COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

BAYVIEW LOAN SERVICING VS	RAN	DY BARDO, D	DECEASED
NO. 151-2015 ED	NO.	986-2015	JD
DATE/TIME OF SALE: APRIL 6, 2016	@ 9:0	00 AM	
BID PRICE (INCLUDES COST)	\$	3650.15 53.00	
POUNDAGE – 2% OF BID	\$	₹3,00	
TRANSFER TAX – 2% OF FAIR MKT	\$	<u> </u>	
MISC. COSTS	\$		
TOTAL AMOUNT NEEDED TO PURCHA	ASE		\$ 2703,15
PURCHASER(S):			
ADDRESS:	··		
NAMES(S) ON DEED:		<u>></u>	•
PURCHASER(S) SIGNATURE(S)		5,6	Bayview Loan Servez
TOTAL DUE:			\$ 2703,15 \$ 1350,00
LESS DEPOSIT:			\$ 1350,00
DOWN PAYMENT:			\$
TOTAL DUE IN 8 DA	AYS		s_1353,15

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

Plaintiff

BAYVIEW LOAN SERVICING, LLC, A **DELAWARE LLC**

Defendant

DECEASED RANDY BARDO JOSEPH BARDO **BRENDA BARDO** FRANKLIN BARDO **BONNIE WATERS BARBARA BROWN** DEBORAH OROURKE

SIS DEFRAIN CHARLENE HESS RICKEY BOUDMAN

DIXIE LEE BARDO

Attorney for the Plaintiff:

MCGRATH MC CALL P.C. **401 LIBERTY AVENUE STE 1375** THREE GATEWAY CENTER PITTSBURGH, PA 15222

Sheriff's Sale Date:

Wednesday, April 6, 2016

Writ of Execution No.: 2015CV986 Advance Sheriff Costs: \$1,350.00

Location of the real estate: 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17846

Sheriff Costs

	Total Sheriff Costs	\$2,582.15
Surcharge		\$260.00
Tax Claim Search		\$5.00
Notary Fee		\$60.00
Copies		\$12.50
Distribution Form		\$25.00
Service Mileage		\$12.00
Service		\$375.00
Web Posting		\$100.00
Transfer Tax Form		\$25.00
Solicitor Services		\$100.00
Sheriff's Deed		\$35.00
Sheriff Automation Fund		\$50.00
Prothonotary, Acknowledge Deed		\$10.00
Press Enterprise Inc.		\$1,395.15
Posting Handbill		\$15.00
Mailing Costs		\$30.00
Levy		\$1 5.00
Docketing		\$1 5.00
Crying Sale		\$10.00
Advertising Sale Bills & Copies		\$17.50
Advertising Sale (Newspaper)		\$15.00

Distribution Costs

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

Location of the real estate: 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17846

Distribution Costs

Recording Fees			\$68.00
		Total Distribution Costs	\$68.00
· v.=	 	······································	
		Grand Total:	\$2,650.15

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



Preston D. Jaquish, Esquire pjaquish@lenderlaw.com

April 7, 2016

VIA FEDERAL EXPRESS

Sheriff of Columbia County Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

Re: Bayview Loan Servicing, LLC v. Bonnie L. Waters, et al.

Case No. 2015-CV-986

Dear Sir or Madam:

As you know, this law firm represents Bayview Loan Servicing, LLC in connection with the above-referenced matter. In this regard, Bayview Loan Servicing, LLC was the successful bidder in the amount of \$2,650.15 at the April 6, 2016, Sheriff's Sale. Please have a Sheriff's Deed prepared with the following information:

Grantee: Bayview Loan Servicing, LLC

Grantee's address: 4425 Ponce De Leon Boulevard, 5th Floor

Coral Gables, FL 33146

Enclosed please find a Realty Transfer Tax Statement of Value in duplicate, a check in the amount of \$1,353.15 made payable to the "Sheriff of Columbia County" and a check in the amount of \$67.00 made payable to the "Recorder of Deeds" for recording of the Deed. After the Sheriff's Deed has been recorded, please have the Deed forwarded to my attention in the enclosed self-addressed stamped envelope. Thank you for your assistance with this matter. If you have any questions, please do not hesitate to contact me.

Very truly yours.

Preston D. Jaquish

PDJ/bak Enclosures

w:\wpdata\bayview\bardo\correspondence\160407.ltr.sherifl.doc



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

REALTY TRANSFER TAX STATEMENT OF VALUE

See reverse for instructions.

I	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. CORRESPONDENT - All inquiries may be directed to the following person: Name Preston D. Jaquish, Esquire - McGrath McCall, P.C. Mailing Address Three Gateway Center, Suite 1375, 401 Liberty Avenue City Pittsburgh City Pittsburgh PA 15222				
Three Gateway Center, Suite 1375, 401 Liberty Avenue Pittsburgh PA 15222				
D TRANCED DATA	e 			
B. TRANSFER DATA				
Date of Acceptance of Document 04 / 07 / 2016				
Grantor(s)/Lessor(s) Telephone Number: Grantee(s)/Lessee(s) Telephone Number				
Sheriff of Columbia County (570) 389-5622 Bayview Loan Servicing, LLC (305) 646-396	(305) 646-3961			
Mailing Address Mailing Address				
35 West Main Street 4425 Ponce De Leon Boulevard				
City City	ie.			
Diodrisburg				
C. REAL ESTATE LOCATION Street Address City, Township, Borough				
Street Address 1778 Millville Road City, Township, Borough Bloomsburg, PA 17815				
County School District Tax Parcel Number				
Columbia Bloomsburg Area 21-18-00900000				
D. VALUATION DATA				
Was transaction part of an assignment or relocation?				
1. Actual Cash Consideration 2. Other Consideration 3. Total Consideration	ital Consideration			
2,650.15 +0.00 = 2,650.15	= 2,650.15			
4. County Assessed Value 5. Common Level Ratio Factor 6. Fair Market Value				
16,741.00 \times 3.60 $=$ 60,267.60				
E. EXEMPTION DATA - Refer to instructions for exemption status.				
1a. Amount of Exemption Claimed \$ 60,267.60 1b. Percentage of Grantor's Interest in Real Estate \$ 1c. Percentage of Grantor's Interest Convolution 100.00 100.00 100.00 100.00	eyed			
2. Check Appropriate Box Below for Exemption Claimed.				
☐ Will or intestate succession. (Name of Decedent) (Estate File Number)				
المونون المرابع المراب				
Transfer from a trust. Date of transfer into the trust If trust was amended attach a copy of original and amended trust.				
, ,				
☐ Transfer between principal and agent/straw party. (Attach complete copy of agency/straw party agreement.) ☐ Transfers to the commonwealth, the U.S. and instrumentalities by gift, dedication, condemnation or in lieu of condemnation or in lieu or				
tion. (If condemnation or in lieu of condemnation, attach copy of resolution.) Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of mortgage and note/assignment.)				
The second secon				
The state of the s				
Other (Please explain exemption claimed.) Transfer pursuant to a judicial sale in which the successful bidder bona fide holder of a mortgage (72 P.S. Section 8102-C.3 [16]). Please find attached copy of Mortgage.				
Under penalties of law, I declare that I have examined this statement, including accompanying information, a to the best of my knowledge and belief, it is true, correct and complete.	nd			
Signature of Correspondent or Responsible Party Date				
	6			

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

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC.

Plaintiff,

VS.

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

CIVIL DIVISION

NO.: 2015-CV-986

2015-ED-151

TYPE OF PLEADING:

AFFIDAVIT PURSUANT TO RULE 3129.1

FILED ON BEHALF OF:

BAYVIEW LOAN SERVICING, LLC, Plaintiff

COUNSEL OF RECORD FOR THIS PARTY:

Preston D. Jaquish, Esquire PA I.D. No. 316463

McGRATH McCALL, P.C. Three Gateway Center 401 Liberty Avenue, Suite 1375 Pittsburgh, PA 15222

TELEPHONE: (412) 281-4333 FACSIMILE: (412) 281-2141

FIRM NO.: 025

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC, CIVIL DIVISION

Plaintiff, NO.: 2015-CV-986

vs. 2015-ED-151

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

AFFIDAVIT PURSUANT TO RULE 3129.1

COMMONWEALTH OF PENNSYLVANIA	}	
	}	SS:
COUNTY OF ALLEGHENY	}	

Bayview Loan Servicing, LLC, Plaintiff in the above action, sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property of Defendants, Bonnie J. Waters, Sis Defrain, Franklin J. Bardo, Deborah A. O'Rourke, Barbara K. Brown, Brenda L. Bardo, Charlene M. Hess, Rickey L. Boudman, Joseph R. Bardo, Dixie Lee Bardo, and Ali the Unknown Heirs of Randy L. Bardo, located at 1778 Millville Road, Bloomsburg, Pennsylvania 17815, is more fully described as follows:

Tract No. 1:

ALL that certain piece, parcel or tract of land situate in Madison Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

On the North by lands formerly of Larue Thomas, now or formerly of Richard Thomas; on the East by Little Fishing Creek; on the South by lands now or formerly of Bruce Gordner, and on the West by State Highway leading from Millville to Bloomsburg.

BEING the same premises granted and conveyed by Clara F. Thomas, Widow, to William C. Kramer and Helen Kramer, his wife, by deed dated January 21, 1963 and recorded in Columbia County Deed Book 217 Page 171.

See Quit Claim Deed from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh, his wife, dated October 15, 1982 and recorded in Columbia County Record Book 311, Page 30 and correctional quit claim Deed dated January 13, 1983 from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh and recorded in Columbia County Record Book 313, Page 1075. By these Quit Claim Deeds, grantors release any right, title or interest that they may have in premises described herein, specifically including the portion of the premises which extends, thirty-three feet in width, along the length of the eastern line of said premises.

Tract No. 2:

ALL that certain piece, parcel and tract of land situate in the Township of Hemlock, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at an iron pin on the eastern side of State Highway Route No. 42 and in line of other lands now or late of the Grantees:

THENCE by the latter, North 41 degrees 20 minutes East 140 feet, more or less, to the western side of Little Fishing Creek;

THENCE along the western side of Little Fishing Creek in a southerly direction 60 feet, more or less, to a point in other lands now or late of the Grantor;

THENCE by the same, South 41 degrees 20 minutes West, 140 feet, more or less, to the eastern side of the aforementioned State Highway;

THENCE by the same North 39 degrees, 30 minutes West, 60 feet to the place of beginning.

