

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION

vs.

Defendant

NANCY NEWHART
STEVEN NEWHART

Attorney for the Plaintiff:

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

Sheriff's Sale Date: Wednesday, November 9, 2016

Writ of Execution No. : 2016CV724

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 21 BELLES COURT, BERWICK, PA 18603

Sheriff Costs

Advertising Sale (Newspaper)	\$15.00
Advertising Sale Bills & Copies	\$17.50
Crying Sale	\$10.00
Docketing	\$15.00
Levy	\$15.00
Mailing Costs	\$36.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,183.38
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	\$165.00
Service Mileage	\$24.00
Distribution Form	\$25.00
Copies	\$5.50
Notary Fee	\$15.00
Tax Claim Search	\$5.00
Surcharge	\$120.00
Total Sheriff Costs	\$1,986.38

Distribution Costs

Recording Fees	\$67.00
Total Distribution Costs	\$67.00

Grand Total: \$2,053.38

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

**COLUMBIA COUNTY REGISTER AND RECORDER
RECEIPT**

Inv Number: 210734
Customer:
SHERIFF

Invoice Date: 01/25/2017 3:17:43 PM
Last Change:

RECEIPT
Receipt By: WALK-IN

Reg/Drw ID: 0102
By: BSL

Chg #	Charge / Payment / Fee Description	Amount	Inst # / Inst Date	Municipality
1	DEED	\$67.00	201700651	BRIARCREEK
	Grantor - NEWHART, NANCY A		01/25/17 3:17:44 PM	TOWNSHIP
	Grantee - FEDERAL NATIONAL MORTGAGE ASSO			
	Consideration - \$2,094.45			
	Tax Basis - \$0.00			
	Return Via - MAIL			
	Fees Summary:			
	STATE WRIT TAX	\$0.50		
	JCS/ACCESS TO JUSTICE	\$35.50		
	AFFORDABLE HOUSING	\$13.00		
	RECORDING FEES - RECORDER	\$13.00		
	RECORDER IMPROVEMENT FUND	\$3.00		
	COUNTY IMPROVEMENT FUND	\$2.00		
	Inst Info: SHERIFF'S DEED			
	TOTAL CHARGES	\$67.00		
	PAYMENTS			
	CHECK: 7682 - SHERIFF	\$67.00		
	TOTAL PAYMENTS	\$67.00		
	AMOUNT DUE	\$67.00		
	PAYMENT ON INVOICE	(\$67.00)		
	BALANCE DUE ON INVOICE	\$0.00		

COLUMBIA COUNTY SHERIFF'S OFFICE
SHERIFF'S REAL ESTATE FINAL COST SHEET

JPMORGAN CHASE BANK NA VS NANCY & STEVEN NEWHART

NO. 127-2016 ED NO. 724-2016 JD

DATE/TIME OF SALE: NOVEMBER 9, 2016 @ 9:00 AM

BID PRICE (INCLUDES COST) \$ 2053.38

POUNDAGE - 2% OF BID \$ 41.07

TRANSFER TAX - 2% OF FAIR MKT \$ -

MISC. COSTS \$ -

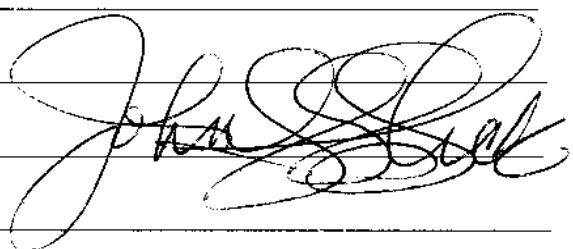
TOTAL AMOUNT NEEDED TO PURCHASE \$ 2094.45

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____



TOTAL DUE: \$ 2094.45

LESS DEPOSIT: \$ 1350.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 744.45

KML LAW GROUP, P.C.
Suite 5000 BNY Mellon Independence Center
701 Market Street
Philadelphia, PA 19106
www.kmlawgroup.com

November 11, 2016

SHERIFF OF COLUMBIA COUNTY

Real Estate Division
Sheriff's Office
PO Box 380
Bloomsburg, PA 17815

RE: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION vs. NANCY A. NEWHART and STEVEN E. NEWHART

Sale Book/Writ No.: /

Docket Number: 2016-cv-724

Sale Date: 11/09/2016

Property Address: 21 Belles Court Berwick, PA 18603

To the Sheriff:

Enclosed are Transfer Tax Affidavits and an Assignment of Bid with regard to the above-captioned matter.
Please deed the property to:

FEDERAL HOME LOAN MORTGAGE CORPORATION
8200 Jones Branch Drive
McLean, VA 22102-3110

If funds are required to settle with the Sheriff and they are not enclosed, please email the cost sheet to the below email address. Please notify our office when the deed is recorded.

KML LAW GROUP, P.C.
Hectianna Martinez, Legal Assistant
FC Special Services/Post Sale
215-825-6384 (Direct Phone)
(Fax)
hmartinez@kmlawgroup.com

Enclosed: (if applicable)

Sheriff's Costs Sheet showing Balance Due of \$ _____

KML Check Number _____

Settlement Amount(s) \$ _____

Loan Type CONVENTIONAL

KML #155591FC

**REALTY TRANSFER TAX
STATEMENT OF VALUE****RECORDER'S USE ONLY**

R **pennsylvania**
DEPARTMENT OF REVENUE
Bureau of Individual Taxes
PO BOX 280603
Harrisburg, PA 17128-0603

See reverse for instructions.

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 KML Law Group, P.C.		Telephone Number: (215) 627-1322	
Mailing Address 701 Market Street, Suite 5000 BNY Independence Center		City Philadelphia	State PA
		ZIP Code 19106-1532	

B. TRANSFER DATADate of Acceptance of Document **11/14/2016**

Grantor(s)/Lessor(s) SHERIFF OF COLUMBIA COUNTY		Telephone Number: 570-389-5622		Grantee(s)/Lessee(s) FEDERAL HOME LOAN MORTGAGE CORPORATION		Telephone Number: 215-627-1322	
Mailing Address Sheriff's Office, PO Box 380				Mailing Address 8200 Jones Branch Drive,			
City Bloomsburg	State PA	ZIP Code 17815	City McLean	State VA	ZIP Code 22102-3110		

C. REAL ESTATE LOCATION

Street Address 21 Belles Court		City, Township, Borough Berwick - Township of Briar Creek	
County Columbia	School District	Tax Parcel Number 07-10A-021-21-000	

D. VALUATION DATAWas transaction part of an assignment or relocation? ☐ YES ☒ NO

1. Actual Cash Consideration =\$2,053.38	2. Other Consideration +0	3. Total Consideration =\$2,053.38
4. County Assessed Value \$43,121.00	5. Common Level Ratio Factor X 3.69	6. Computed Value =\$159,116.46

