	Mileage:		
Attorney /	Originator:					
Name:	MCCABE, WEISBERG & CONWAY PC	Phone:	215-790-1010			
Service At	tempts:					
Date:						
Time:						
Mileage:					**************************************	
Deputy:						
Service At	tempt Notes:					
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DOMESTIC RELATIONS OF

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

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LIVE WELL FINANCIAL INC vs. HUBBARD, CHARLES E			Case Number 2015CV712		
	SERVICE	COVER SHE	EET		
Service De	teils:				
Category:	Real Estate Sale - Sale Notice	the transference of the control of t	to the control of the	Zone:	116
Manner:	< Not Specified >	Expires:	The second secon	Warrant:	Control of the Contro
Notes:	SALE DATE & TIME: 11/04/2015 AT 9:00 A PLAINTIFF NOTICE OF SHERIFF'S SALE A	M ND DEBTOR'S R	IIGHTS		AN EMPEROR OF THE PROPERTY OF
Serve To:		Final Servi	ce:		
Name:	Columbia County Tax Office	Served:	Personally · Ac	lult In Charge	Posted · Other
Primary Address:	PO Box 380 Bloomsburg, PA 17815	Adult In 'Charge:	Denise	Siege	
Phone:	570-389-5649 <b>DOB</b> :	Relation:	C	lexk	
Alternate Address:	The second manufacture of the second	Date:	9-8-15	Time:	1.59
Phone:	Control of the Contro	Deputy:	4	Mileage:	
Attorney / (	Orlginator:				
Name:	MCCABE, WEISBERG & CONWAY PC	Phone:	215-790-1010		A A STATE OF THE S
Service Att	émpts:	<b>N</b>	***************************************	No.	
Date:			1		
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COLUMBIA COUNTY TAX (

Z019CV/1

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

## PRESS - ENTERPRISE

3185 Lackawanna Ave Bloomsburg, PA 17815

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

Fax: (570) 784-6152

Proof of Ad 09/08/15

Ad ID:

1049995

Description:

Charles Hubbard sale

Run Dates:

10/14/15 to 10/28/15

Class:

Agate Lines:

225

Blind Box:

Account:

Name: Company:

TIM CHAMBERLAIN - COLUM COUNTY SHER-

IFF

Address: PO BOX 380

BLOOMSBURG, PA 17815

Total Ad Cost

\$1,232.25

\$0.00 Amount Paid

**Publication** 

Start

Stop

Inserts Cost

Press Enterprise

10/14/1510/28/15

\$1,232.25

#### SHERIFF'S SALE

By Virtue of a Wint of Execution (Mortgage Foreclosure) No. 2015CV712

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

Pennsylvavia on.

WEDNESDAY, NOVEMBER 04, 2015

AT 900 O'CLOCK AM.

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

All filat cartain piace or percel of land situate on the Southerty sake of Orange Street in the Borough of Bervick, County of Columbia and Continvaviosabith of Pennsylvania. Bounded and Described as Follows, for Wit.
BOUNDED ON THE LAST BY LOT NO, 226; BOUNDED ON THE SOUTH I BY SAMPSON ALLEY, BOUNDED ON THE WEST BY LOT NO, 226; AND SOUNDED ON THE NORTH BY ORANGE STREET BEING 44.5 FELT IN WOTH ON DAANGE STREET AND EXTENDING INDEPTH OF THE SAME WIDTH A DISTANCE OF 164 FELT ON 226; AND MICHAELS AND SOUNDED ON THE NORTH BY ORANGE STREET BEING 44.5 FELT IN WOTH ON DAANGE STREET AND EXTENDING INDEPTH OF THE SAME WIDTH A DISTANCE OF 164 FELT ON 226; AND SOUNDED ON THE NORTH BY ORANGE STREET BEING 44.5 FELT IN WOTH ON DAANGE STREET AND EXTENDING INDEPTH OF THE SAME WIDTH A DISTANCE OF 164 FELT ON 226; OR MICHAELS AND EXTENDING INDEPTH OF THE SAME WIDTH A DISTANCE OF 164 FELT ON 226 ORANGE ON ALLEY. BOUNDED ON THE STREET OR SAME WIDTH ON A DISTANCE OF 164 FELT ON 226 ORANGE ON A DISTANCE OF 164 FELT OR SAME WIDTH ON A DISTANCE OF 164 FELT OR SAME WIDTH ON A DISTANCE OF 164 FELT ON A DISTANCE ON A PROBLEM THE TITTE ON A DISTANCE OF 164 FELT ON A DISTANCE ON A PROBLEM THE TITTE ON A DISTANCE OF 164 FELT ON A DISTANCE ON A PROBLEM TO THE SAME AND A DISTANCE OF 164 FELT O

INJURY SUBJECT TO any Restrictions, Conditions, Covonants, Hights, Rights of Way, and basements row of record; BEING KNOWN AS: 1422-1424 ORANGE STREET, BERWICK, PENNSYLVANIA 18803
TAX LD. #. 040-08-167-01-000

THE IMPROVEMENTS THEREON ARE RESIDENTIAL DWELLING BEING THE SAME PREMISES WHICH

Charles J. Hubbard and Linda K. Hubbard formorly known as Linda K. Rucklo, by deed ooted March 19,2013 and recorded April 1, 2013 in Instrument Number 201302961, granted and conveyed unto Charles J. Hubbard.

#### PROPERTY ADDRESS: 1422-1424 ORANGE STREET, BERWICK, PA 18603

UPL/ TAX PARCEL NUMBER: 04D-08-167-01-000

Seized and taken into execution to be sold as the property of CHARLES E HUBBAND in suit of LIVE WELL FINANCIAL INC.

FERMS OF SALF: MINIMUM PAYMENT AT TIME OF SALE. The greater of ten (10%) per-cent 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 cash, certified check or cashier's check at time of sale, REMAINING BALANCE; OF BIT PRICE Anyremaining amount of the bid price is to be pixel within eight (8) days after the sale in cash, certified check or cashier's check, IMPORTANT NOTICE FOR FAI; JRE 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 PEHIOD. If the successful bidder talls to pay the bid price as per the above terms the Shoriff may elect to either sue life bidder for the balance due without a resale of the property, or to reself the property at the bidder's risk and maintain an actor against the bidder for breach of contract, in the case of default all sums paid by the bidder will be applied an agreement and decreases in constantial. The electrical contraction of the property be appeared by the bidder will be applied against and charges in constantial. botter for broader of contract, in the case of colorate in some year by our colorate with execution of considerated but will be applied against any damages recoverable. The elevation globider will be responsible for any attorney receive 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 the Plaintiff, the proceeds and wance written notice otherwise, signed by an authorized representation of the plaintiff.