HAVING erected thereon a dwelling known as 1778 Millville Road, Bloomsburg, Pennsylvania 17815 and identified as Parcel I.D. No. 21-18-00900000.

BEING the same premises which Helen Kramer, Widow, by Deed dated October 5, 1999 and recorded with the Recorder of Deeds Office of Columbia County, Pennsylvania on November 5, 1999 at Instrument No. 199910376, granted and conveyed unto Randy L. Bardo and Sandra F. Bardo, his wife, as Tenants by the Entireties. On August 7, 2005, Sandra F. Bardo died and title vested solely in Randy L. Bardo. On May 30, 2014, Randy L. Bardo died, and by operation of law, his interest in the Mortgaged Premises vested with the intestate heirs.

1. The name and address of the owner or reputed owner:

Bonnie L. Waters 220 Price Street Bloomsburg, PA 17815

Deborah A. O'Rourke 237 Price Street Bloomsburg, PA 17815

Charlene M. Hess 35 Roberts Grove Road Orangeville, PA 17859

Dixie Lee Bardo 218 W. 9th Street Bloomsburg, PA 17815

Sis Defrain 11 Haskell Lane Nescopeck, PA 18635

Barbara K. Brown 235 Price Street Bloomsburg, PA 17815

63 Buck Road Orangeville, PA 17859

Rickey L. Boudman

All the Unknown Heirs of Randy L. Bardo 1778 Millville Road Bloomsburg, PA 17815

Franklin J. Bardo 240 Price Street

Bloomsburg, PA 17815

Brenda L. Bardo 17 Flick Drive Bloomsburg, PA 17815

Joseph R. Bardo 1778 Millville Road Bloomsburg, PA 17815

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

Bonnie L. Waters 220 Price Street

Bloomsburg, PA 17815

Deborah A. O'Rourke 237 Price Street Bloomsburg, PA 17815

Charlene M. Hess 35 Roberts Grove Road Orangeville, PA 17859

Dixie Lee Bardo 218 W. 9th Street Bloomsburg, PA 17815 Sis Defrain 11 Haskell Lane Nescopeck, PA 18635

Barbara K. Brown 235 Price Street Bloomsburg, PA 17815

Rickey L. Boudman 63 Buck Road Orangeville, PA 17859

All the Unknown Heirs of Randy L. Bardo 1778 Millville Road Bloomsburg, PA 17815

Franklin J. Bardo 240 Price Street

Bloomsburg, PA 17815

Brenda L. Bardo 17 Flick Drive

Bloomsburg, PA 17815

Joseph R. Bardo 1778 Millville Road Bloomsburg, PA 17815

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

BAYVIEW LOAN SERVICING, LLC [PLAINTIFF]

Equable Ascent Financial, LLC 1120 W. Lake Cook Road, Suite B Buffalo Grove, IL 60089

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

BAYVIEW LOAN SERVICING, LLC [PLAINTIFF]

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

[NONE]

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

Columbia County Treasurer's Office Columbia County Courthouse 11 West Main Street Bloomsburg, PA 17815

Columbia County Tax Claim Bureau Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

Berwick Area Joint Sewer Authority 1108 Freas Avenue Berwick, PA 18603

Madison Township P.O. Box 620 136 Morehead Avenue Millville, PA 17846

Hemlock Township 26 Firehall Road Bloomsburg, PA 17815 Connie Crawford, Tax Collector Madison Township 2227 Valley Road Bloomsburg, PA 17815

Columbia County Assessment and Tax Claim Bureau 11 West Main Street Main Street County Annex Bloomsburg, PA 17815

Bloomsburg Area School District 728 East Fifth Street Bloomsburg, PA 17815

Denise D. Ottaviani, Tax Collector Hemlock Township 116 Frosty Valley Road Bloomsburg, PA 17815

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

Tenant/Occupant 1778 Millville Road Bloomsburg, PA 17815

Pennsylvania Department of Revenue Bureau of Individual Taxes Inheritance Tax Division P.O. Box 280601 Harrisburg, PA 17128-0601 Commonwealth of Pennsylvania Department of Revenue Bureau of Compliance Lien Section P.O. Box 280948 Harrisburg, PA 17128-0946

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

Preston D. Jaquish, Esquire

PA I.D. No.: 316463 Three Gateway Center

401 Liberty Avenue, Suite 1375

Pittsburgh, PA 15222 Attorney for Plaintiff

SWORN TO AND SUBSCRIBED BEFORE ME THIS

DAY OF NOVEMBER 2015.

NOTARY PUBLIC

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL
Beth A. Kohnen, Notary Public
City of Pittsburgh, Allegheny County
My Commission Expires Aug. 1, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

BAYVIEW LOAN SERVICING VS R	ANDY BARDO, DE	CEASED
NO. 151-2015 ED NO	O. 986-2015	1D
DATE/TIME OF SALE: APRIL 6, 2016 @	9:00 AM	
BID PRICE (INCLUDES COST) \$	2650.15 53,00	
POUNDAGE – 2% OF BID \$	53,∞	
TRANSFER TAX - 2% OF FAIR MKT \$		
MISC. COSTS \$		_
TOTAL AMOUNT NEEDED TO PURCHAS	E :	\$ 2703,15
PURCHASER(S):		
ADDRESS:		
NAMES(S) ON DEED:	<u> </u>	
PURCHASER(S) SIGNATURE(S)	3,6	Bayvee Loan Samaz a
TOTAL DUE:	Ş	5 <u>703,15</u> 5 <u>1350,00</u>
LESS DEPOSIT:	9	1350,00
DOWN PAYMENT:	g	<u> </u>
TOTAL DUE IN 8 DAY	YS S	1353,15

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

<u>Plaintiff</u>

BAYVIEW LOAN SERVICING, LLC, A **DELAWARE LLC**

VS.

Defendant

DECEASED RANDY BARDO JOSEPH BARDO BRENDA BARDO FRANKLIN BARDO **BONNIE WATERS** BARBARA BROWN DEBORAH OROURKE SIS DEFRAIN **CHARLENE HESS** RICKEY BOUDMAN DIXIE LEE BARDO

Attorney for the Plaintiff:

MCGRATH MC CALL P.C. **401 LIBERTY AVENUE STE 1375** THREE GATEWAY CENTER PITTSBURGH, PA 15222

Sheriff's Sale Date:

Total Sheriff Costs

Wednesday, April 6, 2016

\$2,582.15

Writ of Execution No.: 2015CV986 Advance Sheriff Costs: \$1,350,00

Location of the real estate: 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17846

Sheriff Costs

Advertising Sale (Neuropage)	
Advertising Sale (Newspaper)	\$15.00
Advertising Sale Bills & Copies	\$17.50
Crying Sale	\$10.00
Docketing	\$15.00
Levy	\$15.00
Mailing Costs	\$30.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,395.15
Prothonotary, Acknowledge Deed	\$10.00
Sheriff Automation Fund	\$50.00
Sheriff's Deed	\$35.00
Solicitor Services	\$100.00
Transfer Tax Form	\$25.00
Web Posting	\$100.00
Service	\$375.00
Service Mileage	\$12.00
Distribution Form	\$25.00
Copies	\$12.50
Notary Fee	\$60.00
Tax Claim Search	\$5.00
Surcharge	\$260.00

Distribution Costs

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

Location of the real estate: 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17846

Distribution Costs

Recording Fees \$68.00

Total Distribution Costs \$68.00

Grand Total:

\$2,650.15

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

McGRATH McCALL, P.C. THREE GATEWAY CENTER 401 LIBERTY AVENUE STE 1375 PITTSBURGH, PA 15222-2102 PAY ORDER OF MOUNT OF AMOUNT OF THE MOUNT OF THE M	37419 4-7-16 8-9/430 602 10-0HECK AMMOR 10-0HIS \$ 1,353 = 1000 15 1000
PNCBANK PNC	
The state of the s	A STATE OF THE PARTY OF THE PAR

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SHERIFF'S SALE COST SHEET

	vs. Dardo
NOED NO	JD_DATE/TIME OF SALE
DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$375,00
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ 30,60
ADVERTISING SALE BILLS & COP	
ADVERTISING SALE (NEWSPAPER	
MILEAGE	\$/2,00
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00 _
COPIES	\$/ Q ,50
NOTARY	\$ 60,00
TOTAL ******	*********** \$ <u>660</u> ,00
WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	s <u>/395,15</u>
SOLICITOR'S SERVICES	\$100.00
TOTAL ******	********** \$ <u>1645,15</u>
PROTHONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ 68,00
TOTAL ******	*********** \$ 78,60
REAL ESTATE TAXES:	
BORO, TWP & COUNTY 20_	
SCHOOL DIST. 20_	- \$
DELINQUENT 20_	\$ <u>\(\sigma\),\(\phi\)</u> ************ \(\sigma\),\(\phi\)
	
MUNICIPAL FEES DUE:	
SEWER 20	\$
WATER 20	
TOTAL ******	\$ \$ ********** \$_ 260,00 \$
SURCHARGE FEE (DSTE)	s 260.00
MISC.	\$_ \$
	dy
TOTAL ******	5_ ************ \$
TOTAL COSTS	(OPENING BID) S <u>D650.15</u>



Beth A. Kohnen, Paralegal bkohnen@lenderlaw.com

February 16, 2016

Sheriff of Columbia County Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

Re: Bayview Loan Servicing, LLC v. Bonnie L. Waters, et al. Case No. 2015-CV-986

Dear Sir or Madam:

Enclosed please find:

- 1. An original Affidavit of Service pursuant to Rule 3129.2 for filing and extra copies of the coversheet for time-stamping; and
- 2. A self-addressed stamped envelope.

After the Affidavit is filed, kindly time-stamp the extra coversheets and return to me in the envelope provided. Thank you for your assistance in this matter. If you should have any questions with regard to the foregoing, please do not hesitate to give me a call.

Very truly yours,

Beth A. Kohnen Paralegal

/bak Enclosures

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

.C, CIVIL DIVISION

Plaintiff,

VS.

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Scheduled Sheriff's Sale Date:

NO.: 2015-CV-986

April 6, 2016

TYPE OF PLEADING:

Pa. R.C.P. RULE 3129.2(c) AFFIDAVIT OF SERVICE AS TO DEFENDANT/OWNER, LIENHOLDERS AND PARTIES IN INTEREST

Defendants.