E. EXEMPTION DATA - Refer to instructions for exemption status.

1a. Amount of Exemption Claimed \$159,116.46	1b. Percentage of Grantor's Interest in Real Estate 100%	1c. Percentage of Grantor's Interest Conveyed 100%
--	--	--

2. Check Appropriate Box Below for Exemption Claimed.

- ☐ Will or intestate succession. _____ (Name of Decedent) _____ (Estate File Number)
- ☐ Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- ☐ 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. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- ☐ Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of mortgage and note/assignment.)
- ☐ Corrective or confirmatory deed. (Attach complete copy of the deed to be corrected or confirmed.)
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☒ Other (Please explain exemption claimed.) **FREDDIE MAC IS AN EXEMPT CORPORATION.**

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

Signature of Correspondent or Responsible Party

Date

11-16-16

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

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

FIRSTTRUST
800.220.BANK / firsttrust.com
3-7380/2360

01/23/2017

PAY TO THE
ORDER OF

SHERIFF OF COLUMBIA COUNTY

\$ **41.07

FORTY-ONE AND 07 / 100

DOLLARS

*Sheriff's Office
PO Box 380
Bloomsburg PA, 17815*



MORTGAGE CASH ACCOUNT VOID AFTER 180 DAYS

[Signature]
AUTHORIZED SIGNATURE

MEMO **155591/Newhart**

⑈00859879⑈ ⑆236073801⑆ 80 00082795⑈

WIND TO LIGHT TO VIEW WATERMARK IN PAPER HEAT SENSITIVE RED IMAGE DISAPPEARS WITH HEAT DETECTION CIRCLE REVEALS A LOCK WHEN TESTED

855045

KML LAW GROUP, P.C.

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

FIRSTTRUST

800.220.BANK / firsttrust.com

3-7380/2360

11/16/2016

PAY TO THE
ORDER OF

SHERIFF OF COLUMBIA COUNTY

\$ **703.38

SEVEN HUNDRED THREE AND 38 / 100

DOLLARS

Sheriff's Office

PO Box 380

Bloomsburg PA, 17815

6.18 MORTGAGE CASH ACCOUNT VOID AFTER 180 DAYS



[Signature]
AUTHORIZED SIGNATURE

MEMO 155591/Newhart

00085504500 023607380400 0008279500

FD Security features. Details on back.

KML LAW GROUP, P.C.

Suite 5000 - BNY Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
www.kmlawgroup.com

January 23, 2017

SHERIFF OF COLUMBIA COUNTY
Real Estate Division
Sheriff's Office
PO Box 380
Bloomsburg, PA 17815

RE: NANCY A. NEWHART and STEVEN E. NEWHART
21 Belles Court
Berwick, PA
Sale Date: November 09, 2016
Docket #: 2016-cv-724
Book , Writ

To The Sheriff:

Enclosed please find a check in the amount of \$41.07, representing payment for Sheriff's costs for the above-referenced sale. If you require anything further from our office, please contact me directly at PostSale@kmlawgroup.com or 215-825-6344.

Thank you in advance for your time and attention to this matter.

Sincerely,

KML LAW GROUP, P.C.
Robert M. Miller, Legal Assistant
Post Sale Department
215-825-6344 (Direct Phone)
rmiller@kmlawgroup.com

SHERIFF'S SALE COST SHEET

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

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>165.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>36.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>24.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	\$ <u>5.50</u>	
NOTARY	\$ <u>15.00</u>	
TOTAL *****		\$ <u>418.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>1183.38</u>	
SOLICITOR'S SERVICES	\$100.00	
TOTAL *****		\$ <u>1433.38</u>

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

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20	\$	
SCHOOL DIST. 20	\$	
DELINQUENT 20	\$ <u>5.00</u>	
TOTAL *****		\$ <u>5.00</u>

MUNICIPAL FEES DUE:		
SEWER 20	\$	
WATER 20	\$	
TOTAL *****		\$ <u>-0-</u>

SURCHARGE FEE (DSTE)	\$ <u>120.00</u>	
MISC. _____	\$	
_____	\$	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 2053.38

KML LAW GROUP, P.C.
SUITE 5000 BNY MELLON INDEPENDENCE CENTER
701 MARKET STREET
PHILADELPHIA, PA 19106
WWW.KMLLAWGROUP.COM

October 10, 2016

SHERIFF OF COLUMBIA COUNTY
Sheriff's Office
PO Box 380
Bloomsburg, PA 17815

RE: No. 2016-cv-724
NANCY A. NEWHART and STEVEN E. NEWHART

Real Estate Division:

The above case may be sold on November 09, 2016. It has been properly served in accordance with Rule 3129.

Very truly yours,

KML Law Group, P.C.

Michelle Clarkson
Legal Assistant

**IN THE COURT OF COMMON PLEAS OF Columbia
COUNTY**

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION

c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART

Mortgagor(s) and Record Owner(s)

21 Belles Court
Berwick, PA 18603

Defendant(s)

CIVIL DIVISION

CIVIL ACTION – LAW

ACTION OF MORTGAGE FORECLOSURE

No.: 2016-cv-724

**DOCUMENT: AFFIDAVIT PURSUANT
TO RULE 3129**

CODE:

FILED ON BEHALF OF:

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION

ATTORNEY FOR PLAINTIFF:

KML Law Group, P.C.

Suite 5000 – BNY Mellon Independence Center

701 Market Street

Philadelphia, PA 19106

(215) 627-1322

Firm State I.D. #23-217969

KML LAW GROUP, P.C.
Suite 5000
BNY Mellon Independence Center
701 Market Street
Philadelphia, PA 19106-1532
215-627-1322
3129@kmlawgroup.com
Attorney for Plaintiff

155591FC
CF: 06/21/2016
SD: 11/09/2016
\$163,236.39

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART
Mortgagor(s) and Record Owner(s)

21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION – LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2016-cv-724

CERTIFICATE OF SERVICE PURSUANT TO Pa.R.C.P. 3129.2 (c) (2)

Michelle Clarkson, an employee of KML Law Group, P.C., counsel for Plaintiff, hereby certifies that service on the Defendants of the Notice of Sheriff Sale was made by:

- ☒ (X) Personal Service by the Sheriff's Office/competent adult. Copy of return attached.
- ☐ () Certified mail by KML Law Group, P.C. Copy of Certified Mail Receipt attached.
- ☐ () Certified mail by Sheriff's Office.
- ☐ () Ordinary mail by KML Law Group, P.C. to Attorney for Defendant(s) of record. Proof of mailing is attached (Pa. R.C.P. 440(a)(i)).
- ☐ () Acknowledgment of Sheriff's Sale by Attorney for Defendant(s). Proof of acknowledgment attached.
- ☐ () Ordinary mail by Sheriff's Office to Attorney for Defendant(s) of record.