TIMOTHY T. CHAMBERLAIN, Shoriff COLUMBIA COUNTY, Pennsylvania

Attorney for the Plaintiff: MCCABE, WEISBERG & CONWAY PC PHILADELPHIA, PA 215-790-1010

### REAL ESTATE OUTLINE

ED# 2015 ED116

CHECK FOR PROPER INFO.  WRIT OF EXECUTION  COPY OF DESCRIPTION  WHEREABOUTS OF LKA  NON-MILITARY AFFIDAVIT  NOTICES OF SHERIFF SALE  WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. DATES FOR NEWSPAPER  IST WEEK  2ND WEEK  2ND WEEK	DATE RECEIVED 4-9-2	or \"						
WRIT OF EXECUTION  COPY OF DESCRIPTION  WHEREABOUTS OF LKA  NON-MILITARY AFFIDAVIT  NOTICES OF SHERIFF SALE  WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. J 2015  TIME  OST WEEK	DOCKET AND INDEX	1315 CV 112						
WRIT OF EXECUTION  COPY OF DESCRIPTION  WHEREABOUTS OF LKA  NON-MILITARY AFFIDAVIT  NOTICES OF SHERIFF SALE  WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. DATES FOR NEWSPAPER  IST WEEK								
COPY OF DESCRIPTION  WHEREABOUTS OF LKA  NON-MILITARY AFFIDAVIT  NOTICES OF SHERIFF SALE  WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. 4 2015 TIME  **TWEEK	CHECK FOR PROPER INFO.							
WHEREABOUTS OF LKA  NON-MILITARY AFFIDAVIT  NOTICES OF SHERIFF SALE  WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. DATES FOR NEWSPAPER    ST   WEEK   WEEK   ST   WEEK   ST   WEEK   ST   WEEK   W	WRIT OF EXECUTION	$\boldsymbol{\lambda}$						
NON-MILITARY AFFIDAVIT  NOTICES OF SHERIFF SALE  WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. 4 2015 TIME  1 ST WEEK	COPY OF DESCRIPTION	X						
NOTICES OF SHERIFF SALE  WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. 4 2015 TIME  1 ST WEEK	WHEREABOUTS OF LKA	$\overline{\times}$						
WAIVER OF WATCHMAN  AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. 4 2015 TIME  1 ST WEEK	NON-MILITARY AFFIDAVIT	<u> </u>						
AFFIDAVIT OF LIENS LIST  CHECK FOR \$1,350.00 OR  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE  ADV. DATES FOR NEWSPAPER  IST WEEK	NOTICES OF SHERIFF SALE	X						
CHECK FOR \$1,350.00 OR X CK# 1072 GO  **IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE POSTING DATE ADV. 4 2015 TIME (1) ADV. 4	WAIVER OF WATCHMAN	<u> </u>						
**IF ANY OF ABOVE IS MISSING DO NOT PROCEED**  SALE DATE  POSTING DATE ADV. 4 2015 TIME  1 ST WEEK	AFFIDAVIT OF LIENS LIST							
SALE DATE POSTING DATE ADV. DATES FOR NEWSPAPER    Nov. of 2015   Time   Other Post	CHECK FOR \$1,350.00 OR	X CK# 107240						
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2RD WILLY		2 <sup>ND</sup> WEEK						
3 WEEK		3 <sup>RD</sup> WEEK						

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2015CV712

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, NOVEMBER 04, 2015 AT 9:00 O'CLOCK A.M.

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

All that certain piece or parcel of land situate on the Southerly side of Orange Street in the Borough of Berwick, County of Columbia and Commonwealth of Pennsylvania, Bounded and Described as Follows, To Wit:

BOUNDED ON THE EAST BY LOT NO. 226; BOUNDED ON THE SOUTH BY SAMPSON ALLEY; BOUNDED ON THE WEST BY LOT NO. 224; AND, BOUNDED ON THE NORTH BY ORANGE STREET. BEING 44.5 FEET IN WIDTH ON ORANGE STREET AND EXTENDING IN DEPTH OF THE SAME WIDTH A DISTANCE OF 164 FEET TO SAMPSON ALLEY. BEING LOT NO. 225 OF MICHAEL'S ADDITION TO BERWICK, PENNSYLVANIA.

COMMONLY known as: 1424 Orange Street, Berwick, Pennsylvania 18603 Prior Recorded Doc. Ref.: Deed: Recorded July 16, 2010; Doc. No. 201006081

IF THE mineral estate has been severed from the above-described real property, THIS DOCUMENT MAY NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHTS OF SUPPORT UNDERNEATH THE LAND DESCRIBED OR REFERRED HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE; CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT.

SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record;

BEING KNOWN AS: 1422-1424 ORANGE STREET, BERWICK, PENNSYLVANIA 18603

TAX I.D. #: 040-08-167-01-000

THE IMPROVEMENTS THEREON ARE: RESIDENTIAL DWELLING

BEING THE SAME PREMISES WHICH

Charles J. Hubbard and Linda K. Hubbard formerly known as Linda K. Ruckle, by deed dated March 19,2013 and recorded April 1, 2013 in Instrument Number 201302961, granted and conveyed unto Charles J. Hubbard.

PROPERTY ADDRESS: 1422-1424 ORANGE STREET, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 04D-08-167-01-000

Seized and taken into execution to be sold as the property of CHARLES E HUBBARD in suit of LIVE WELL FINANCIAL INC.