FILED ON BEHALF OF:

BAYVIEW LOAN SERVICING, LLC, Plaintiff

COUNSEL OF RECORD FOR THIS PARTY:

Preston D. Jaquish, Esquire PA I.D. 316463

McGRATH McCALL, P.C. Three Gateway Center 401 Liberty Avenue, Suite 1375 Pittsburgh, Pennsylvania 15222

TELEPHONE: (412) 281-4333 FACSIMILE: (412) 281-2141

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff,

NO.: 2015-CV-986

VS.

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

Scheduled Sheriff's Sale Date: April 6, 2016

TYPE OF PLEADING:

Pa. R.C.P. RULE 3129.2(c) AFFIDAVIT OF SERVICE AS TO DEFENDANT/OWNER, LIENHOLDERS AND PARTIES IN INTEREST

FILED ON BEHALF OF:

BAYVIEW LOAN SERVICING, LLC, Plaintiff

COUNSEL OF RECORD FOR THIS PARTY:

Preston D. Jaquish, Esquire PA I.D. 316463

McGRATH McCALL, P.C. Three Gateway Center 401 Liberty Avenue, Suite 1375 Pittsburgh, Pennsylvania 15222

TELEPHONE: (412) 281-4333 FACSIMILE: (412) 281-2141



Beth A. Kohnen, Paralegal bkohnen@lenderlaw.com

February 4, 2016

Sheriff of Columbia County Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

Re: Bayview Loan Servicing, LLC v. Randy L. Bardo

Case No. 2015-CV-986

Dear Sir or Madam:

As you know, this office represents the Plaintiff, Bayview Loan Servicing, LLC in connection with the above-referenced matter. Enclosed, please find a Certificate of Filing of the Notice of Continued Sheriff's Sale for filing. After the Certificate is filed, please return a time-stamped copy in the enclosed envelope.

Thank you for your assistance in this matter. If you should have any questions with regard to the foregoing, please do not hesitate to give me a call.

Very truly yours

Beth A. Kohnen

/bak

Enclosure

w:\wpdata\bayview\bardo\correspondence\160204.ltr.shcriff.doc

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff,

NO.: 2015-CV-986

VS.

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

CERTIFICATE OF FILING

On the 34th day of January, 2016, a copy of the Notice of Continued

Sheriff's Sale postponing the original sale from February 17, 2016 to April 6, 2016, was filed with the Prothonotary's Office.

McGRATH McCALL, P.C.

By:

Preston D. Jaquish, Esquire

PA I.D. No. 316463

Attorneys for Plaintiff

Three Gateway Center, Suite 1375

401 Liberty Avenue

Pittsburgh, PA 15222

Telephone: (412) 281-4333

Facsimile: (412) 281-2141

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff,

NO.: 2015-CV-986

VS.

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

CERTIFICATE OF FILING

On the 34 day of Jonuacy, 2016, a copy of the Notice of Continued

Sheriff's Sale postponing the original sale from February 17, 2016 to April 6, 2016, was filed with the Prothonotary's Office.

McGRATH McCALL, P.C.

By:

Preston D. Jaquish, Esquire

PA I.D. No. 316463 Attorneys for Plaintiff

Three Gateway Center, Suite 1375

401 Liberty Avenue

Pittsburgh, PA 15222 Telephone: (412) 281-4333

Facsimile: (412) 281-2141



Three Gateway Center, 401 Liberty Avenue, Suite 1375 Pittsburgh, Pennsylvania 15222 Phone 412.281.4333 Fax 412.281.2141

FAX TRANSMITTAL

DATE: January 29, 2016 TO: The Sheriff of Columbia County FAX: (570) 389-5625 SENDER: Beth A. Kohnen, Paralegal E-MAIL: bkohnen@lenderlaw.com 2 pages including this cover page. Please contact the sender if you do not receive all of the pages. We are sending

Re: Bayview Loan Servicing, LLC v. Randy L. Bardo

Case No. 2015-CV-986

Postponement of 2/17/16 Sheriff's Sale to April 6, 2016

THE INFORMATION CONTAINED IN THIS FACSIMILE MESSAGE IS INTENDED ONLY FOR THE PERSONAL AND CONFIDENTIAL USE OF THE DESIGNATED RECIPIENT(S) IDENTIFIED ABOVE. THIS MESSAGE MAY BE AN ATTORNEY-CLIENT COMMUNICATION AND, AS SUCH, IS PRIVILEGED AND CONFIDENTIAL. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT OR AN AGENT RESPONSIBLE FOR DELIVERING THIS MESSAGE TO THE INTENDED RECIPIENT, YOU ARE HEREBY NOTIFIED THAT YOU HAVE RECEIVED THIS DOCUMENT IN ERROR AND THAT ANY REVIEW, DISSEMINATION, DISTRIBUTION OR COPYING OF THIS MESSAGE IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE IMMEDIATELY NOTIFY US BY TELEPHONE AND RETURN THIS ORIGINAL MESSAGE TO US BY U.S. MAIL.



www.lenderlaw.com

Presson D. Jaquish, Esquire piaquish@lenderlaw.com

January 28, 2016

VIA FACSIMILE

Sheriff of Columbia County Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

Re: Bayview Loan Servicing, LLC v. Randy L. Bardo

Case No. 2015-CV-986

Dear Sir or Madam:

As you know, this office represents the Plaintiff, Bayview Loan Servicing, LLC in connection with the above-referenced matter. This letter shall serve as our request to postpone the Sheriff's Sale scheduled for February 17, 2016 to April 6, 2016. Please announce to those in attendance at the February Sale that the sale has been postponed to April 6, 2016.

Thank you for your assistance in this matter. If you should have any questions with regard to the foregoing, please do not hesitate to give me a call.

Very truly yours.

Preston D. Jaquish

PDJ/bak

w:\wpdata\bayview\bardo\correspondence\160125.ltr.sheriff.doc

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

REAL ESTATE TAX CERTIFICATION Fee: \$5.00 Cer Date: 01/20/2016 Cert. NO: 23182

BARDO RANDY L & SANDRA F C/O FRANK BARDO 240 PRICE STREET BLOOMSBURG PA 17815

District: MADISON TWP Deed: 0311 -0030 Location: 1778 MILLVILLE RD Parcel Id:21 -18 -009-00,000

Assessment: 16,741 Balances as of 01/20/2016

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

- Short CC	
By:	Per:

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC DECEASED RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/23/2015 I, DEPUTY MICHAEL BEYER, BEING DULY SWORN ACCORDING TO LAW, STATES HE MADE DILIGENT SEARCH AND INQUIRY FOR THE WITHIN NAMED DEFENDANT TO WIT: BONNIE WATERS, BUT WAS UNABLE TO LOCATE THE DEFENDANT IN HIS BAILIWICK. THE SHERIFF THEREFORE RETURNS THE WITHIN REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS AS "NOT FOUND" AT 220 PRICE STREET, BLOOMSBURG, PA 17815.

MICHAEL BEYER, DEPUT

SO ANSWERS.

TIMOTHY T. CHAMBERLAIN, SHERIFF

January 19, 2016

COMMONWEALTH OF PENNSYLVANIA

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

NOTARY Affirmed and subscribed to before me this

day of

JANUARY

2016

f Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA A Plantage State State of Their state of

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs.
RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/20/2015 01:54 PM - DEPUTY KEVIN DENT, 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: CHARLENE HESS AT 35 ROBERTS GROVE ROAD, ORANGEVILLE, PA 17859.

KEVIN DENT, DEPUTY

SO ANSWERS,

December 14, 2015

TIMOTHY T. CHAMBERLAIN, SHERIFF

Affirmed and subscribed to before me this

14TH day of

DECEMBER

2015

Sardfor Kligana

Notarial Seal

Sarah Jane Klingaman, Notary Public
Town of Bloomsburg, Columbia County
My Commission Symptom of April

F Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs.
RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/20/2015 10:17 AM - DEPUTY MICHAEL BEYER, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS UPON THE WITHIN NAMED DEFENDANT, TO WIT: RANDY BARDO, PURSUANT TO ORDER OF COURT BY "POSTING" THE PREMISES LOCATED AT 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17815 WITH A TRUE AND CORRECT COPY ACCORDING TO LAW

MICHAEL BEYER, DEPUTY

SO ANSWERS.

TIMOTHY T. CHAMBERLAIN, SHERIFF

January 07, 2016

COMMONWEALTH OF PENNSYLVANIA

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

Affirmed and subscribed to before me this

day of

JANUARY

2016

Sarah Jane Klingamas

f Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs.
DECEASED RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

10:17 AM - DEPUTY MICHAEL BEYER, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS UPON THE WITHIN NAMED DEFENDANT, TO WIT: UNKNOWN HEIRS TO RANDY BARDO, PURSUANT TO ORDER OF COURT BY "POSTING" THE PREMISES LOCATED AT 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17815 WITH A TRUE AND CORRECT COPY ACCORDING TO LAW.

MICHAEL BEYER, DEPUTY

SO ANSWERS,

Timothy T.

TIMOTHY T. CHAMBERLAIN, SHERIFF

January 12, 2016

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Sarah Jane Klingaman, Notary Public Town of Bloomsburg, Columbia County

TO Commission Expires Carris, 2016

Affirmed and subscribed to before me this

12TH day of JANUARY

2016

Sarah Jan Klingama

f Attomey: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs. RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/23/2015 02:47 PM - DEPUTY MICHAEL BEYER, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: BARBARA BROWN AT 235 PRICE STREET, BLOOMSBURG, PA 17815.

MICHAEL BEYER, DEPUTY

SO ANSWERS,

TIMOTHY T. CHAMBERLAIN, SHERIFF

December 14, 2015

COMMONWEALTH OF PENNSYLVANTA

Notarial Seal

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

Affirmed and subscribed to before me this

day of DEC

DECEMBER

2015

f Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs.
RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/24/2015 01:13 PM - DEPUTY MICHAEL BEYER, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: BRENDA BARDO AT 17 FLICK DRIVE, BLOOMSBURG, PA 17815.

MICHAEL BUYER, DEPUTY

SO ANSWERS,

TIMOTHY T. CHAMBERLAIN, SHERIFF

December 14, 2015

CCMMONWEALTH OF PENNSYLVANIA

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

Affirmed and subscribed to before me this

day of DECEMBER

2015

Sauh Jan Klinjamin

Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs.
RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

12/02/2015 08:45 AM - SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: JOSEPH BARDO AT THE COLUMBIA COUNTY SHERIFF'S OFFICE, P.O. BOX 380, BLOOMSBURG, PA 17815.