IF SERVICE WAS ACCOMPLISHED BY COURT ORDER.

- ☐ () Premises was posted by Sheriff's Office/competent adult. Copy of return attached.
- ☐ () Certified Mail & ordinary mail by Sheriff's Office. Copy of return attached.
- ☐ () Certified Mail & ordinary mail by KML Law Group, P.C. Copy of Certified Mail Receipt attached.
- ☐ () Published in accordance with court order. Copy of publication attached.

Pursuant to the attached Affidavit under Rule 3129, service on all lienholders (if any) has been made by ordinary mail KML Law Group, P.C. Copies of proofs of mailing attached.

The undersigned understands that the statements herein are subject to the penalties provided by 18 Pa. C.S.A. Section 4904.

DATED: October 10, 2016

Respectfully submitted,



BY: Michelle Clarkson
Legal Assistant
KML Law Group, P.C.



IN THE COMMON PLEAS COURT OF COLUMBIA COUNTY PENNSYLVANIA

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; et seq.
Plaintiff (Petitioner)

CASE and/or DOCKET No.: 2016-CV-724

Sheriff's Sale Date: 10/5/2016

V.

NANCY A. NEWHART STEVEN E. NEWHART; et al.
Defendant (Respondent)

AFFIDAVIT OF SERVICE

TYPE OF PROCESS: NOTICE OF SALE

I, DENISE HINKLE, certify that I am eighteen years of age or older and that I am not a party to the action nor an employee nor relative of a party, and that I served NANCY A. NEWHART the above process on the 11 day of September, 2016, at 4:05 o'clock, P.M., at 2629 W FRONT ST BERWICK, PA 18603 4113, County of Columbia, Commonwealth of Pennsylvania:

Manner of Service:

☒ By handing a copy to the Defendant(s)

Description: Approximate Age 46-50 Height 5' Weight 130 Race WHITE Sex FEMALE Hair BROWN

Military Status: ☒ No ☐ Yes Branch: _____

Commonwealth/State of Pa)
) SS:
County of Berks)

Before me, the undersigned notary public, this day, personally, appeared Denise Hinkle to me known, who being duly sworn according to law, deposes the following:

I hereby swear or affirm that the facts set forth in the foregoing Affidavit of Service are true and correct.

Denise Hinkle
(Signature of Affiant)

Subscribed and sworn to before me
this 12 day of SEPT, 20 16

File Number: 155591FC
Case ID #: 4689900

Notary Public

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Eric M. AHNHAGEN, Notary Public
Washington Township, Berks County
My Commission Expires November 13, 2017



IN THE COMMON PLEAS COURT OF COLUMBIA COUNTY-PENNSYLVANIA

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; et seq.
Plaintiff (Petitioner)

CASE and/or DOCKET No.: 2016-CV-724

Sheriff's Sale Date: 10/5/2016

V.

NANCY A. NEWHART STEVEN E. NEWHART; et al.
Defendant (Respondent)

AFFIDAVIT OF SERVICE

TYPE OF PROCESS: NOTICE OF SALE

I, DENISE HINKLE, certify that I am eighteen years of age or older and that I am not a party to the action nor an employee nor relative of a party, and that I served STEVEN E. NEWHART the above process on the 11 day of September, 2016, at 4:05 o'clock, P.M., at 2629 W FRONT ST BERWICK, PA 18603 4113, County of Columbia, Commonwealth of Pennsylvania:

Manner of Service:

- ☒ By handing a copy at the residence of the Defendant(s) to an adult member of the family with whom he/she resides or to the adult person in charge of the residence because no adult family member was found *
- ☐ By handing a copy at the residence of the Defendant(s) to the clerk or manager of the hotel, inn, apartment house or other place of lodging at which he/she resides *
- ☐ By handing a copy at the office or usual place of business of the Defendant(s) to the Defendant's(s) agent or to the person for the time being in charge thereof *

* Name: NANCY NEWHART

Relationship/Title/Position: SPOUSE

Remarks: _____

Description: Approximate Age 46-50 Height 5' Weight 130 Race WHITE Sex FEMALE Hair BROWN

Military Status: ☒ No ☐ Yes Branch: _____

Commonwealth/State of Pa)

) SS:

County of Berks)

Before me, the undersigned notary public, this day, personally, appeared DENISE HINKLE to me known, who being duly sworn according to law, deposes the following:

I hereby swear or affirm that the facts set forth in the foregoing Affidavit of Service are true and correct.

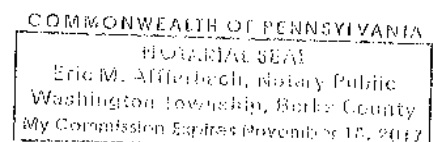
Denise Hinkle
(Signature of Affiant)

Subscribed and sworn to before me
this 12 day of SEPT, 20 16

File Number: 155591FC

Case ID #: 4689900

Notary Public



Name and Address of Sender:
KML LAW GROUP, P.C.
SUITE 5000
701 MARKET STREET
PHILADELPHIA, PA
19106-1532

Check type of mail or service:

☐ Certified
☐ COD
☐ Delivery Confirmation
☐ Express Mail
☐ Insured

☐ Recorded Delivery (International)
☐ Registered
☐ Return Receipt for Merchandise
☐ Signature Confirmation

Affix Stamp Here
 (If issued as a
 certificate of mailing,
 or for additional copies
 of this bill)
 Postmark and
 Date of Receipt

Article Number	Addressee (Name, Street, City, State & ZIP Code)	Postage	Fee	Handling Charge	Actual Value If Registered	Insured Value	Due Sender If COD	DC Fee	SC Fee	SH Fee	RD Fee	RR Fee
1.	PA DEPARTMENT OF PUBLIC WELFARE - Bureau of Child Support Enforcement Health and Welfare Bldg. - Room 432 P.O. Box 2675 Harrisburg, PA 17105-2675	TENANTS/OCCUPANTS 21 Belles Court Berwick, PA 18603										
2.	DOMESTIC RELATIONS OF COLUMBIA COUNTY PO Box 380 Bloomsburg, PA 17815											
3.												
4.												
5.												
6.												
7.												
8.												
Total Number of Pieces Listed by Sender: 5		Total Number of Pieces Received at Post Office		Postmaster, Per (Name of receiving employee)								

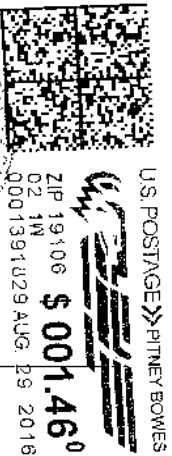
See Privacy Act Statement on Reverse

PS Form 3877, February 2002 (Page 1 of 2)

Complete by Typewriter, Ink, or Ball Point Pen

155591FC Columbia County Sale Date: 10/05/2016

NANCY A. NEWHART & STEVEN E. NEWHART



KML LAW GROUP, P.C.