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 agiainst 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: MCCABE, WEISBERG & CONWAY PC PHILADELPHIA, PA 215-790-1010

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

Live Well Financial, Inc	IN THE COU	RT OF COMMON P. COUNTY, PENNSYI	LEAS OF .VANIA
Plaintiff	No. <u>2015</u>		E.D.
v.	No.	Term	A.D.
Charles J. Hubbard		712 Term	
Defendant			
		VRIT OF EXECUTION RTGAGE FORECLOS	
Commonwealth of Pennsylvania:			
County of Columbia			
TO THE SHERIFF OF COLUMBIA COUNTY, P	ENNSYLVANIA		
To satisfy the judgement, interest and costs in the abordescribed property (specifically described property be Being Known As: 1422-1424 Orange Street, Berwick	olow):		ell the following
Amount Due	\$	60,726.31	
Interest from 08/11/15 to Da	ATE OF SALE \$		
plus \$9.98 per diem ther	reafter		
(Costs to be added)			
Total	\$		
Dated: 19-04-15 (SEAL)	Prothonotary, Common Columbia County Per		J
	Ву:	Deputy	
	garan (1986) Sa	e of their Carties	

No.	Term	E.D.
No.	Term	A.D.
No.	2015-CV-712T	ermJ,D,
IN C	THE COURT OF COLUMBIA COUN	COMMON PLEAS OF TY PENNSYLVANIA
	Live Well l	Financial, Inc
		ν.
	Charles	J. Hubbard
-		EXECUTION Foreclosure)
-	C	osts
	Pro. Pd.	
	Judg. Fee	
	Cr.	
	Sat.	
	and the second	1
McCABE, \	WEISBERG & CON	NAY, P.C.
[ ] Edward [ ] Andrew [ ] Marisa J [ ] Brian T. [ → Joseph F [ ] Celine P [ ] Jacob M	e J. McCabe, Fsq. D. Conway, Esq. L. Markowitz, Esq Cohen, Esq. LaManna, Esq.	[ ] Marc S. Weisberg, Esq. [ ] Margaret Gairo, Esq. [ ] Heidi R. Spivak, Esq. [ ] Christine L. Graham, Esq. [ ] Ann E. Swartz, Esq. [ ] Joseph I. Foley, Esq. [ ] Lena Kravets, Esq.

#### LEGAL DESCRIPTION

All that certain piece or parcel of land situate on the Southerly side of Orange Street in the Borough of Berwick, County of Columbia and Commonwealth of Pennsylvania, Bounded and Described as Follows, To Wit:

BOUNDED ON THE EAST BY LOT NO. 226; BOUNDED ON THE SOUTH BY SAMPSON ALLEY; BOUNDED ON THE WEST BY LOT NO. 224; AND, BOUNDED ON THE NORTH BY ORANGE STREET. BEING 44.6 FEET IN WIDTH ON ORANGE STREET AND EXTENDING IN DEPTH OF THE SAME WIDTH A DISTANCE OF 164 FEET TO SAMPSON ALLEY. BEING LOT NO. 225 OF MICHAEL'S ADDITION TO BERWICK, PENNSYLVANIA.

COMMONLY known as: 1424 Orange Street, Berwick, Pennsylvania 18603 Prior Recorded Doc. Ref.: Deed: Recorded July 16, 2010; Doc. No. 201006081

IF THE mineral estate has been severed from the above-described real property, THIS DOCUMENT MAY NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHTS OF SUPPORT UNDERNEATH THE LAND DESCRIBED OR REFERRED HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON

OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT.

SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record;

BEING KNOWN AS: 1422-1424 ORANGE STREET, BERWICK, PENNSYLVANIA 18603

TAX I.D. #: 04D-08-167-01-000

THE IMPROVEMENTS THEREON ARE: RESIDENTIAL DWELLING

### BEING THE SAME PREMISES WHICH

Charles J. Hubbard and Linda K. Hubbard formerly known as Linda K. Ruckle, by deed dated March 19, 2013 and recorded April 1, 2013 in Instrument Number 201302961, granted and conveyed unto Charles J. Hubbard.

REAL DEBT: \$60,726.31

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CHARLES J. HUBBARD

McCabe, Wesiberg and Conway, P.C. 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

#### Attorneys for Plaintiff

## McCABE, WEISBERG & CONWAY, P.C.

TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419
ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009
HEIDI R. SPIVAK, ESQUIRE - ID # 74770
MARISA J. COHEN, ESQUIRE - ID # 87830
CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480
BRIAN T. LAMANNA, ESQUIRE - ID # 310321
ANN E. SWARTZ, ESQUIRE - ID # 201926
JOSEPH F. RIGA, ESQUIRE - ID # 57716
JOSEPH I. FOLEY, ESQUIRE - ID # 314675
CELINE P. DERKRIKORIAN, ESQUIRE - ID # 316421
JACOB M. OTTLEY, ESQUIRE - ID # 319404

123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109

(215) 790-1010

Live Well Financial, Inc

Plaintiff

v.

Charles J. Hubbard

Defendant

COLUMBIA COUNTY COURT OF COMMON PLEAS

NO: 2015-CV-712

## AFFIDAVIT PURSUANT TO RULE 3129.1

The undersigned, attorney for Plaintiff in the above action, sets forth the following information concerning the real property located at: 1422-1424 Orange Street, Berwick, Pennsylvania 18603, as of the date the Praecipe for the Writ of Execution was filed. A copy of the description of said property being attached hereto.

1. Name and address of Owner or Reputed Owner

Name

Address

Charles J. Hubbard

1422-1424 Orange Street Berwick, Pennsylvania 18603

Name and address of Defendant in the judgment:

Name

Address

Charles J. Hubbard

1422-1424 Orange Street Berwick, Pennsylvania 18603

Name and last known address of every judgment creditor whose judgment is a record lien on the 3. real property to be sold: Address Name Plaintiff herein 712 Darby Road, PO Box 20 MICHAELS, LOUIS AND Havertown, Pennsylvania 19083-0210 ASSOCIATES, INC. c/o Kenneth Shapiro, Esquire MICHAELS, LOUIS AND PO Box 1062 Moon Township, Pennsylvania 15108 ASSOCIATES, INC. Name and address of the last recorded holder of every mortgage of record: 4. Address Name Plaintiff herein 451 Seventh Street, SW Secretary of Housing and Urban Washington, D.C. 20410 Development Name and address of every other person who has any record lien on the property: 5. Address Name None Name and address of every other person who has any record interest in the property which may be 6. affected by the sale: Address Name None Name and address of every other person of whom the plaintiff has knowledge who has any interest 7. in the property which may be affected by the sale: Address Name 1422-1424 Orange Street Tenants/Occupants Berwick, Pennsylvania 18603 Department of Public Welfare Commonwealth of Pennsylvania