MICHAEL BEYER, DEPUT

SO ANSWERS.

December 14, 2015

TIMOTHY T. CHAMBERLAIN, SHERIFF

NOTARY

Affirmed and subscribed to before me this

14TH day of

ay of ___ DECEMBER

2015

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Sarah Jane Mingaman, Notary Public
Town of Bloomsburg, Columbia County
My Commission Expires C 4, 2016

Sarah Jan Klungam

Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, DITTSBURGH, PA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/20/2015 10:22 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 FREDERICK DEFRAIN HER HUSBAND, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR SIS DEFRAIN AT 11 HASKELL LANE, NESCOPECK, PA 18635.

SCOTT MAYERNICK, DEPUTY

SO ANSWERS.

TIMOTHY T. CHAMBERLAIN, SHERIFF

December 14, 2015

NOTARY

Affirmed and subscribed to before me this

day of

DECEMBER

2015

COMMONWEALTH OF PENNSYLVANIA Notarial Seal Sarah Jane Klingaman, Notary Public Town of Bloomeburg, Ochumbia County *, 2016

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/23/2015 03:59 PM - 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 MARK STEVENS SON IN LAW, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR RICKEY BOUDMAN AT 59 MOUNTIAN ROAD, BERWICK, PA 18603.

YERNICK, DEPUTY

SO ANSWERS,

TIMOTHY T. CHAMBERLAIN, SHERIFF

December 14, 2015

ONWEALTH OF PENNSYLVANIA Notarial Seal

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

NOTARY

Affirmed and subscribed to before me this

day of

DECEMBER

2015

F Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, ₽ITTSBURGH, PA

Principle of the American States of the Control of

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs.
RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/23/2015 06:55 PM - DEPUTY RAYMOND TONKINSON, 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 CINDA BARDO HIS WIFE, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR FRANKLIN BARDO AT 240 PRICE STREET, BLOOMSBURG, PA 17815.

RAYMOND TONKINSON, DEPUTY

SO ANSWERS.

TIMOTHY T. CHAMBERLAIN, SHERIFF

December 14, 2015

COMMONWEALTH OF PENNSYLVANIA

Notaria) Seal

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

NOTARY

Affirmed and subscribed to before me this 14TH day of DECEMB

DECEMBER

2015

F Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

Saich Jan Klugaman

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/23/2015 06:59 PM - DEPUTY RAYMOND TONKINSON, 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: DEBORAH OROURKE AT 237 PRICE STREET, BLOOMSBURG, PA

RAYMOND TONKINSON, DEPUTY

SO ANSWERS.

TIMOTHY T. CHAMBERLAIN, SHERIFF

December 14, 2015

COMMONWEALTH OF PENNSYLVANIA

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

Affirmed and subscribed to before me this

2015

day of DECEMBER

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs. RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

11/24/2015 10:45 AM - DEPUTY KEVIN DENT, 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: DIXIE LEE BARDO AT 2330 RAILROAD STREET, BLOOMSBURG, PA 17815.

KEVIN DENT, DEPUTY

SO ANSWERS,

December 14, 2015

TIMOTHY T. CHAMBERLAIN, SHERIFF

COMMONWEALTH OF PENNSYLVANIA Notarial Seal

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

NOTARY

Affirmed and subscribed to before me this

14TH day of

DECEMBER

2015

Sout for Kligana

f Attorney: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

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 <u>January 6, 13, 20, 2016</u> 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.

-	tter of said notice and advertisement and that all of the to time, place, and character of publication are true.
	20-
Sworn and subscribed to before me	this 30th day of January 20.16
	this 30th day of January 20.16. Haren M. Beach
	(Notary Public)
	en e
	, 20for publishing the foregoing notice, and the
fee for this affidavit have been paid in fu	
•	

Case Number 2015CV986

SERVICE EVENT REPORT

(Posted)

Service De	tails:			
Category:	Real Estate Sale - Posting - Sale Bill	and the second s	Expires	- 2000 - 1000 -
Manner:	< Not Specified >	A STATE OF THE STA	Warrant	
Notes:	SALE DATE & TIME: 01/27/2016 AT 9:00 AN SHERIFF'S SALE BILL	intertal in the majority of		
Serve To:				
Name:	(POSTING)	Mobile:	And the second s	
Primary Address:	1778 MILLVILLE ROAD BLOOMSBURG, PA 17846	Notes:	till det i det en	
Phone:				
Service Eve	ant Details:			
Date:	12/14/2015	Category: Posted		
	DEPUTY RAYMOND TONKINSON, BEING D WAS PERFORMED BY POSTING A TRUE C ESTATE LOCATED AT 1778 MILLVILLE RO	OPY OF THE REQUEST AD, BLOOMSBURG, PA	'ED HANDBILL LIPO	N THE REAL
Delivery De Time In:	tails: Time Out: 1:33 AM	Deputy 1: Raymor	nd Tankinson	
Mileage:	0	Deputy 2:	per universeren det i determ	Total of Indoorns I I page I Hotely
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Print Date: 01/12/2016

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC vs.
RANDY BARDO (et al.)

Case Number 2015CV986

SHERIFF'S RETURN OF SERVICE

12/14/2015 01:33 AM - DEPUTY RAYMOND TONKINSON, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17846.

RAYMOND TONKINSON, DEPUTY

SO ANSWERS,

December 14, 2015

TIMOTHY T. CHAMBERLAIN, SHERIFF

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NOTARY

Affirmed and subscribed to before me this

14TH day of

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DECEMBER

2015

Shelfen Kengan

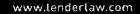
OMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Sarah Jane Klingaman, Notary Public
Town of Bloomsburg, Columbia County
My Commission Expires 6 4, 2016

f Attomey: MCGRATH MC CALL P.C., 401 LIBERTY AVENUE STE 1375, THREE GATEWAY CENTER, PITTSBURGH, PA

the Courty Spire Sharm, Teached these





Beth A. Kohnen, Paralegal bkohnen@lenderlaw.com

December 29, 2015

VIA FACSIMILE

Sheriff of Columbia County Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

> Bayview Loan Servicing, LLC v. Randy L. Bardo Re: Case No. 2015-CV-986

Dear Sir or Madam:

As you know, this office represents the Plaintiff, Bayview Loan Servicing, LLC in connection with the above-referenced matter. This letter shall serve as our request to postpone the Sheriff's Sale scheduled for January 27, 2016 to February 17th, 2016. Please announce to those in attendance at the January Sale that the sale has been postponed to February 17th, 2016.

Thank you for your assistance in this matter. If you should have any questions with regard to the foregoing, please do not hesitate to give me a call.

Beth A. Kohnen

/bak

w:\wpdata\bayview\bardo\correspondence\151228.ltr.sheriff.doc

2/17/2016



Three Gateway Center, 401 Liberty Avenue, Suite 1375 Pittsburgh, Pennsylvania 15222 Phone 412.281.4333 Fax 412.281.2141

FAX TRANSMITTAL

DATE:

December 29, 2015

TO:

The Sheriff of Columbia County

FAX:

(570) 389-5625

SENDER:

Beth A. Kohnen, Paralegal

E-MAIL:

bkohnen@lenderlaw.com

We are sending

2 pages including this cover page. Please contact the sender if you do not receive all of the pages.

Re:

Bayview Loan Servicing, LLC v. Randy L. Bardo

Case No. 2015-CV-986

Request for postponement of 1/27/16 Sheriff's Sale

THE INFORMATIO PERSONAL AND CO MESSAGE MAY BE CONFIDENTIAL, IF RESPONSIBLE FOR L NOTIFIED THAT YO DISSEMINATION, DIS HAVE RECEIVED TH TELEPHONE AND RETU

412-281-4313 Please call

INTENDED ONLY FOR THE S) IDENTIFIED ABOVE. THIS SUCH, IS PRIVILEGED AND ED RECIPIENT OR AN AGENT CIPIENT, YOU ARE HEREBY AND THAT ANY REVIEW, TLY PROHIBITED. IF YOU DIATELY NOTIFY US BY

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	VS.	LOAN SERVICING, LLC, A DELAWARE LLC				Number 5CV986
Category: Real Estate Sale - Posting - Sale Bill Zone: Manner: Not Specified > Expires: Warrant:		SERVICE (OVER SH	EET		
Manner: < Not Specified > Expires: Warrant: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM SHERIFF'S SALE BILL Serve To: Final Service: Personally Adult In Charge Posted Other Primary 1778 MILLVILLE ROAD Adult In Charge: Posted Other Primary BLOOMSBURG, PA 17846 Charge: Posted Other Phone: DOB: Relation: Alternate Address: Date: 12-14-15 Time: 1332 Phone: Deputy: 7 Mileage: Phone: Service Attempts: Phone: Service Attempts: Deputy: Service Attempt Notes: 1. 2. 3. 3. 4. 5.	Service De	italis:				
Manner: < Not Specified > Expires: Warrant: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM SHERIFF'S SALE BILL Serve To: Final Service: Personally Adult In Charge Posted Other Primary 1778 MILLVILLE ROAD Adult In Charge: Posted Other Primary BLOOMSBURG, PA 17846 Charge: Posted Other Phone: DOB: Relation: Alternate Address: Date: 12-14-15 Time: 1332 Phone: Deputy: 7 Mileage: Phone: Service Attempts: Phone: Service Attempts: Deputy: Service Attempt Notes: 1. 2. 3. 3. 4. 5.	Category:	Real Estate Sale - Posting - Sale Bill			Zone:	,
Serve To: Name: (POSTING) Served: Personally Adult In Charge Posted Other Primary 1778 MILLVILLE ROAD Adult In Charge: Posted Other Primary BLOOMSBURG, PA 17846 Phone: DOB: Relation: Alternate Address: Date: 12-14-15 Time: 1332. Phone: Deputy: 7 Mileage: Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes; 1. 2. 3. 4. 5.	Manner:	< Not Specified >	Expires:		Warrant:	
Name: (POSTING) Served: Personally Adult In Charge Posted Other Primary Address: BLOOMSBURG, PA 17846 Adult In Charge: Pestruct Charge: Pestruct Charge: Pestruct Charge: Posted Other Adult In Charge: Posted Other Adult In Charge: Posted Other Phone: Dob: Relation: Date: 12-14-15. Time: 13-3-2 Phone: Deputy: 7 Mileage: Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Notes:					
Primary 1778 MILLVILLE ROAD Adult In Charge: Posted Joine In	Serve To:		Final Servi	ce)		
Primary Address: BLOOMSBURG, PA 17846 Phone: DOB: Relation: Alternate Address: Date: 12-14-15 Time: 1332 Phone: Deputy: 7 Mileage: Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Deputy: Service Attempt Notes: 1. 2. 3 4. 5.	Name:	(POSTING)			ilt In Charg	Posted Other
Alternate Address: Phone: Deputy: Mileage: Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Deputy: Service Attempt Notes; 1. 2. 3. 4. 5.				······ · · · · · · · · · · · · · · · ·		
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2015CV986