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART
Mortgagor(s) and Record Owner(s)

21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Term
No. 2016-cv-724

AFFIDAVIT PURSUANT TO RULE 3129

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff in the above action, by and through an authorized employee of its attorneys, KML Law Group, P.C., sets forth as of the date the praccipe for the writ of execution was filed the following information concerning the real property located at:

21 Belles Court
Berwick, PA 18603

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

NANCY A. NEWHART
2629 W Front Street
Berwick, PA 18603

STEVEN E. NEWHART
2629 W Front Street
Berwick, PA 18603

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

NANCY A. NEWHART
2629 W Front Street
Berwick, PA 18603

STEVEN E. NEWHART
2629 W Front Street
Berwick, PA 18603

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

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

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

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

5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:


6. Name and address of every other person of whom the plaintiff has knowledge who has any record interest in the property which may be affected by the sale.

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

TENANTS/OCCUPANTS
21 Belles Court
Berwick, PA 18603

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

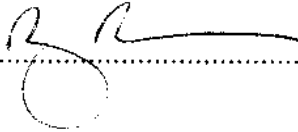
DATED: October 10, 2016



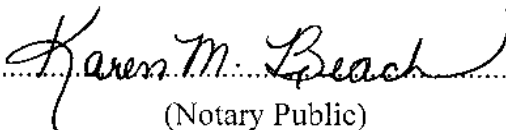
KML Law Group, P.C.
BY: Michelle Clarkson
Legal Assistant

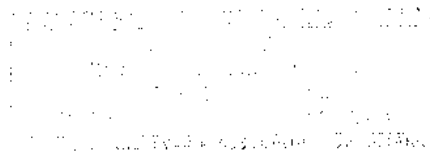
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paula J. Ream being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since that day and on the attached notice September 14, 21, 28, 2016 that the affiant is one of the officers or publisher or designated agent of the owner or publisher of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

.....


Sworn and subscribed to before me this 28th day of September 2016.

.....

(Notary Public)



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

.....

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

IPMORGAN CHASE BANK, NATIONAL
 ASSOCIATION
 c/o 3415 Vision Drive
 Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
 STEVENE NEWHART
 Mortgagors and Record Owners
 21 Belles Court
 Berwick, PA 18603

Defendants

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2016-cv-724

Book:

Writ:

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for October 05, 2016 at 9:00 AM in the above matter has been continued until
November 09, 2016 at 9:00 AM

Date: 11/9/16 By: [Signature]

KML LAW GROUP, P.C.
 701 Market Street, Suite 5000
 Philadelphia, PA 19106
 (215) 825-6332
 _____ Michael McKeever Pa. ID 56129
 _____ David Fein Pa. ID 82628
 _____ Jill P. Jenkins Pa. ID 306588
 _____ Atyk L. Oflazian Pa. ID 312912
 _____ Matthew K. Fissel Pa. ID 314567
☒ Rebecca A. Solarz Pa. ID 315936
 _____ Nora C. Viggiano Pa. ID 320864
 Attorneys for Plaintiff

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

JPMORGAN CHASE BANK, NATIONAL
 ASSOCIATION
 c/o 3415 Vision Drive
 Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
 STEVEN E. NEWHART
 Mortgagors and
 Record Owners
 21 Belles Court
 Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION – LAW

ACTION OF MORTGAGE FORECLOSURE

Term

No. 2016-cv-724

Book:

Writ:

CERTIFICATE OF FILING AND SERVICE

I hereby certify that the attached Notice of the Date of Continued Sheriff's Sale was sent for filing with the Court, and was served on the following parties by regular mail on the date listed below.

NANCY A. NEWHART
 2629 W Front Street
 Berwick, PA 18603

STEVEN E. NEWHART
 2629 W Front Street
 Berwick, PA 18603
 defendants

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

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

Date: 9/14/16

By:

Patricia Eaves

Patricia Eaves, legal assistant
 KML LAW GROUP, P.C.
 701 Market Street, Suite 5000
 Philadelphia, PA 19106
 Direct: 215-825-6357
 Email: Peaves@Kmlawgroup.com

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

JPMORGAN CHASE BANK, NATIONAL
 ASSOCIATION
 c/o 3415 Vision Drive
 Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
 STEVEN E. NEWHART
 Mortgagors and Record Owners
 21 Belles Court
 Berwick, PA 18603

Defendants

IN THE COURT OF COMMON PLEAS
 of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2016-cv-724

Book:
 Writ:

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

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November 09, 2016 at 9:00 AM

Date: 9/14/16 By: [Signature]

KML LAW GROUP, P.C.
 701 Market Street, Suite 5000
 Philadelphia, PA 19106
 (215) 825-6332
 _____ Michael McKeever Pa. ID 56129
 _____ David Fein Pa. ID 82628
 _____ Jill P. Jenkins Pa. ID 306588
 _____ Alyk L. Ofnazian Pa. ID 312912
 _____ Matthew K. Fissel Pa. ID 314567
☒ Rebecca A. Solarz Pa. ID 315936
 _____ Nora C. Viggiano Pa. ID 320864
 Attorneys for Plaintiff

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

**JPMORGAN CHASE BANK, NATIONAL
 ASSOCIATION**
 c/o 3415 Vision Drive
 Columbus, OH 43219

Plaintiff

vs.

**Mortgage Bank
 21 Belles Court
 Berwick, PA 18603**

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION – LAW

**YCLITE
 No. 2014-00734**

**Book
 1022**

CERTIFICATE OF FILING AND SERVICE

I hereby certify that the attached Notice of the Date of Continued Sheriff's Sale was sent for filing with the Court, and was served on the following parties by regular mail on the date listed below.