Bureau of Child Support Enforcement

P.O. Box 2675 Harrisburg, PA 17105 ATTN: Dan Richard

Suite #204

Commonwealth of Pennsylvania

Commonwealth of Pennsylvania Bureau of Individual Tax

Inheritance Tax Office

Inheritance Tax Division

110 North 8th Street

Philadelphia, PA 19107

Department #280601 Harrisburg, PA 17128

6th Floor, Strawberry Square

Department of Public Welfare Willow Oak Building P.O. Box 8486 TPL Casualty Unit Estate Harrisburg, PA 17105-8486 Recovery Program Bureau of Compliance PA Department of Revenue P.O. Box 281230 Harrisburg, PA 17128-1230 PO BOX 280948 PA Department of Revenue Harrisburg PA 17128-0948 Bureau of Compliance Lien Section Clearance Support Department 281230 Commonwealth of Pennsylvania Harrisburg, PA 17128-1230 Department of Revenue Bureau of ATTN: Sheriff's Sales Compliance Internal Revenue Service United States of America Technical Support Group William Green Federal Building Room 3259 600 Arch Street Philadelphia, PA 19106 11 West Main Street Domestic Relations of Columbia Bloomsburg, PA 17815 County Columbia County Courthouse Tax Claim Bureau 35 West Main Street Basement Level Bloomsburg, PA 17815 Bureau of Compliance Commonwealth of PA Department 280946 Department of Revenue Harrisburg, PA 17128-0946 Attn: Sheriff's Sales c/o United States Attorney for the United States of America Middle District of PA William J. Nealon Federal Bldg. 235 North Washington Avenue, Ste. 311 Scranton, PA 18503 U.S. Dept of Justice, Room 5111 United States of America c/o 950 Pennsylvania Avenue NW Atty General of the United States Washington, DC 20530-0001

United States of America c/o

Atty General of the United States

U.S. Dept of Justice, Room 4400

950 Pennsylvania Avenue NW

Washington, DC 20530-0001

Name	Address	
None		
I verify that the statements m	ade in this Affidavit are true and o	correct to the best of my personal knowledge
or information and belief. I understan	d that false statements herein are	made subject to the penalties of 18 Pa.C.S.
Section 4904 relating to unsworn falsi  9/1/15  DATE	McCABE, WEISBERG & CONV BY:  [ ] Terrence J. McCabe, Esq. [ ] Edward D. Conway, Esq. [ ] Andrew L. Markowitz, Esq. [ ] Marisa J. Cohen, Esq. [ ] Brian T. LaManna, Esq. [ ] Joseph F. Riga, Esq. [ ] Celine P. DerKrikorian, Esq. [ ] Jacob M. Ottley, Esq. Attorneys for Plaintiff	MAY. P.C.  [ ] Marc S. Weisberg, Esq. [ ] Margaret Gairo, Esq. [ ] Heidi R. Spivak, Esq. [ ] Christine L. Graham, Esq. [ ] Ann E. Swartz, Esq. [ ] Joseph I. Foley, Esq. [ ] Lena Kravets, Esq.

Address

Name and address of Attorney of record:

Live Well Financial, Inc v. Charles J. Hubbard Columbia County; Number: 2015-CV-712

8.

#### LEGAL DESCRIPTION

All that certain piece or parcel of land situate on the Southerly side of Orange Street in the Borough of Berwick, County of Columbia and Commonwealth of Pennsylvania, Bounded and Described as Follows, To Wit:

BOUNDED ON THE EAST BY LOT NO. 226; BOUNDED ON THE SOUTH BY SAMPSON ALLEY; BOUNDED ON THE WEST BY LOT NO. 224; AND, BOUNDED ON THE NORTH BY ORANGE STREET. BEING 44.6 FEET IN WIDTH ON ORANGE STREET AND EXTENDING IN DEPTH OF THE SAME WIDTH A DISTANCE OF 164 FEET TO SAMPSON ALLEY. BEING LOT NO. 225 OF MICHAEL'S ADDITION TO BERWICK, PENNSYLVANIA.

COMMONLY known as: 1424 Orange Street, Berwick, Pennsylvania 18603 Prior Recorded Doc. Ref.: Deed: Recorded July 16, 2010; Doc. No. 201006081

IF THE mineral estate has been severed from the above-described real property, THIS DOCUMENT MAY NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHTS OF SUPPORT UNDERNEATH THE LAND DESCRIBED OR REFERRED HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON

OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT.

SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record;

BEING KNOWN AS: 1422-1424 ORANGE STREET, BERWICK, PENNSYLVANIA 18603

TAX I.D. #: 04D-08-167-01-000

THE IMPROVEMENTS THEREON ARE: RESIDENTIAL DWELLING

BEING THE SAME PREMISES WHICH

Charles J. Hubbard and Linda K. Hubbard formerly known as Linda K. Ruckle, by deed dated March 19, 2013 and recorded April 1, 2013 in Instrument Number 201302961, granted and conveyed unto Charles J. Hubbard.