1778 MILLVILLE ROAD, BLOOMSBURG, PA 17846

NO EXPIRATION

The Contract of the

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

VS.	LOAN SERVICING, LLC, A DELAWARE LL	С			e Number 15CV986
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2015CV986

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

VS.	LOAN SERVICING, LLC, A DELAWARE LLC				Number CV986
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Primary Address:	35 ROBERTS GROVE ROAD ORANGEVILLE, PA 17859	Adult In Charge:	: }		
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

V\$.	LOAN SERVICING, LLC,	A DELAWARE LLC			Case Number
	RANDY (et al.)	2015CV986			
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BOUDMAN, RICKEY

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

VS.	V LOAN SERVICING, LLC, A DELAWARE LLC	,			e Number	_
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Name:	BARBARA BROWN	Served:	Personally Adu			[^] 150
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

V3.	LOAN SERVICING, LLC, A DELAWARE LLC	;			Number 5CV986	
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Restricted Information

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Subjection information

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Copyright® 2003-0915, the inens. All Rights Reserved (v4.1.2 Build (102.) COARSWEB6 11/24:0015 99:22:30 $\rm AM$



Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

VS.	LOAN SERVICING, LLC, A DELAWARE LI	LC			se Number 015CV986
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

VS.	VLOAN SERVICING, LLC, A DELAWARE LLC				e Number 15CV986
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BARDO, JOSEF

2015CV986

1778 MILLVILLE ROAD, BLOOMSBURG, PA 17815

NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

VS.	LOAN SERVICING, LLC, A DELAWARE	ELLC		Case	Number
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Columbia County Sheriff
Columbia County Sheriff
35 West Main Street
PO Box 380
Bloomsburg PA 178 I5



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

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff.

NO.: 2015-CV-986

VS.

2015-ED-151

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

TO: DEFENDANTS, LIENHOLDERS AND PARTIES IN INTEREST

TAKE NOTICE that by virtue of a Writ of Execution issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and to the Sheriff of Columbia County, directed, there will be exposed to Public Sale at the Sheriff's Office, Columbia County Courthouse, 35 West Main Street, Bloomsburg, Pennsylvania 17815, on January 27 2016, at 9:00 cm a.m., the real estate known as 1778 Millville Road, Bloomsburg, PA 17815, which is further described as follows:

Tract No. 1:

ALL that certain piece, parcel or tract of land situate in Madison Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

On the North by lands formerly of Larue Thomas, now or formerly of Richard Thomas; on the East by Little Fishing Creek; on the South by lands now or formerly of Bruce Gordner, and on the West by State Highway leading from Millville to Bloomsburg.

BEING the same premises granted and conveyed by Clara F. Thomas, Widow, to William C. Kramer and Helen Kramer, his wife, by deed dated January 21, 1963 and recorded in Columbia County Deed Book 217 Page 171.

See Quit Claim Deed from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh, his wife, dated October 15, 1982 and recorded in Columbia



December 3, 2015

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

BAYVIEW LOANS SERVICING, LLC

VS.

BONNIE L. WATERS, SIS DEFRAING, FRANKLIN J. BARDO, DEBORAH A O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, THE KNOWN HEIRS OF RANDY L. BARDO, DECEASED, AND ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, DECEASED

NO: 2015-CV-986 NO: 2015-ED-151

Dear Timothy:

The property located at 1778 Millville Road Bloomsburg is not connected to public sewer, therefore no money is due to our office.

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

Sincerely,

Kelly Morris

Hearing Impaired 7Authority Clerk "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

v 5.	VLOAN SERVICING, L	LC, A DELAWARE L	LC			e Number 15CV986	
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	Real Estate Sale - S	ale Notice		tita en	Zone:	151	9
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Notes:	SALE DATE & TIME PLAINTIFF NOTICE	01/27/2016 AT 9:00 OF SHERIFF'S SALE	AM E AND DEBTOR'S R	IGHTS	erek	A control of the cont	CRAWN CRU, CONNIE
Serve To:			Final Servii	 2:83			
Name:	Connie Crawford	The second se	Served:	e a construe de la Mille de la Calda de Maria	duit in Charas	· Posted · Other	201;
Primary Address:	2227 Valley Road Bloomsburg, PA 178	315	Adult in Charge:	agoritality .	would in Griange	Posted Uther	2015CV986
Phone:	570-437-2153	DOB:	Relation:	TAP	Cource	D/L	
Alternate Address:		en i de la companya	Date:	12/1/15	Time:	1122	2227
Phone:	The second secon	to the contract than the second same sign	Deputy:	5	Mileage:		
Attorney / (Originator:						VALLEY
Name:	MCGRATH MC CALL	P.C.	Phone:			e estate a servicio de la companio	7
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TAX CERTIFICATION MADISON TWP/MILLVILLE BORO/COLUMBIA COUNTY CONNIE CRAWFORD, TAX COLLECTOR

570-437-2153

ccrawford2227@hotmail.com

Date:	
Name: KANDYL SANDRAF BARDO	
Property Location: //78 MILLUILLE KD	
BLOOMSBURG PA 17815	
Columbia County Parcel # <u>2/-/8-009-00, 000</u>	
2015 County Taxes	
Twp/ Boro/Co:	
Not Paid Paid Date Paid 04/25/15 Be Discount \$ Pace \$ Penalty \$	Sy -
Discount \$ Face \$ Penalty \$	e du
(03/01-04/30) (05/01-06/30) (After 06/30)	
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Discount \$ 766.99 Face \$ 782.69 Penalty \$, sear
(07/01-08/31) (09/01-10/31) (After 10/31)	
Interim Taxes:	
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School: Not Paid Paid Date Paid Discount \$ Face \$ Penalty \$	
Tax Collector's Signature Tax Collector's Signature Date Verified	
Tax Collector's Signature Date Verified	

My fee for Tax Certification is \$20.00

Payable to: Connie Crawford, TC

2227 Valley Rd., Bloomsburg, PA 17815

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff.

NO.: 2015-CV-986

VS.

2015-ED-151

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

TO: DEFENDANTS, LIENHOLDERS AND PARTIES IN INTEREST

TAKE NOTICE that by virtue of a Writ of Execution issued out of the Court of Common Pleas of Columbia County, Pennsylvania, and to the Sheriff of Columbia County, directed, there will be exposed to Public Sale at the Sheriff's Office, Columbia County Courthouse, 35 West Main Street, Bloomsburg, Pennsylvania 17815, on January 27 2016, at 9:00 a.m., the real estate known as 1778 Millville Road, Bloomsburg, PA 17815, which is further described as follows:

Tract No. 1:

ALL that certain piece, parcel or tract of land situate in Madison Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

On the North by lands formerly of Larue Thomas, now or formerly of Richard Thomas; on the East by Little Fishing Creek; on the South by lands now or formerly of Bruce Gordner, and on the West by State Highway leading from Millville to Bloomsburg.

BEING the same premises granted and conveyed by Clara F. Thomas, Widow, to William C. Kramer and Helen Kramer, his wife, by deed dated January 21, 1963 and recorded in Columbia County Deed Book 217 Page 171.

See Quit Claim Deed from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh, his wife, dated October 15, 1982 and recorded in Columbia

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS MOVED TO TEXAS. This Lives circleworked during. PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS MOVED TO TEXAS. This Lives circleworked during. PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS MOVED TO TEXAS. This Lives circleworked during. PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Primary Plaintiff Notice: Primary Primary		LOAN SERVICING, LLC, A DELAWARE LL	С		Can	a Number		
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

VS.	LOAN SERVICING, LLC, A DELAWARE LLC				e Number ISCV986
Service De	SERVICE Co	OVER SH	EET	·	
Category:	Real Estate Sale - Sale Notice			Zone:	161
Manner:	< Not Specified >	Expires:		Warrant:	151
Notes:	SALE DATE & TIME: 01/27/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND		RIGHTS	<i>i</i>	A commence of the commence of
Serve To:		Final Servi	ce:		
Name:	HEMLOCK TOWNSHIP POLICE DEPARTME	Served:	Personally · Ac	ult In Charge	Posted Other
Primary Address:	26 FIREHALL ROAD BLOOMSBURG, PA 17815	Adult In Charge:	the second of the second	ec Va	t delete de la companie de la compa
Phone:	DOB:	Relation:	Police	e Chex	30 - Caraca - Garage - Caraca
Alternate Address:	BRINKER ST & HUMBOCK ST FERNUILLE PA	Date:	11-23-15	Time:	09.06
Phone:	ranonice via	Deputy:	4	Mileage:	
Attorney / (Originator:				
Name:	MCGRATH MC CALL P.C.	Phone:	(10 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
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HEMLOCK TOWNSHIP POL

2015CV986

26 FIREHALL ROAD, BLOOMSBURG, PA 17815

NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

SERVICE COVER SHEET Service Details: Category: Real Estate Sale - Sale Notice Manner: < Not Specified > Expires: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS	2015CV986			
Service Details: Category: Real Estate Sale - Sale Notice Manner: < Not Specified > Expires: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM				
Manner: < Not Specified > Expires: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM				
Manner: < Not Specified > Expires: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM	Zone: 5			
Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS	Warrant:			
	The second of th			
Serve To: Final Service:				
Name: BERWICK AREA JOINT SEWER AUTH. Served: Person	nally · Adult In Charge · Posted · Other			
Primary 1108 FREAS AVENUE Adult In Charge:	Kelly Moxis			
Phone: DOB: Relation: Seco	retary			
Alternate Address: Date: 11.2	0-15 Time: 151/8			
Phone: Deputy: 3	Mileage:			
Attorney / Originator:				
Name: MCGRATH MC CALL P.C. Phone:				
Service Attempts:				
Date:				
Time:				
Mileage:				
Deputy:				
Service Attempt Notes:				
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BERWICK AREA JOINT SET