NANCY A. NEWHART
 2629 W Front Street
 Berwick, PA 18603

STEVEN E. NEWHART
 2629 W Front Street
 Berwick, PA 18603

defendants

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

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

Date:

9/14/16

By:

Patricia Eaves

Patricia Eaves, legal assistant
 KML LAW GROUP, P.C.
 701 Market Street, Suite 5000
 Philadelphia, PA 19106
 Direct: 215-825-6357
 Email: Peaves@Kmlawgroup.com

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

September 14, 2016

Columbia

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

BOOK WRIT

RE: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NANCY A. NEWHART and STEVEN E. NEWHART
Term No. 2016-cv-724

Property address:

21 Belles Court
Berwick, PA 18603

Sheriff's Sale Date: October 05, 2016

Dear Sir/Madam:

Kindly postpone the above-captioned Sheriff's Sale scheduled for October 05, 2016 to November 09, 2016.

Thank you for your cooperation.

Very Truly Yours,
KML LAW GROUP, P.C.

Patricia Eaves

Michael T. McKeever, Esq.

By: Patricia Eaves, legal assistant

cc:

NANCY A. NEWHART
2629 W Front Street
Berwick, PA 18603

STEVEN E. NEWHART
2629 W Front Street
Berwick, PA 18603

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

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART
Mortgagor(s) and Record Owner(s)
21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2016-cv-724

2016-ED-127

2016-03-31 11:36
FILED
CLERK OF COURT

PRAECIPE FOR WRIT OF EXECUTION

TO THE PROTHONOTARY:

Issue Writ of Execution in the above matter:

Amount Due

\$163,236.39

Interest from **6/1/2016**
to Date of Sale at
4.5000%

(Costs to be added)

By: 

KML LAW GROUP, P.C.

____ Michael McKeever Pa. ID 56129

____ Lisa Lee Pa. ID 78020

____ David Fein Pa. ID 82628

____ Thomas Puleo Pa. ID 27615

____ Jill P. Jenkins Pa. ID 306588

____ Alyk L. Oflazian Pa. ID 312912

____ Matthew K. Fissel Pa. ID 314567

____ Rebecca A. Solarz Pa. ID 315936

____ Nora C. Viggiano Pa. ID 320864

Attorneys for Plaintiff

IN THE COURT OF COMMON PLEAS

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

vs.

NANCY A. NEWHART and
STEVEN E. NEWHART
Mortgagor(s)
21 Belles Court Berwick, PA 18603

WRIT OF EXECUTION	
(Mortgage Foreclosure)	
REAL DEBT	\$163,236.39
INTEREST from	\$
COSTS PAID:	
PROTHY	\$
SHERIFF	\$
STATUTORY	\$
COSTS DUE PROTHY	\$
Office of Judicial Support	
Judg. Fee	
Cr.	
Sat.	

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

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION

c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART

STEVEN E. NEWHART

(Mortgagor(s) and Record Owner(s))

21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2016-cv-724

AFFIDAVIT PURSUANT TO RULE 3129

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff in the above action, by counsel, KML Law Group, P.C., sets forth as of the date the praecipe for the writ of execution was filed the following information concerning the real property located at:

21 Belles Court
Berwick, PA 18603

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

NANCY A. NEWHART
21 Belles Court
Berwick, PA 18603

STEVEN E. NEWHART
21 Belles Court
Berwick, PA 18603

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

NANCY A. NEWHART
21 Belles Court
Berwick, PA 18603

STEVEN E. NEWHART
21 Belles Court
Berwick, PA 18603

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

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

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

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

5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:

6. Name and address of every other person of whom the plaintiff has knowledge who has any record interest in the property which may be affected by the sale.

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

TENANTS/OCCUPANTS
21 Belles Court
Berwick, PA 18603

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

DATED: 8/2/16

By: 

KML LAW GROUP, P.C.

☐ Michael McKeever Pa. ID 56129
☐ Lisa Lee Pa. ID 78020
☐ David Fein Pa. ID 82628
☐ Thomas Puleo Pa. ID 27615
☐ Jill P. Jenkins Pa. ID 306588
☐ Alyk L. Oflazian Pa. ID 312912
☒ Matthew K. Fissel Pa. ID 314567
☐ Rebecca A. Solarz Pa. ID 315936
☐ Nora C. Viggiano Pa. ID 320864
☐ Lauren B. Karl Pa. ID 88209
☐ Matthew J. McClelland Pa. ID 319482

Attorneys for Plaintiff



Case Number
2016CV724

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NANCY NEWHART (et al.)

Case Number
2016CV724

SHERIFF'S RETURN OF SERVICE

08/30/2016 10:37 AM - DEPUTY MICHAEL BEYER, 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 21 BELLES COURT, BERWICK, PA 18603.

Michael Beyer
MICHAEL BEYER, DEPUTY

SO ANSWERS,

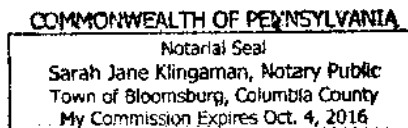
Timothy T. Chamberlain
TIMOTHY T. CHAMBERLAIN, SHERIFF

August 30, 2016

NOTARY

Affirmed and subscribed to before me this

30TH day of AUGUST, 2016



Sarah Jane Klingaman

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

out County South Sheriff, Telephone: 717-339-1100

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NANCY NEWHART (et al.)

Case Number
2016CV724

SHERIFF'S RETURN OF SERVICE

08/09/2016 12:03 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 NANCY NEWHART, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR STEVEN NEWHART AT 2627 WEST FRONT STREET, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

August 10, 2016

COMMONWEALTH OF PENNSYLVANIA

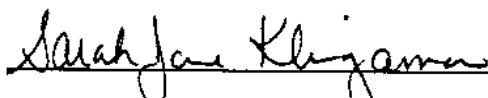
Notarial Seal

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

NOTARY

Affirmed and subscribed to before me this

10TH day of AUGUST, 2016



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

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NANCY NEWHART (et al.)

Case Number
2016CV724

SHERIFF'S RETURN OF SERVICE

08/09/2016 12:03 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 THE DEFENDANT, TO WIT: NANCY NEWHART AT 2627 WEST FRONT STREET, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

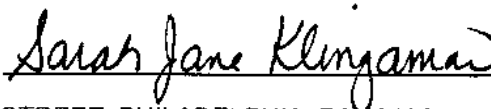
August 10, 2016

NOTARY

Affirmed and subscribed to before me this

10TH day of AUGUST, 2016

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



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



August 18, 2016

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

JP MORGAN CHASE BANK, NATIONAL ASSOCIATION

VS.

NANCY A. NEWHART
STEVEN E. NEWHART

NO: 2016-CV-724

Dear Timothy:

The property located at 21 Belles Court Berwick, Pa is not connected to public sewer and therefore no money is due to us.