REAL DEBT: \$60,726.31

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CHARLES J. HUBBARD

McCabe, Wesiberg and Conway, P.C. 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

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

Live Well Financial, Inc	IN THE C	OURT OF	F COMMON F	PLEAS OF
Plaintiff	1		r <b>TY, PENNSY</b> Fernn <u>116</u>	
v.				
	No		Гегт	A.D.
Charles J. Hubbard	No. 2015	-CV-712	Term	J.D.
Defendant				
			<b>OF EXECUTI</b> GE FORECLO	
Commonwealth of Pennsylvania:				
County of Columbia				
TO THE SHERIFF OF COLUMBIA COUNTY, P	ENNSYLVANIA			
To satisfy the judgement, interest and costs in the above described property (specifically described property be Being Known As: 1422-1424 Orange Street, Berwick	:low):		Jevy upon and s	sell the following
Amount Due		\$	60,726.3	1
Interest from 08/11/15 to DA	ATE OF SALE	\$		
plus \$9.98 per diem ther	eafter			
(Costs to be added)				
Total		\$		
Dated: 1904-15 (SEAL)	Prothonotary, Co Columbia Count		<u>llwtt</u> as Court of	
	Ву:		Deputy	y
			e Povetka Povetka	

NoE.D.
NoA.D.
No. <u>2015-CV-712</u> TermJ.D.
IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA
Live Well Financial, Inc
v.
Charles J. Hubbard
WRIT OF EXECUTION (Mortgage Foreclosure)
Costs
Pro. Pd.
Judg. Fee
Cr.
Sat.
McCABE, WEISBERG & CONWAY, P.C.
MCCABE, WEISBERG & CONVAL,
BY:  [ ] Terrence J. McCabe, Esq. [ ] Edward D. Conway, Esq. [ ] Andrew L. Markowitz, Esq. [ ] Marisa J. Cohen, Esq. [ ] Brian T. LaManna, Esq. [ ] Joseph F. Riga, Esq. [ ] Celine P. DerKrikorian, Esq. [ ] Jacob M. Ottley, Esq. Attorneys for Plaintiff

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BEING KNOWN AS: 1422-1424 ORANGE STREET, BERWICK, PENNSYLVANIA 18603

TAX I.D. #: 04D-08-167-01-000

THE IMPROVEMENTS THEREON ARE: RESIDENTIAL DWELLING

#### BEING THE SAME PREMISES WHICH

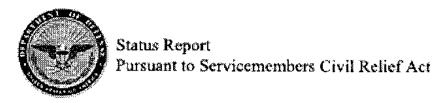
Charles J. Hubbard and Linda K. Hubbard formerly known as Linda K. Ruckle, by deed dated March 19, 2013 and recorded April 1, 2013 in Instrument Number 201302961, granted and conveyed unto Charles J. Hubbard.

REAL DEBT: \$60,726.31

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: CHARLES J. HUBBARD

McCabe, Wesiberg and Conway, P.C. 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

[ ] Terrence J. Mc@abe, Esq. Marc S. Weisberg, Esq. ] Edward D. Conway, Esq. [ ] Margaret Gairo, Esq. ] Andrew L. Markowitz, Esq. [ ] Heidi R. Spivak, Esq. [ ] Marisa J. Cohen, Esq. [ ] Christine L. Graham, Esq. [ ] Brian T. LaManna, Esq. [ ] Ann E. Swartz, Esq. [^] Joseph F. Riga, Esq. [ ] Joseph I. Foley, Esq. MENOSYCEAL (HOF PENNSYLVANIA [ ] Celine P. DerKrikorian, Esq. [ ] Lena Kravets, Esq. **NOTARIAL SEAL** [ ] Jacob M. Ottley, Esq. Kimberty Lynn McCloskey, Notary Public Attorneys for Plaintiff City of Philadelphia, Phila. County Commission Expires September 7



Last Name: <u>HUBBARD</u> First Name: <u>CHARLES</u>

Middle Name:

Active Duty Status As Of: Aug-27-2015

On Active Duty On Active Duty Status Đate			
Active Duty Start Date	Active Duty End Date	Stalus	Service Component
NA .	NA	No	NA NA
This response reflocts the individuals' active duty status based on the Activo Duty Status Date			

Left Active Duty Within 367 Days of Active Duty Status Date				
Active Duly Start Date	Active Duty End Date	Status	Sarvice Component	
NA NA	NA .	No	NA NA	
This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date				

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA NA	No No	NΛ
This response reflects whother the individual or his/her unit has received early notification to report for active duty			

Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

Mary M. Snavely-Dixon, Director

Department of Defense - Manpower Data Center

Mary Mr. Snavely-Dixon

4800 Mark Center Drive, Suite 04E25

Arlington, VA 22350

The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense (DoD) that maintains the Defense Enrollment and Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military medical care and other eligibility systems.

The DoD strongly supports the enforcement of the Servicemembers Civil Relief Act (50 USC App. § 501 et seq, as amended) (SCRA) (formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thousands of "does not possess any information indicating that the individual is currently on active duty" responses, and has experienced only a small error rate. In the event the individual referenced above, or any family member, friend, or representative asserts in any manner that the individual was on active duty for the active duty status date, or is otherwise entitled to the protections of the SCRA, you are strongly encouraged to obtain further verification of the person's status by contacting that person's Service via the "defenselink.mil" URL: http://www.defenselink.mil/faq/pis/PC09SLDR.html. If you have evidence the person was on active duty for the active duty status date and you fail to obtain this additional Service verification, punitive provisions of the SCRA may be invoked against you. See 50 USC App. § 521(c).

This response reflects the following information: (1) The individual's Active Duty status on the Active Duty Status Date (2) Whether the individual left Active Duty status within 367 days preceding the Active Duty Status Date (3) Whether the individual or his/her unit received early notification to report for active duty on the Active Duty Status Date.

#### More information on "Active Duty Status"

Active duty status as reported in this certificate is defined in accordance with 10 USC § 101(d) (1). Prior to 2010 only some of the active duty periods less than 30 consecutive days in length were available. In the case of a member of the National Guard, this includes service under a call to active service authorized by the President or the Secretary of Defense under 32 USC § 502(f) for purposes of responding to a national emergency declared by the President and supported by Federal funds. All Active Guard Reserve (AGR) members must be assigned against an authorized mobilization position in the unit they support. This includes Navy Training and Administration of the Reserves (TARs), Marine Corps Active Reserve (ARs) and Coast Guard Reserve Program Administrator (RPAs). Active Duty status also applies to a Uniformed Service member who is an active duty commissioned officer of the U.S. Public Health Service or the National Oceanic and Atmospheric Administration (NOAA Commissioned Corps).

#### Coverage Under the SCRA is Broader in Some Cases

Coverage under the SCRA is broader in some cases and includes some categories of persons on active duty for purposes of the SCRA who would not be reported as on Active Duty under this certificate. SCRA protections are for Title 10 and Title 14 active duty records for all the Uniformed Services periods. Title 32 periods of Active Duty are not covered by SCRA, as defined in accordance with 10 USC § 101(d)(1).