1108 FREAS AVENUE, BERWICK, PA 18603

NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW vs.	LOAN SERVICING, LLC, A DELAWARE LL	C		Casa	Number	
	RANDY (et al.)				5CV986	
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	Real Estate Sale - Sale Notice	Contract of the second of the	The company of the control of the co	Zone:	121	
Manner:	< Not Specified >	Expires:) 	Warrant:	in the second se	
Notes:	SALE DATE & TIME: 01/27/2016 AT 9:00 PLAINTIFF NOTICE OF SHERIFF'S SALE	AM AND DEBTOR'S RI	IGHTS			
Serve To:		Final Servic	:e:			
Name:	MADISON TOWNSHIP	Served:	Personally (Ad	ult In Charge)	Posted · Other	
Primary Address:	P.O. BOX 620 136 MOREHEAD AVENUE MILLVILLE, PA 17846	Adult In Charge:	BEVERU	and the control of th		
Phone:	DOB:	Relation:	SECRET	SUREK		
Alternate Address:	The second secon	Date:	11/20/15	Time:	0937	
Phone:	Access to the recent of the control	Deputy:	6	Mileage:	Marie Committee	
Attorney /	Originator:					
Name:	MCGRATH MC CALL P.C.	Phone:				
Service At	lempts;			D.		
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MADISON TOWNSHIP

2015CV986

3.0. BOX 620, 136 MOREHEAD AVENUE, MILLVILLE, PA ' NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW vs.	LOAN SERVICING, LLC, A DELAWARE LL	.c		Case	Number	
	RANDY (et al.)			2015CV986		
	SERVIC	E COVER SH	EET			
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Category:	Real Estate Sale - Sale Notice	A STATE OF THE STA	a trans a monta a construction delibera	Zone:	151	
Manner:	< Not Specified >	Expires:		Warrant:	The second secon	
Notes:	SALE DATE & TIME: 01/27/2016 AT 9:00 PLAINTIFF NOTICE OF SHERIFF'S SALE	AM AND DEBTOR'S F	RIGHTS		\$ ************************************	
Serve To:		Final Servi	ice;			
Name:	DENISE OTTAVIANI	Served:	Personally · Adu		control to an accompany with the	
Primary Address:	116 FROSTY VALLEY ROAD BLOOMSBURG, PA 17815	Adult in Charge:	Denise	OTTAVIANU		
Phone:	DOB:	Relation:	TA	e office		
Alternate Address:		Date:	11-21-15	Time:	12:27	
Phone:	Control Contro	Deputy:	4	Mileage:		
Attorney /	Originator:					
Name:	MCGRATH MC CALL P.C.	Phone:			And the second s	
Service Att	empts:					
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Service Att	empt Notes:		L			
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OTTAVIANI, DENIS

2015CV986

116 FROSTY VALLEY ROAD, BLOOMSBURG, PA 17815 NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC Case Number BARDO, RANDY (et al.) 2015CV986 SERVICE COVER SHEET Service Details: Category: Real Estate Sale - Sale Notice Zone: Manner: < Not Specified > Expires: Warrant: SALE DATE & TIME: 01/27/2016 AT 9:00 AM Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: OCCUPANT Served: Personally Adult In Charge Posted Other Primary 1778 MILLVILLE ROAD Adult In Address: BLOOMSBURG, PA 17815 Charge: Phone: Relation: DOB: Alternate Date: Time: Address: Phone: Deputy: Mileage: Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Date: **BLOOMSBURG, PA 17815** Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. NO EXPIRATION 4. 5. 6.

ROAD,

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

Name: BLOOMSBURG AREA SCHOOL DISTRICT-1 Primary Address: Phone: DOB: Relation: Receptionst Atternate Address: Date: II-20.15 Time: /10.37 Atternate Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	VS.	LOAN SERVICING, LLC, A DELAWARE LLC				e Number 5CV986
Category: Real Estate Sale - Sale Notice			OVER SH	EET		
Manner: < Not Specified > Expires: Warrant: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Personally AdolLin Charge: Posted Other Primary Address: BLOOMSBURG AREA SCHOOL DISTRICT: Served: Personally AdolLin Charge: Posted Other Charge: BLOOMSBURG, PA 17815 Charge: BLOOMSBURG, PA 17815 Charge: BLOOMSBURG, PA 17815 Phone: DOB: Relation: Receptors:st Alternate Address: Date: -2c15 Time: /2:37 Phone: Deputy: 4 Mileage: Phone: Service Attempts: Phone: Service Attempts: Phone: Service Attempts: Service Attempts: Service Attempts: Service Attempts: Service Attempt Notes: 1. 2. 3. 4. 5.	action and a second and a second	en e	7 - Marie	W		
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Primary Address: BLOOMSBURG, PA 17815 Phone: DOB: Relation: Pecephroxist Adult in Charge: BLOOMSBURG, PA 17815 Date: Date: Deputy: Mileage: Date: Time: Mileage: Deputy: Service Attempts 1. 2. 3. 4. 5.	Serve To:		Final Servi	ce:		
Address: BLOOMSBURG, PA 17815 Phone: DOB: Relation: Receptors Alternate Address: Date: -2015 Time: 2.37 Phone: Deputy: Y Mileage: Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.		BLOOMSBURG AREA SCHOOL DISTRICT-	Served:	Personally · Ad	Ul In Charge	Posted Other
Alternate Address: Phone: Deputy: Mileage: Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.				Beenda	Breise	3h
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Attorney / Originator: Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Date:			Date:	11-20-15	Time:	10.30
Name: MCGRATH MC CALL P.C. Phone: Service Attempts: Date:	Phone:		Deputy:	4	Mileage:	A second
Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Attorney /	Originator:				
Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Name:	MCGRATH MC CALL P.C.	Phone:			
Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Service An	empts:	45.4			
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BLOOMSBURG AREA SCH

2015CV986

728 E. 5TH STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

PRESS * ENTERPRISE

3185 Lackawanna Ave Bloomsburg, PA 17815

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

Fax: (570) 784-6152

Proof of Ad 11/20/15

Ad ID:

1058068

Description:

Bardo Sale January 27

Run Dates:

01/06/16 to 01/20/16

Class:

255

Agate Lines: Blind Box:

Account:

Name:

Company:

TIM CHAMBERLAIN - COLUM COUNTY SHER-

IFF

Address:

PO BOX 380

BLOOMSBURG, PA 17815

Total Ad Cost

\$1,395.15

Amount Paid

\$0.00

Publication Press Enterprise Start

Stop 01/06/16 01/20/16 Cost

Inserts \$1,395.15

SHERIFF'S SALE

By Virtue of a With of Execution (New (page Foreclasure))
Nn. 2015CV986

Beard out of the Court of Common Pleas of Columba Courty, Pennsylvania and should directed I will expose the following described property at public sale at the Columba County Courthouse in the Town of Biomreburg, County of Collimbar, Countromealth of Pennsylvania.

WEDNESDAY, JANUARY 27, 2016AT 9:00 OYLOCK A.M.

All panies in interest and claimants are further notified that is proposed schedule of os-tribution will be on file in the Sheriffs Office no even than thirty (30) days after the date of the sall of all reporters soft hereuner, and distribution to the proceeds will be make in accordance with the schedule rest (10) days after said fring, unless exceptions are filly with the Sheriff Office prior that of the said fring.

with the Shemis Unite Prior their to Track No. 1. ALL that certain piece, panel or tract oil kind situate in Madison Township, Columbu-torney Pennsylvania, bounded and dissembed as follows, townit: On the North by lands lorneyt of Lance Thomas, nevo or formothy of Nichard Thomas, on the East by Little Fish-ing Cheek, on the South by Burson two or formetry of Bruse Gonneys and on the Wast by State Highway learney from Millhall to Bloomsburg, BEING the same premises ground and conveyed by Qaria F. Thomas, Widox, at William C. Kimme and Helen Kranius, his wife, lot and conveyed by Qaria F. Thomas, Widox, at William C. Kimme and Helen Kranius, his wife, lot James L. Pader Burgh and Tomy D. Puderbaugh, his wife, date Onther 15, 1982 and seamod in Columbus County Record Book 311, Page 30 and convotional quit claim Deed dated January 13, 1985 if more William C. Kramer and Helen Kranius, his wife, lot James I. Puder Rough and Tomy D. Puderbaugh and necoded in Columbia County Benned Book 313, Pagu 1075, by these Quit Claim Deens, genomes refusite any right, also crimess thirt, thuy may have in premises described herein, specifically including the por tim of the promises. fract No. 2

ALL that certain piece, parcel and trant of bind school in the Township of Hemiloss

Figet No. 2

ALL that partial piece, parcel and tract of and strate in the lownship of Hemicox, Columba County, Pennsylvana, boundee and nescribulus to follows, to yout BCCMNINNS as into np in on the estate hade of Suite Highway Houle No. 42 and in line of uther lands now or size of the Centherol ITENCE by the latest North Colleges 20 immutes Last 140 feet, more or less, to the vesteran ade of Light Fishing Creek. The more of less, in a printing the vester mode of Light Fishing Creek in a southery direction 80 feet, more or less, in a printing the function of the Grammo, THENCE by the service of less, in a printing of undured the service of less, in a printing of undured the control of the Grammo, THENCE by the service Southern of 11 diagness 20 immutes What, 141 leaf, more or less, to the eastern side of the Admitted State Highway, THENCE by the same flow 35 diagness, 30 minutes What, 150 feet to the pasce of beginning the southern of the State Highway, THENCE by the same flow 135 diagness, 30 minutes What, 150 feet to the pasce of beginning the same premises which Holon Kromer, Widow, by Deep dated Corone 15, 1949 and reproduced with the Recording Krown of the Corone 15, 1949 and reproduced with the Recording of Decot Office of Columbia County, Pernsylvana on November 5, 1999 at Instrument No. 1999 103 76, grained and conveyed units Renoty Leads on the State of State of Columbia County, Pernsylvana on November 5, 1999 at Instrument No. 1999 103 76, grained and conveyed units Renoty Leads of the State of State of State Highway and produced the Renoty Leads of the Renoty Leads of the Particle November 5, 1999 at Instrument No. 1999 103 76, grained and conveyed units Renoty Leads of the Renoty Lead