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

Sincerely,

Kelly Morris
Authority Clerk

Hearing Impaired 711

"BAJSA is an Equal Opportunity Provider and Employer"

1108 Freas Avenue • Berwick, Pennsylvania 18603

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

**JOAN ROTHERY
TAX COLLECTOR
BRIAR CREEK TOWNSHIP**

**122 TWIN CHURCH ROAD
BERWICK, PA 18603**

(570) 759-2118

~~(570) 759-2118 FAX~~

TO: Sheriff's Office

FAX: 389-5625

**2016 SCHOOL REAL ESTATE TAX NOTICE
Berwick Area School District
Briar Creek Township**

Make Check Payable To:

The Berwick Area School District
Joan Rothery, Tax Collector
122 Twin Church Road
Berwick, PA 18603

Telephone: 570-759-2118

Taxes are due and payment is requested from:

NEWHART STEVEN E & NANCY A
2629 W FRONT ST
BERWICK, PA 18603-4113

Bill Date: 7/1/2016

Bill #: 1225

TAX COLLECTOR COPY

Parcel #: 07 10A02121000

Prop. Type

Property Location and Description:

21 BELLES CT

2.020

Assessment:

L= 8,465

B= 36,656

T= 43,121

Tax Description	Mills/Rate	Amount
SCHOOL REAL ESTATE	44.2300	1,907.24
HOMESTEAD EXCLUSION	NA	NA
FARMSTEAD EXCLUSION	NA	NA
If Paid By 8/31/2016, 2% Discounted Amount		1,869.10
If Paid By 10/31/2016, FACE Amount		1,907.24
If Paid After 10/31/2016, 10% Penalty Amount		2,097.96

Last Day to Pay: 12/31/2016

For a receipt, return the entire bill with payment
and a self-addressed stamped envelope.

Joan Rothery
8-25-14
File date 10-5-16

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

REAL ESTATE TAX CERTIFICATION

Date: 08/17/2016

Fee: \$5.00

Cert. NO: 25358

NEWHART STEVEN E & NANCY A
2629 W FRONT ST
BERWICK PA 18603

District: BRIARCREEK TWP
Deed: 20071 -2889
Location: 21 BELLES CT
Parcel Id:07 -10A-021-21,000

Assessment: 43,121

Balances as of 08/17/2016

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

By: COLUMBIA County SHERIFF Per: _____

**JOAN ROTHERY
TAX COLLECTOR
BRIAR CREEK TOWNSHIP**

**122 TWIN CHURCH ROAD
BERWICK, PA 18603**

(570) 759-2118

~~(570) 759-2118 FAX~~

TO: Sheriff's Office

FAX: 389-5625

2016 SCHOOL REAL ESTATE TAX NOTICE
Berwick Area School District
Briar Creek Township

Make Check Payable To:

The Berwick Area School District
Joan Rothery, Tax Collector
122 Twin Church Road
Berwick, PA 18603

Telephone: 570-759-2118

Taxes are due and payment is requested from:

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2629 W FRONT ST
BERWICK, PA 18603-4113

Bill Date: 7/1/2016

Bill#: 1225

TAX COLLECTOR COPY

Parcel #: 07 10A02121000

Prop. Type

Property Location and Description:

21 BELLES CT
2.020

Assessment:

L= 6,465
B= 36,656
T= 43,121

Tax Description	Mills/Rate	Amount
SCHOOL REAL ESTATE	44.2300	1,907.24
HOMESTEAD EXCLUSION	NA	NA
FARMSTEAD EXCLUSION	NA	NA
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If Paid By 10/31/2016 FACE Amount		1,907.24
If Paid After 10/31/2016 10% Penalty Amount		2,097.96

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For a receipt, return the entire bill with payment
and a self-addressed stamped envelope.

File date 10-5-16

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NEWHART, NANCY (et al.)

Case Number
2016CV724

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 127

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 10/05/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

2627 W. Front St. Berwick, PA

Serve To:

Name: STEVEN NEWHART

Primary Address: 21 BELLES COURT
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: *Nancy Newhart*

Relation:

Date: 8-9-16

Time: 12:03

Deputy: 3

Mileage:

Attorney / Originator:

Name: KML LAW GROUP, P.C.

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

NEWHART, STEVEN

2016CV724

21 BELLES COURT, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NEWHART, NANCY (et al.)

Case Number
2016CV724

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 127

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 10/05/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

2627 W. Front St Berwick, PA

Serve To:

Name: NANCY NEWHART
Primary Address: 21 BELLES COURT
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult in Charge · Posted · Other

Adult in Charge:

Relation:

Date: 8-9-16

Time: 12:03

Deputy: 3

Mileage:

Attorney / Originator:

Name: KML LAW GROUP, P.C.

Phone:

Service Attempts:

Date:	8-9-16					
Time:	9:25					
Mileage:						
Deputy:	3					

Service Attempt Notes:

1. LIC # 2627 ? 2627 W. Front St.

2.

3.

4.

5.

6.

NEWHART, NANCY

2016CV724

21 BELLES COURT, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NEWHART, NANCY (et al.)

Case Number
2016CV724

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 127

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 10/05/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Joan M. Rothery

Primary Address: 122 Twin Church Road
Berwick, PA 18603

Phone: 570-759-2118 DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge:

Relation:

Date: 8-9-16

Time: 11:10

Deputy: 3

Mileage:

Attorney / Originator:

Name: KML LAW GROUP, P.C.

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

ROTHERY, JOAN M.

2016CV724

122 TWIN CHURCH ROAD, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NEWHART, NANCY (et al.)

Case Number
2016CV724

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 10/05/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	BERWICK AREA JOINT SEWER AUTHORIT
Primary Address:	1108 FREAS AVENUE BERWICK, PA 18603
Phone:	DOB:
Alternate Address:	106 MARKET STREET BERWICK, PA 18603
Phone:	

Final Service:

Served:	Personally <input checked="" type="checkbox"/> Adult In Charge <input checked="" type="checkbox"/> Posted <input type="checkbox"/> Other <input type="checkbox"/>		
Adult In Charge:	KELLY MORRIS		
Relation:	CLEAN		
Date:	8-5-16	Time:	1120
Deputy:	8	Mileage:	

Attorney / Originator:

Name: KML LAW GROUP, P.C.	Phone:
----------------------------------	---------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

1. _____
2. _____
3. _____
4. _____
5. _____
6. _____

BERWICK AREA JOINT SE

2016CV724

1108 FREAS AVENUE, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NEWHART, NANCY (et al.)

Case Number
2016CV724

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 127

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 10/05/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

House is Abandon

Serve To:

Name: OCCUPANT

Primary Address: 21 BELLES COURT
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 8-5-16

Time: 1110

Deputy: 8

Mileage:

Attorney / Originator:

Name: KML LAW GROUP, P.C.