Many times orders are amended to extend the period of active duty, which would extend SCRA protections. Persons seeking to rely on this website certification should check to make sure the orders on which SCRA protections are based have not been amended to extend the inclusive dates of service. Furthermore, some protections of the SCRA may extend to persons who have received orders to report for active duty or to be inducted, but who have not actually begun active duty or actually reported for induction. The Last Date on Active Duty entry is important because a number of protections of the SCRA extend beyond the last dates of active duty.

Those who could rely on this certificate are urged to seek qualified legal counsel to ensure that all rights guaranteed to Service members under the SCRA are protected

WARNING: This certificate was provided based on a last name, SSN/date of birth, and active duty status date provided by the requester. Providing erroneous information will cause an erroneous certificate to be provided.

Certificate ID: BC641A47V133410

## McCABE, WEISBERG AND CONWAY, P.C. Attorneys for Plaintiff TERRENCE J. McCABE, ESQUIRE - ID # 16496 MARC S. WEISBERG, ESQUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - ID # 34419 ANDREW L. MARKOWITZ, ESQUIRE - 1D # 28009 HEIDI R. SPIVAK, ESQUIRE - ID # 74770 MARISA J. COHEN, ESQUIRE - ID # 87830 CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480 BRIAN T, LAMANNA, ESQUIRE - ID # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421 JACOB M. OTTLEY, ESQUIRE - ID # 319404 123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109 (215) 790-1010 COLUMBIA COUNTY Live Well Financial, Inc COURT OF COMMON PLEAS Plaintiff Number 2015-CV-712 Charles J. Hubbard Defendant 3012 - ED-116 AFFIDAVIT OF NON-MILITARY SERVICE COMMONWEALTH OF PENNSYLVANIA: COUNTY OF PHILADELPHIA: The undersigned, being duly sworn according to law, deposes and says that the Defendant, Charles J. Hubbard, is 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, 50 U.S.C. App. §501, et seq.; and that the Defendant, Charles J. Hubbard, is over eighteen (18) years of age, and resides as follows: Charles J. Hubbard, 1422-1424 Orange Street Berwick, PA 18603 SWORN AND SUBSCRIBED McCABE, WEISBERG & CONWAY, P.C. ∤´] Marc S. Weisberg, Esq. [ ] Terrence J. Mc@abe, Esq. [ ] Margaret Gairo, Esq. ] Edward D. Conway, Esq. [ ] Heidi R. Spivak, Esq. ] Andrew L. Markowitz, Esq. [ ] Christine L. Graham, Esq. 1 Marisa J. Cohen, Esq. [ ] Brian T. LaManna, Esq. [ ] Ann E. Swartz, Esq. [ ] Joseph I. Foley, Esq.

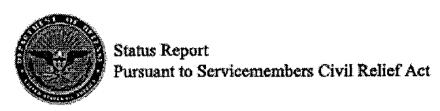
JAMONYEALTH OF PERNSYLVANIA NOTARIAL SEAL Kimberty Lynn McCloskey, Notary Public City of Philadelphia, Phila. County Commission Expires September 7

joseph F. Riga, Esq.

[ ] Celine P. DerKrikorian, Esq. [ ] Jacob M. Ottley, Esq. Attorneys for Plaintiff

[ ] Lena Kravets, Esq.

Results as of ; Aug-27-2015 11:50:02 AM



Last Name: <u>HUBBARD</u> First Name: CHARLES

Middle Name:

Active Duty Status As Of: Aug-27-2015

	On Active Duty On Activ	e Duty Statue Deta	
Active Duly Start Date	Active Duty End Date	Status	Service Component
NA	NA /		NA NA
This response reflects the and viduals' active duty status based on the Active Duty-Status Date			

	2.000, 1987.2	22 22 42 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4	
	Left Active Duty Willein 367 Days of Ac	dive Duty Status Date	
Active Duty Start Date	Active Duly End Date	States	Service Component
NA.	ŅA	√Syr No. The	NA
This response reflects where the individual left active buy status within 367, days preceding the Active Dury Status Data			
This response reneals where the individual left active to the state of			

	C 0.00 200 200 200 200 200 200 200 200 20		
[***C***C***C***C***C***C***C***C***C**		onere Call Up to Arrive Duty on Active Duty Status Date	
			**************************************
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	THE METIDE OF LIBERTAL CONTRACTOR (100m) (100m)		
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	firder Notification Cod Date	The second secon	TO SERVICE AND DESCRIPTION OF THE PROPERTY OF
Order Notification Start Date	COLOR PROGRAMMA CALLADAM		
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I NA	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		7.5.4
This	response reflects whether the individual or his/	ier unit has received early notification to report for active	dutv 1
FIRST TESTIFICATION OF THE PROPERTY OF THE PRO			

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Mary M. Snavely-Dixon, Director

Department of Defense - Manpower Data Center

Mary M. Lnevely-Diston

4800 Mark Center Drive, Suite 04E25

Arlington, VA 22350

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BEING KNOWN AS: 1422-1424 ORANGE STREET, BERWICK, PENNSYLVANIA 18603

TAX I.D. #: 04D-08-167-01-000

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#### BEING THE SAME PREMISES WHICH

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REAL DEBT: \$60,726.31

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McCabe, Wesiberg and Conway, P.C. 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

## LAW OFFICES McCABE, WEISBERG & CONWAY, P.C.

SUITE 210 145 HUGUENOT STREET NEW ROCHELLE, NY 10801 (914)-636-8900 FAX (914) 636-8901

SUITE 201 216 HADDON AVENUE WESTMONT, NJ 08108 (856) 858-7080 FAX (856) 858-7020 SUITE 1400 123 SOUTH BROAD STREET PHILADELPHIA, I'A 19109 (215) 790-1010 FAX (215) 790-1274 SUTTB2S09 I HUNTINGTON QUADRANGLF MELVILLE, NY 11747 (631) 812-4084 FAX: (855) 845-2584

SUITE 130
DELAWARE CORPORATE CENTER I
ONE RIGHTER PARKWAY
WILMINGTON, DE 19803
(302) 409-3520
FAX 855-425-1980

Sheriff's Office Columbia County Courthouse 35 West Main Street Bloomsburg, Pennsylvania 17815

Re: Live Well Financial, Inc vs. Charles J. Hubbard

Columbia County, Number 2015-CV-712

Premises: 1422-1424 Orange Street, Berwick, Pennsylvania 18603

Dear Sir or Madam:

Please be advised that our office will serve Charles J. Hubbard by process server and file an affidavit of service upon completion.