PROPERTY ADDRESS: 1778 MILLVILLE BOAD, BLOOMSBURG, PA 17846

UPI / TAX PARCS, NUMBER, 21-18-009000000

DPI/TAX PARCS, NUMBER 21-18-00900000

Seized and based into exocution to build as as the property of RANDY BARDO, JOSEPH BARDO, BRENDA BARDO, FRANKLIN BARDO, BONNIE WATERS, BARRARA BROWN, DERORAH OROUPINE SIS DEFAULD, OF ALLEN HESS, RICKEY ROUDMAN, DINELLE BARDO, BARD

Attorney for the Plaintiff: MCGRATH MC CALL P.C. PHTSBUAGH, PA

TIMOTHY II. CHAMBERLAIN, Sheriff COLUMBIA COUNTY, Pennsylvania

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

VS.	LOAN SERVICING, L RANDY (et al.)	LC, A DELAWARE LI			Case Number 2015CV986
		SERVIC	E COVER SH		
Service De	ntails:		N. Carlotte		
Category:	Real Estate Sale - S	Sale Notice	en termenen in de termenen en	ر در الله دارد الله الله العالم المعادم و الله الله الله الله الله الله الله ال	Zone: 5
Manner:	< Not Specified >		Expires:	Annual Control of the	Warrant:
Notes:	SALE DATE & TIME PLAINTIFF NOTICE	: 01/27/2016 AT 9:00 OF SHERIFF'S SALE	AM E AND DEBTOR'S R	IGHTS	NAME OF THE PROPERTY OF THE PR
Serve To:			Final Servi	Co:	
Name:	Columbia County T	ax Office	Served:	Personally Adu	uit on Charge · Posted · Other
Primary Address:	PO Box 380 Bloomsburg, PA 17	7815	Adult In Charge:	Derise	Siege(
Phone:	570-389-5649	DOB:	Relation:	AMARIA	Pliek
Alternate Address:	The second secon	entrette in in process in the control of the contro	Date:	11-20-15	Time: 09:15
Phone:	And the state of t	erene e compre to managere comme to copy	Deputy:	4	Mileage:
Attorney / (Originator:				
Name:	MCGRATH MC CAL	L P.C.	Phone:	The first of the control of the cont	Section 2015 (1997)
Service Att	empts:				
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Time:	Free Properties of the desired of the latest and th				
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COLUMBIA COUNTY TAX (

PO BOX 380, BLOOMSBURG, PA 17815

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC Case Number BARDO, RANDY (et al.) 2015CV986 SERVICE COVER SHEET Service Details: Category: Real Estate Sale - Sale Notice Zone: Manner: < Not Specified > Expires: Warrant: Notes: SALE DATE & TIME: 01/27/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: Domestic Relations Office of Columbia Cou Served: Personally · Adult In Charge · Posted · Other Primary 11 WEST MAIN STREET Adult In Address: 2ND FLOOR Charge: Bloomsburg, PA 17815 Phone: Relation: DOB: Alternate Date: Time: Address: Phone: Deputy: Mileage: Attorney / Originator: MCGRATH MC CALL P.C. Name: Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. NO EXPIRATION 4. 5. 6.

DOMESTIC RELATIONS OF

2015CV986

WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

VS.	LOAN SERVICING, LLC, A DELAWARE L	LC			Number	
	ANDY (et al.)			2015CV986		
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Service De						
	Real Estate Sale - Sale Notice		material and a second of the second	Zone:		
Manner:	< Not Specified >	Expires:	Same and the second of the sec	Warrant:	Anna anna anna anna anna anna anna anna	
Notes:	SALE DATE & TIME: 01/27/2016 AT 9:00 PLAINTIFF NOTICE OF SHERIFF'S SALI	DAM EAND DEBTOR'S R	RIGHTS	Transfer State Co	Market Commission of the Commi	
Serve Ta:	Control of the Contro	Final Servi	ce:			
Name:	COLUMBIA COUNTY	Served:	Personally - Ad	dult In Charge	Posted · Other	
Primary Address:	11 WEST MAIN STREET MAIN STREET COUNTY ANNEX BLOOMSBURG, PA 17815	A state to	Dave	e de la companya del la companya de		
Phone:	DOB:	Relation:	A	ldmin		
Alternate Address:	A MARINE COMMISSION OF THE COM	Date:	11-20-15	Time:	19.12	
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4ttorney/(Originator;					
Name:	MCGRATH MC CALL P.C.	Phone:				
Service Att	ampts;			-1-1		
Date:						
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Mileage:		Annual de la company de la com			* FFT-1144-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1	
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5.						

COLUMBIA COUNTY

015CV986

11 WEST MAIN STREET, MAIN STREET COUNTY ANNEX, NO EXPIRATION

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2015CV986

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, JANUARY 27, 2016 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.

Tract No. 1:

ALL that certain piece, parcel or tract of land situate in Madison Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

On the North by lands formerly of Larue Thomas, now or formerly of Richard Thomas; on the East by Little Fishing Creek; on the South by lands now or formerly of Bruce Gordner, and on the West by State Highway leading from Millville to Bloomsburg. BEING the same premises granted and conveyed by Clara F. Thomas, Widow, to William C. Kramer and Helen Kramer, his wife, by deed dated January 21, 1963 and recorded in Columbia County Deed Book 217 Page 171.

See Quit Claim Deed from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh, his wife, dated October 15, 1982 and recorded in Columbia County Record Book 311, Page 30 and correctional quit claim Deed dated January 13, 1983 from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh and recorded in Columbia County Record Book 313, Page 1075. By these Quit Claim Deeds, grantors release any right, title or interest that they may have in premises described herein, specifically including the portion of the premises which extends, thirty-three feet in width, along the length of the eastern line of said premises.

Tract No. 2

ALL that certain piece, parcel and tract of land situate in the Township of Hemlock, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at an iron pin on the eastern side of State Highway Route No. 42 and in line of other lands now or late of the Grantees: THENCE by the latter, North 41 degrees 20 minutes East 140 feet, more or less, to the western side of Little Fishing Creek; THENCE along the western side of Little Fishing Creek in a southerly direction 60 feet, more or less, to a point in other lands now or late of the Grantor; THENCE by the same, South 41 degrees 20 minutes West, 140 feet, more or less, to the eastern side of the aforementioned State Highway; THENCE by the same North 39 degrees, 30 minutes West, 60 feet to the place of beginning. HAVING erected thereon a dwelling known as 1778 Millville Road, Bloomsburg, Pennsylvania 17815 and identified as Parcel LD. No. 21–18–00900000.

BEING the same premises which Helen Kramer, Widow, by Deed dated October 5, 1999 and recorded with the Recorder of Deeds Office of Columbia County, Pennsylvania on November 5, 1999 at Instrument No. 199910376, granted and conveyed unto Randy L. Bardo and Sandra F. Bardo, his wife, as Tenants by the Entireties. On August 7, 2005, Sandra F. Bardo died and title vested solely in Randy L. Bardo. On May 30, 2014, Randy L. Bardo died, and by operation of law, his interest in the Mortgaged Premises vested with the intestate heirs.

PROPERTY ADDRESS: 1778 MILLVILLE ROAD, BLOOMSBURG, PA 17846

UPI / TAX PARCEL NUMBER: 21-18-00900000

Seized and taken into execution to be sold as the property of RANDY BARDO, JOSEPH BARDO, BRENDA BARDO, FRANKLIN BARDO, BONNIE WATERS, BARBARA BROWN, DEBORAH OROURKE, SIS DEFRAIN, CHARLENE HESS, RICKEY BOUDMAN, DIXIE LEE BARDO in suit of BAYVIEW LOAN SERVICING, LLC, A DELAWARE LLC.

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

Attorney for the Plaintiff: MCGRATH MC CALL P.C. PITTSBURGH, PA

TIMOTHY T. CHAMBERLAIN, Sheriff COLUMBIA COUNTY, Pennsylvania

REAL ESTATE OUTLINE

ED#<u>2015 80</u>151

DATE RECEIVED 11-9 -	2 015
DOCKET AND DEPART	5 CV 9860
CHECK FOR PROPER	RINFO.
WRIT OF EXECUTION	X
COPY OF DESCRIPTION	X
WHEREABOUTS OF LKA	X
NON-MILITARY AFFIDAVIT	X
NOTICES OF SHERIFF SALE	×
WAIVER OF WATCHMAN	X
AFFIDAVIT OF LIENS LIST	$\frac{\overline{\lambda}}{\lambda}$
CHECK FOR \$1,350.00 OR	$\frac{1}{x}$ CK# 36847
IF ANY OF ABOVE IS MISSIN	NG DO NOT PROCEED
	TO DO THOUSE DE
SALE DATE	Jan 27, 2016 TIME 9:00 am
POSTING DATE	Start Start Time 1 Wart
ADV. DATES FOR NEWSPAPER	1 ST WEEK
	2 ND WEEK
	3 RD WEEK

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

Plaintiff,

vs.

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

CIVIL DIVISION

NO.: 2015-CV-986

2015-ED-151

TYPE OF PLEADING:

NOTICE OF SHERIFF'S SALE OF REAL ESTATE

FILED ON BEHALF OF:

BAYVIEW LOAN SERVICING, LLC, Plaintiff

COUNSEL OF RECORD FOR THIS PARTY:

Preston D. Jaquish, Esquire PA I.D. No. 316463

McGRATH McCALL, P.C. Three Gateway Center 401 Liberty Avenue, Suite 1375 Pittsburgh, PA 15222

TELEPHONE: (412) 281-4333 FACSIMILE: (412) 281-2141

FIRM NO.: 025



Beth A. Kohnen, Paralegal bkohnen@lenderlaw.com

November 6, 2015

VIA FEDERAL EXPRESS

Sheriff of Columbia County Columbia County Courthouse 35 West Main Street Bloomsburg, PA 17815

> Re: Bayview Loan Servicing, LLC v. Randy L. Bardo

Complaint in Mortgage Foreclosure; Case No. 2015-CV-986

Dear Sir or Madam:

Enclosed please find the execution documents necessary to schedule the property for Sheriff's Sale. Also enclosed is a check in the amount of \$1,350.00 which represents the fee for advance costs.