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

OCCUPANT

2016CV724

21 BELLES COURT, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NEWHART, NANCY (et al.)

Case Number
2016CV724

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 127

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 10/05/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Domestic Relations Office of Columbia Co.

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

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Karen Richenderlie

Relation:

Clerk

Date:

8-5-16

Time:

10:55

Deputy:

4

Mileage:

Attorney / Originator:

Name: KML LAW GROUP, P.C.

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

DOMESTIC RELATIONS OF 2016CV724 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
vs.
NEWHART, NANCY (et al.)

Case Number
2016CV724

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	127
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 10/05/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	Columbia County Tax Office		
Primary Address:	PO Box 380 Bloomsburg, PA 17815		
Phone:	570-389-5649	DOB:	
Alternate Address:			
Phone:			

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	Sherey Evans		
Relation:	Clerk		
Date:	8-5-16	Time:	10:45
Deputy:	4	Mileage:	

Attorney / Originator:

Name:	KML LAW GROUP, P.C.	Phone:	
--------------	---------------------	---------------	--

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

1. _____
2. _____
3. _____
4. _____
5. _____
6. _____

COLUMBIA COUNTY TAX C

2016CV724

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

Press Enterprise
3185 Lackawanna Ave.
Bloomsburg, PA 17815

08/04/16

Phone:(570) 784-6151 Fax:(570) 784-6152 Email: class@pressenterprise.net

Account: 1043	Date: 08/04/16
	Ad Date: 09/14/16
	Class: 2
Name:	Ad ID: 1081523
Company: TIM CHAMBERLAIN -	Ad Taker: PBARRY
COLUM COUNTY SHER	Sales Person: 24
Address: PO BOX 380	Words: 791
BLOOMSBURG, PA 17815	Lines: 70
	Agate Lines: 216
	Depth: 8.0
	Inserts: 3
Telephone: (570) 389-5622	Blind Box:

Ad Price: **\$1,183.38**

Paid Amount: **- \$0.00**

Amount Due: **\$1,183.38**

Publication	Start	Stop	Inserts	Cost
Press Enterprise	09/14/16	09/28/16	3	\$1,183.38

We Appreciate Your Business!
Thank You !

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2016CV724

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, OCTOBER 05, 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.

All that certain property situated in the Township of Briar Creek, in the County of Columbia, Commonwealth of Pennsylvania, and being described as follows: 07-10A-021-21.

Being more fully described in a deed dated 10/31/07 and recorded 12/20/07 among the land records of the County and State set forth above, in Instrument 200712889.

BEING MORE FULLY DESCRIBED IN DEED AS THE FOLLOWING:

ALL THAT CERTAIN piece, parcel or tract of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at an iron pin corner in the easterly line of land now or formerly of John Zaginola s/w/a John Zaginaylo at the southwest corner of land now or late of Stanley C. Belles and Mildred M. Belles, his wife, and at the Northwest Corner of the land herein conveyed; THENCE along line of land now or late of Stanley C. Belles, et UX., North 85 degrees 30 minutes East, 244.25 feet to an iron pin corner in the center line of a proposed road and in line of land now or formerly of Stanley C. Belles and wife; THENCE along the center line of said proposed road and line of land now or formerly of said Stanley C. Belles and wife, South 4 degrees 39 minutes East, 360.0 feet to a point, a corner in line of land sold to James A. Ross and wife; THENCE along line of land sold to James A. Ross and wife, South 85 degrees 30 minutes West, 246.0 feet to an iron pin in line of land now or late of Stanley C. Belles and wife; THENCE along line of land now or formerly of Stanley C. Belles and wife and line of land now or formerly of John Zaginola s/w/a John Zaginaylo, North 4 degrees 30 minutes West, 360.0 feet to an iron pin corner, the place of BEGINNING. CONTAINING 2.02 acres of land in accordance with survey of Lawrence G. Lebo, dated September 20, 1971.

TAX PARCEL #: 07-10A-021-21-000

BEING KNOWN AS: 21 Belles Court, Berwick, PA 18603

PROPERTY ADDRESS: 21 BELLES COURT, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 07-10A-021-21-000

Seized and taken into execution to be sold as the property of NANCY NEWHART, STEVEN NEWHART in suit of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION.

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

Attorney for the Plaintiff:
KML LAW GROUP, P.C.
PHILADELPHIA, PA

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

All that certain property situated in the Township of Briar Creek, in the County of Columbia, Commonwealth of Pennsylvania, and being described as follows: 07-10A-021-21.
Being more fully described in a deed dated 10/31/07 and recorded 12/20/07 among the land records of the County and State set forth above, in Instrument 200712889.

BEING MORE FULLY DESCRIBED IN DEED AS THE FOLLOWING:

ALL THAT CERTAIN piece, parcel or tract of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at an iron pin corner in the easterly line of land now or formerly of John Zaginola s/w/a John Zaginaylo at the southwest corner of land now or late of Stanley C. Belles and Mildred M. Belles, his wife, and at the Northwest Corner of the land herein conveyed; **THENCE** along line of land now or late of Stanley C. Belles, et UX., North 85 degrees 30 minutes East, 244.25 feet to an iron pin corner in the center line of a proposed road and in line of land now or formerly of Stanley C. Belles and wife; **THENCE** along the center line of said proposed road and line of land now or formerly of said Stanley C. Belles and wife, South 4 degrees 39 minutes East, 360.0 feet to a point, a corner in line of land sold to James A. Ross and wife; **THENCE** along line of land sold to James A. Ross and wife, South 85 degrees 30 minutes West, 246.0 feet to an iron pin in line of land now or late of Stanley C. Belles and wife; **THENCE** along line of land now or formerly of Stanley C. Belles and wife and line of land now or formerly of John Zaginola s/w/a John Zaginaylo, North 4 degrees 30 minutes West, 360.0 feet to an iron pin corner, the place of **BEGINNING**.

CONTAINING 2.02 acres of land in accordance with survey of Lawrence G. Lebo, dated September 20, 1971.

TAX PARCEL #: 07-10A-021-21-000

BEING KNOWN AS: 21 Belles Court, Berwick, PA 18603

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART

Defendant(s)

NO. 2016-cv-724

**VERIFICATION OF NON-MILITARY SERVICE UNDER THE SERVICEMEMBERS CIVIL
RELIEF ACT AS AMENDED**

1. The undersigned attorney with KML Law Group, P.C., as the representative for the Plaintiff in the above entitled matter, does hereby state to the best of his/her information and belief, as follows:

2. That an inquiry has been made with the Defense Manpower Data Center ("DMDC") website operated by the United States Department of Defense (<https://www.dmdc.osd.mil/appj/scra/scraHome.do>) for the following individual(s): NANCY A. NEWHART, has a last known residence of 21 Belles Court, Berwick, PA 18603. The following information was used to search the DMDC (check all that apply):

☒ Last Name

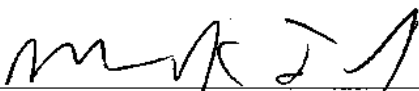
☒ First Name

☒ Social Security Number

3. The DMDC search results, a copy of which is attached, states that based on the information provided, the DMDC does not possess any information indicating that the individual is on active duty or has been on active duty within the last 367 days.