\*\*Kindly post the handbill to the property address: 1422-1424 Orange Street, Berwick, Pennsylvania 18603.

Very truly yours,

Kimberly McDevitt, Legal Assistant McCabe, Weisberg and Conway, P.C.

/kmt Enclosures

#### SHORT DESCRIPTION

All that certain piece or parcel or Tract of land situate Borough of Berwick, Columbia County, Pennsylvania, and being known as 1422-1424 Orange Street, Berwick, Pennsylvania 18603.

TAX MAP AND PARCEL NUMBER:04D-08-167-01-000

THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$60,726.31

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Charles J. Hubbard

McCabe, Weisberg and Conway, P.C. 123 South Broad Street, Suite 1400 Philadelphia, PA 19109

## McCABE, WEISBERG & CONWAY, P.C.

TERRENCE J. McCABE, ESQUIRE - ID # 16496 BY: MARC S. WEISBERG, ESQUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - ID # 34419 ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009 HEIDI R. SPIVAK, ESQUIRE - ID # 74770 MARISA J. COHEN, ESQUIRE - ID # 87830 CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480 BRIAN T. LAMANNA, ESQUIRE - 1D # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421

JACOB M. OTTLEY, ESQUIRE - ID # 319404 123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109

(215) 790-1010

Live Well Financial, Inc Plaintiff

v

Charles J. Hubbard

Defendant

COURT OF COMMON PLEAS COLUMBIA COUNTY

Number 2015-CV-712

Sheriff of Columbia County TO: Columbia County Courthouse 35 West Main Street Bloomsburg, Pennsylvania 17815

SIR OR MADAM:

There will be placed in your hands for service a Writ (Order) of Execution in the above-captioned matter.

## INSTRUCTIONS

You are hereby directed to post, levy upon, and sell the property described as follows:

1422-1424 Orange Street, Berwick, Pennsylvania 18603

(more fully described as attached)

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

Charles J. Hubbard 1422-1424 Orange Street Berwick, Pennsylvania 18603

## 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 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.

McCABE, WEISBERG & CONWAY, P.C. [ ] Marc S. Weisberg, Esq. [ ] Terrence L McCabe, Esa. 1 Margaret Gairo, Esq. [ ] Edward D. Conway, Esq. [ ] Heidi R. Spivak, Esq. [ ] Andrew L. Markowitz, Esq.: [ ] Christine L. Graham, Esq. [ ] Marisa J. Cohen, Esq. [ ] Ann E. Swartz, Esq. [ ] Brian T. LaManna, Esq. [ ] Joseph I. Foley, Esq. [(X) Joseph F. Riga, Esq. [ ] Lena Kravets, Esq. [ ] Celine P. DerKrikorian, Esq.

[ ] Jacob M. Ottley, Esq. Attorneys for Plaintiff

#### McCABE, WEISBERG & CONWAY, P.C. TERRENCE J. McCABE, ESQUIRE - ID # 16496 MARC S. WEISBERG, ESQUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - ID # 34419 ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009 HEIDI R. SPIVAK, ESQUIRE - ID # 74770 MARISA J. COHEN, ESQUIRE - 1D # 87830 CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480 BRIAN T, LAMANNA, ESQUIRE - ID # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421 JACOB M. OTTLEY, ESQUIRE - ID # 319404 123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109 (215) 790-1010 COURT OF COMMON PLEAS Live Well Financial, Inc COLUMBIA COUNTY Plaintiff ٧. Charles J. Hubbard Number 2015-CV-712 Defendant Sheriff of Columbia County TO: Columbia County Courthouse 35 West Main Street Bloomsburg, Pennsylvania 17815 SIR OR MADAM: There will be placed in your hands for service a Writ (Order) of Execution in the above-captioned matter. INSTRUCTIONS You are hereby directed to post, levy upon, and sell the property described as follows: 1422-1424 Orange Street, Berwick, Pennsylvania 18603 (more fully described as attached) The parties to be served and their proper addresses are as follows: Charles J. Hubbard 1422-1424 Orange Street Berwick, Pennsylvania 18603 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 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. McCABE, WEISBERG & CONWAY, P.C. BY: [ ] Terrence J. McCabe, Esq. [ LMarc S. Weisberg, Esq. ) Margaret Gairo, Esq. [ ] Edward D. Conway, Esq. [ ] Heidi R. Spivak, Esq. [ ] Andrew L. Markowitz, Esq." [ ] Christine L. Graham, Esq. [ ] Marisa J. Cohen, Esq. [ ] Ann E. Swartz, Esq. | | Brian T. LaManna, Esq. [ ] Joseph I. Foley, Esq. [X] Joseph F. Riga, Esq.

Celine P. DerKrikorian, Esq.

[ ] Jacob M. Ottley, Esq. Attorneys for Plaintiff

[ ] Lena Kravets, Esq.

**Print Your Documents** Page 1 of 1

Columbia County Columbia County Sheriff 35 West Main Street PO Box 380

Bloomsburg PA 17815



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

Attorneys for Plaintiff

## McCABE, WEISBERG & CONWAY, P.C.

TERRENCE J. McCABE, ESQUIRE - ID # 16496 BY: MARC'S WEISBERG, ESOUIRE - ID # 17616 EDWARD D. CONWAY, ESQUIRE - ID # 34687 MARGARET GAIRO, ESQUIRE - 1D # 34419 ANDREW L. MARKOWITZ, ESQUIRE - ID # 28009 HEIDI R. SPIVAK, ESOUIRE - ID # 74770 MARISA J. COHEN, ESQUIRE - ID # 87830 CHRISTINE L. GRAHAM, ESQUIRE - ID # 309480 BRIAN T. LAMANNA, ESQUIRE - ID # 310321 ANN E. SWARTZ, ESQUIRE - ID # 201926 JOSEPH F. RIGA, ESQUIRE - ID # 57716 JOSEPH I. FOLEY, ESQUIRE - ID # 314675 CELINE P. DERKRIKORIAN, ESQUIRE - ID # 313673 LENA KRAVETS, ESQUIRE - ID # 316421 JACOB M. OTTLEY, ESQUIRE - ID # 319404