Please personally serve Defendants with the Notice of Sheriff's Sale as follows:

Bonnie L. Waters Sis Defrain Franklin J. Bardo 220 Price Street 11 Haskell Lane 240 Price Street Bloomsburg, PA 17815 Nescopeck, PA 18635 Bloomsburg, PA 17815

Deborah A. O'Rourke Barbara K. Brown Brenda L. Bardo 237 Price Street 235 Price Street 17 Flick Drive Bloomsburg, PA 17815 Bloomsburg, PA 17815 Bloomsburg, PA 17815

Charlene M. Hess Rickey L. Boudman Joseph R. Bardo 35 Roberts Grove Road 63 Buck Road 1778 Millville Road Orangeville, PA 17859 Orangeville, PA 17859

Please serve Defendant, All the Unknown Heirs of Randy L. Bardo, by posting pursuant to Order of Court:

> All the Unknown Heirs of Randy L. Bardo 1778 Millville Road Bloomsburg, PA 17815

Please post the Mortgaged Premises with Handbill as follows:

1778 Millville Road Bloomsburg, PA 17815 Bloomsburg, PA 17815



November 6, 2015 Sheriff of Columbia County Page Two

After service and posting has been completed, please provide service forms in the envelopes provided. Thank you for your assistance in this matter. If you should have any questions with regard to the foregoing, please do not hesitate to give me a call.

Very truly yours

Beth A. Kohnen Paralegal

/bak

Enclosures

 $w:\wpdata\bayview\bardo\correspondence\label{linear} I 106.ltr.sheriff.doc$

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC.

CIVIL DIVISION

Plaintiff.

CASE NO.: 2015-CV-986

VS.

BONNIE L. WATERS. SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

FILED PROTHOMOTARY

DIS SEP 10 AM 9 26

CLERK OF COUNTS OFFICE COUNTY OF COLUMENA, PA

Defendants.

ORDER OF COURT

BY THE COURT:

15 Thomas A James A.

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff,

NO.: 2015-CV-986

VS.

2015-ED-151

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

WAIVER OF WATCHMAN

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

Preston D. Jaquish, Esquire

PA I.D. No.: 316463 Attorney for Plaintiff

Date: //5/15

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff,

NO.: 2015-CV-986

VS.

2015-ED-151

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

AFFIDAVIT OF NON-MILITARY SERVICE

COMMONWEALTH OF PENNSYLVANIA)	
*********)	SS:
COUNTY OF ALLEGHENY)	

Before me, the undersigned authority, a Notary Public, in and for said County and State, personally appeared **Preston D. Jaquish, Esquire**, attorney for and authorized representative of Plaintiff who, being duly sworn according to law, deposes and says pursuant to 50 U.S.C.A. § 521(b)(1)(B), that Plaintiff is unable to determine whether or not the named Defendants are in the military service of the United States of America since the default judgment being entered is an *in rem* judgment against the mortgaged property, and the Defendants are the known and unknown heirs of the deceased mortgagor and owner of the real property that is subject to the *in rem* default judgment.

SWORN TO AND SUBSCRIBED BEFORE ME THIS

DAY OF NOVEMBER 2015.

 \mathcal{O}_{1}

Preston D. Jaquish, Esquire

PA I.D. No.: 316463 Attorney for Plaintiff

Notary Public

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL
Beth A. Kohnen, Notary Public
City of Pittsburgh, Allegheny County
My Commission Expires Aug. 1, 2019
IEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC,

CIVIL DIVISION

Plaintiff.

NO.: 2015-CV-986

VS.

2015-ED-151

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased,

Defendants.

AFFIDAVIT OF COMPLIANCE WITH ACT 91 OF 1983
AND ACT 6 OF 1974, 41 P.S.101, ET SEO.

ELICITO OF 15	/ 7, 1 1	1.3.1V1,
COMMONWEALTH OF PENNSYLVANIA		
GOT 7 100 100 100 100 100 100 100 100 100 1)	SS:
COUNTY OF ALLEGHENY)	

Before me, the undersigned authority, a Notary Public in and for the said County and Commonwealth, personally appeared Preston D. Jaquish, attorney for the Plaintiff, who being duly sworn according to law deposes and says that on January 23, 2015, a Notice of Homeowner's Emergency Mortgage Assistance Act of 1983 (with said Notice also complying with notice requirements under Act 6 of 1974) was mailed to Randy L. Bardo (deceased) at 1778 Millville Road, Bloomsburg, PA 17815 by certified mail, return receipt requested, and first class U.S. Mail.

SWORN TO AND SUBSCRIBED BEFORE ME THIS

DAY OF NOVEMBER 2015.

Notary Public

Preston D. Jaquish, Esquire

PA I.D. No.: 316463 Attorney for Plaintiff

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL
Beth A. Kohnen, Notary Public
City of Pittaburgh, Allegheny County
My Commission Expires Aug. 1, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC.

CIVIL DIVISION

Plaintiff.

Case No.: 2015-CV-986

vs.

2015-ED-151

BONNIE L. WATERS, SIS DEFRAIN, FRANKLIN J. BARDO, DEBORAH A. O'ROURKE, BARBARA K. BROWN, BRENDA L. BARDO, CHARLENE M. HESS, RICKEY L. BOUDMAN, JOSEPH R. BARDO, DIXIE LEE BARDO, the known heirs of RANDY L. BARDO, deceased, and ALL THE UNKNOWN HEIRS OF RANDY L. BARDO, deceased.

Defendants.

AFFIDAVIT OF LAST KNOWN ADDRESS

COMMONWEALTH OF PENNSYLVANIA)

COUNTY OF ALLEGHENY)

SS:

Before me, the undersigned authority, a Notary Public in and for the said County and Commonwealth, personally appeared Preston D. Jaquish, attorney for the Plaintiff, who being duly sworn according to law deposes and says that Defendants, are the owners of the property located at 1778 Millville Road, Bloomsburg, Pennsylvania 17815 through intestate succession by virtue of being the known heirs of the deceased owner of the property, and, and that Defendant, Bonnie L. Waters, resides at 220 Price Street, Bloomsburg, PA 17815, and that Defendant, Sis Defrain, resides at 11 Haskell Lane, Nescopeck, PA 18635, and that Defendant, Franklin J. Bardo, resides at 240 Price Street, Bloomsburg, PA 17815, and that Defendant, Deborah A. O'Rourke, resides at 237 Price Street, Bloomsburg, PA 17815, and that Defendant, Barbara K. Brown, resides at 235 Price Street, Bloomsburg, PA 17815, and that Defendant, Brenda L. Bardo, resides at 17 Flick Drive, Bloomsburg, PA 17815, and that Defendant, Charlene M. Hess, resides at 35 Roberts Grove Road, Orangeville, PA 17859, and that Defendant, Rickey I. Boudman, resides at 63 Buck Road, Orangeville, PA 17859, an and that Defendant, Joseph R. Bardo, resides at 1778 Millville Road, Bloomsburg, PA 17815 and that Defendant, Dixie Lee Bardo, resides at 218 W. 9th Street, Bloomsburg, PA 17815, and All The Unknown Heirs of Randy L. Bardo, at 1778 Millville Road, Bloomsburg, PA 17815, to the best of his information, knowledge and belief.

SWORN TO AND SUBSCRIBED BEFORE ME THIS

DAY OF NOVEMBER 2015.

Preston D. Jaquish, Esquire

PA I.D. No.: 316463

Notary Public

ic COMMONWEALTH OF PENNSYNATION EY for Plaintiff

NOTARIAL SEAL

Beth A. Kohnen, Notary Public

City of Pittsburgh, Allegheny County

My Commission Expires Aug. 1, 2019

HEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

Preston D. Jaquish, Esquire McGrath McCall, P.C.

LEGAL DESCRIPTION

Tract No. 1:

ALL that certain piece, parcel or tract of land situate in Madison Township, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

On the North by lands formerly of Larue Thomas, now or formerly of Richard Thomas; on the East by Little Fishing Creek; on the South by lands now or formerly of Bruce Gordner, and on the West by State Highway leading from Millville to Bloomsburg.

BEING the same premises granted and conveyed by Clara F. Thomas, Widow, to William C. Kramer and Helen Kramer, his wife, by deed dated January 21, 1963 and recorded in Columbia County Deed Book 217 Page 171.

See Quit Claim Deed from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh, his wife, dated October 15, 1982 and recorded in Columbia County Record Book 311, Page 30 and correctional quit claim Deed dated January 13, 1983 from William C. Kramer and Helen Kramer, his wife, to James L. Puderbaugh and Terry D. Puderbaugh and recorded in Columbia County Record Book 313, Page 1075. By these Quit Claim Deeds, grantors release any right, title or interest that they may have in premises described herein, specifically including the portion of the premises which extends, thirty-three feet in width, along the length of the eastern line of said premises.

Tract No. 2:

ALL that certain piece, parcel and tract of land situate in the Township of Hemlock, Columbia County, Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at an iron pin on the eastern side of State Highway Route No. 42 and in line of other lands now or late of the Grantees:

THENCE by the latter, North 41 degrees 20 minutes East 140 feet, more or less, to the western side of Little Fishing Creek;

THENCE along the western side of Little Fishing Creek in a southerly direction 60 feet, more or less, to a point in other lands now or late of the Grantor;

THENCE by the same, South 41 degrees 20 minutes West, 140 feet, more or less, to the eastern side of the aforementioned State Highway;

THENCE by the same North 39 degrees, 30 minutes West, 60 feet to the place of beginning.

HAVING erected thereon a dwelling known as 1778 Millville Road, Bloomsburg, Pennsylvania 17815 and identified as Parcel I.D. No. 21-18-00900000.

BEING the same premises which Helen Kramer, Widow, by Deed dated October 5, 1999 and recorded with the Recorder of Deeds Office of Columbia County, Pennsylvania on November 5, 1999 at Instrument No. 199910376, granted and conveyed unto Randy L. Bardo and Sandra F. Bardo, his wife, as Tenants by the Entireties. On August 7, 2005, Sandra F. Bardo died and title vested solely in Randy L. Bardo. On May 30, 2014, Randy L. Bardo died, and by operation of law, his interest in the Mortgaged Premises vested with the intestate heirs.

Document	Receipt

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US SMALL BUSINESS ADMINISTRATION

900 MARKET STREET 5TH FLOOR

ROBERT N.C. NIX FEDERAL BUILDING

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ADMINISTRATION

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Document	Receipt

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DEPARTMENT 281230 Tracking #: 71901140006000068472

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