123 South Broad Street, Suite 1400 Philadelphia, Pennsylvania 19109 (215) 790-1010

#### CIVIL ACTION LAW

Live Well Financial, Inc	COURT OF COMMON PLEAS COLUMBIA COUNTY
v.	
Charles J. Hubbard	Number 2015-CV-712

## NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

Charles J. Hubbard 1422-1424 Orange Street Berwick, Pennsylvania 18603

Your house (real estate) at 1422-1424 Orange Street, Berwick, Pennsylvania 18603 is scheduled to be sold at Sheriff's Sale on Nov. 47 2015 at 9700 a.m. in the Sheriff's Office of the Columbia County Courthouse, Main Street, Bloomsburg, Pennsylvania 17815 to enforce the court judgment of \$60,726.31 obtained by Live Well Financial, Inc 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 canceled if you pay to Live Well Financial, Inc the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
- 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.
- 3. 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 the following notice on how to obtain an attorney.)

Document	Receipt

Trans# 6227 Carrier / service: USPS Server First-Class Mail® 9/8/2015 12:00:00 AM

Ship to:

UNITED STATE OF AMERICA DEPT OF JUSTICE ROOM

4400

950 PENNSYLVANIA AVE NW

DC 20530

Tracking #: 71901140006000062197

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UNITED STATE OF AMERICA DEPT OF JUSTICE ROOM

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950 PENNSYLVANIA AVE NW Tracking #: 71901140006000062197

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WASHINGTON DC 20530

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UNITED STATE OF AMERICA U.S. DEPT OF JUTISCE ROOM 5111

950 PENNSYLVANIA AVENUE NW Tracking #: 71901140006000062180

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WASHINGTON DC 20530

Document F	Receipt
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Trans # 6225 Carrier / service: USPS Server First-Class Mail® 9/8/2015 12:00:00 AM

Ship to:

UNITED STATES OF AMERICA MIDDLE DISTRICT OF PA

WILLIAM J. NEALSON FED BLDG Tracking #: 71901140006000062173

235 NWASHINGTON AVENUE SUITE Doc Ref #: 2015ED116

SCRANTON PA 18503 Postage 5.1300

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BUREAR OF COMPLIANCE

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6224

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DEPT OF REVENUE

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Ship to:

DEPT OF PUBLIC WELFARE TPL CASUALTY UNIT ESTATE

WILLOW OAK BUILDING Tracking #: 71901140006000062159

P.O. BOX 8486 Doc Ref #: 2015ED116

HARRISBURG PA 17105 Postage 5.1300

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Document Receipt

Trans # 6222 Carrier / service: USPS Server First-Class Mail® 9/8/2015 12:00:00 AM

Ship to:

COMMON OF PAITAX DIVISION

INDIVIDUAL TAX

6TH FLOOR STRAWBERRY SQUARE

Tracking #;

DEPT#280601

Doc Ref #: 2015ED116

HARRISBURG PA 17128

5.1300

71901140006000062142

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Ship to:

COMMON OF PENNA INHERITANCE TAX OFFICE

110 NORTH 8TH STREET Tracking #: 71901140006000062135

SUITE #204 Doc Ref #: 2015ED116 5.1300

Postage PHILADELPHIA PA 19107

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Ship to:

COMMON OF PENNA DEPT OF PUBLIC WELFARE

P.O. BOX 2675 ATTN: DAN RICHARD Tracking #: 71901140006000062128

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HARRISBURG PA 17105

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WASHINGTON DC 20410

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SECREATARY OF HOUSING

451 SEVENTH STREET SW Tracking #: 71901140006000062111

Doc Ref#: 2015ED116

Postage 5.1300

WASHINGTON DC 20410

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P.O. BOX 1	062		Tracking Doc Re	•	00621 <b>0</b> 4

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5.1300

MOON PA 15108 TOWNSHIP

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6217

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MICHAELS, LOUIS AND ASSOC

712 DARBY ROAD

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71901140006000062098

P.O. BOX 20

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2015ED116

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HAVERTOWN

PA 19083

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INTERNAL REVENUE SERVICE TECHNICAL SUPPORT GROUP

600 ARCH STREET ROOM 3259 71901140006000062081 Tracking #:

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PHILADELPHIA PA 19106 Print Your Documents Page 1 of 1

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Ship to:

PHILADELPHIA DISTRICT OFFICE US SMALL BUSINESS

ADMINISTRATION

900 MARKET STREET 5TH FLOOR Tracking #: 71901140006000062074

ROBERT N.C. NIX FEDERAL BUILDING Doc Ref #: 2015ED116
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PHILADELPHIA PA 19107

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OFFICE OF F.A.I.R DEPARTMENT OF PUBLIC WELFARE

PO BOX 8016 Tracking #: 71901140006000062067

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OFFICE OF F.A.I.R. DEPARTMENT OF PUBLIC

WELFARE

PO BOX 8016 Tracking #: 71901140006000062067

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Document Receipt

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Ship to:

DEPARTMENT OF REVENUE COMMONWEALTH OF PA

DEPARTMENT 281230 Tracking #. 71901140006000062050

Doc Ref#: 2015ED116

Postage 5.1300

HARRISBURG PA 17128

# McCABE, WEISBERG & CONWAY, P.C. ATTORNEYS AT LAW

123 S. BROAD STREET SUITE 1400 PHILADELPHIA, PA 19109 (215) 790-1010

3-50/310

NO 107260

PAY: One thousand three hundred fifty and NO/100

DATE

09/01/2015

AMOUNT \$1,350.00

TO THE

Sheriff of Columbia County

ORDER

PA

OF

Shield

ESCROW TRUST VOID AFTER 90 DAYS

Listing Prop for Sheriff Sale(14-104360) - Hubbard, Charles

# 10 ? 250 # 1:0 3 1000 50 3 1: 20000 1 24 300 2 2 #