The undersigned understands that the statements herein are made subject to penalties of 18 Pa. C.S.A. 4904 relating to unsworn falsification to authorities.

Date 8/2/16

By: 

KML LAW GROUP, P.C.

☐ Michael McKeever Pa. ID 56129

☐ Lisa Lee Pa. ID 78020

☐ David Fein Pa. ID 82628

☐ Thomas Puleo Pa. ID 27615

☐ Jill P. Jenkins Pa. ID 306588

☐ Alyk L. Oflazian Pa. ID 312912

☒ Crystal T. Español Pa. ID 315477

☒ Matthew K. Fissel Pa. ID 314567

☐ Rebecca A. Solarz Pa. ID 315936

☐ Nora C. Viggiano Pa. ID 320864

Attorneys for Plaintiff



Status Report
Pursuant to Servicemembers Civil Relief Act

Last Name: NEWHART

First Name: NANCY

Middle Name: A

Active Duty Status As Of: Aug-02-2016

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects the individual's active duty status based on the Active Duty Status Date

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA

This response reflects whether the individual or his/her unit has received early notification to report for active duty

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

Mary M. Snavely-Dixon

Mary M. Snavely-Dixon, Director
Department of Defense - Manpower Data Center
4800 Mark Center Drive, Suite 04E25
Arlington, VA 22350

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

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

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

More information on "Active Duty Status"

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

Coverage Under the SCRA is Broader in Some Cases

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

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

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

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

Certificate ID: N9CDC147332CRB0

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART

Defendant(s)

NO. 2016-cv-724

**VERIFICATION OF NON-MILITARY SERVICE UNDER THE SERVICEMEMBERS CIVIL
RELIEF ACT AS AMENDED**

1. The undersigned attorney with KML Law Group, P.C., as the representative for the Plaintiff in the above entitled matter, does hereby state to the best of his/her information and belief, as follows:

2. That an inquiry has been made with the Defense Manpower Data Center ("DMDC") website operated by the United States Department of Defense (<https://www.dmdc.osd.mil/appj/scra/scraHome.do>) for the following individual(s): STEVEN E. NEWHART, has a last known residence of 21 Belles Court, Berwick, PA 18603. The following information was used to search the DMDC (check all that apply):

X Last Name

X First Name

X Social Security Number

3. The DMDC search results, a copy of which is attached, states that based on the information provided, the DMDC does not possess any information indicating that the individual is on active duty or has been on active duty within the last 367 days.

The undersigned understands that the statements herein are made subject to penalties of 18 Pa. C.S.A. 4904 relating to unsworn falsification to authorities.

Date

8/2/16

By:



KML LAW GROUP, P.C.

Michael McKeever Pa. ID 56129

Lisa Lee Pa. ID 78020

David Fein Pa. ID 82628

Thomas Puleo Pa. ID 27615

Jill P. Jenkins Pa. ID 306588

Alyk L. Oflazian Pa. ID 312912

Crystal T. Español Pa. ID 315477

✓ Matthew K. Fissel Pa. ID 314567

Rebecca A. Solarz Pa. ID 315936

Nora C. Viggiano Pa. ID 320864

Attorneys for Plaintiff



Status Report
Pursuant to Servicemembers Civil Relief Act

Last Name: NEWHARTFirst Name: STEVENMiddle Name: EActive Duty Status As Of: Aug-02-2016

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects the individuals' active duty status based on the Active Duty Status Date

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA

This response reflects whether the individual or his/her unit has received early notification to report for active duty

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

Mary M. Snavelly-Dixon

Mary M. Snavelly-Dixon, Director
Department of Defense - Manpower Data Center
4800 Mark Center Drive, Suite 04E25
Arlington, VA 22350

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

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

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

More information on "Active Duty Status"

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

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

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

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

Certificate ID: E9YAE1175364D40

All that certain property situated in the Township of Briar Creek, in the County of Columbia, Commonwealth of Pennsylvania, and being described as follows: 07-10A-021-21.
Being more fully described in a deed dated 10/31/07 and recorded 12/20/07 among the land records of the County and State set forth above, in Instrument 200712889.

TAX PARCEL #: 07-10A-021-21-000

BEINK KNOWN AS: 21 Belles Court, Berwick, PA 18603

Atty. Alyk

Km
215 to 27-1322

Full legal

NON-military

* Barbara Havel

8/4/16 - info @ kmllawgroup.com
emailed -

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION

c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART
(Mortgagor(s) and Record Owner(s))
21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2016-cv-724

AFFIDAVIT PURSUANT TO RULE 3129

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff in the above action, by counsel, KML Law Group, P.C., sets forth as of the date the praecipe for the writ of execution was filed the following information concerning the real property located at:

21 Belles Court
Berwick, PA 18603

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

NANCY A. NEWHART
21 Belles Court
Berwick, PA 18603

STEVEN E. NEWHART
21 Belles Court
Berwick, PA 18603

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

NANCY A. NEWHART
21 Belles Court
Berwick, PA 18603

STEVEN E. NEWHART
21 Belles Court
Berwick, PA 18603

Bwkt Seiwert

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

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

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

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

5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:

6. Name and address of every other person of whom the plaintiff has knowledge who has any record interest in the property which may be affected by the sale.

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

TENANTS/OCCUPANTS
21 Belles Court
Berwick, PA 18603

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

DATED: 8/2/16

By: 

KML LAW GROUP, P.C.

___ Michael McKeever Pa. ID 56129

___ Lisa Lee Pa. ID 78020

___ David Fein Pa. ID 82628

___ Thomas Pulco Pa. ID 27615

___ Jill P. Jenkins Pa. ID 306588

___ Alyk L. Oflazian Pa. ID 312912

✓ ___ Matthew K. Fissel Pa. ID 314567

___ Rebecca A. Solarz Pa. ID 315936

___ Nora C. Viggiano Pa. ID 320864

___ Lauren B. Karl Pa. ID 88209

___ Matthew J. McClelland Pa. ID 319482

Attorneys for Plaintiff

Briar Creek

REAL ESTATE OUTLINE

ED # 2016 ED127

DATE RECEIVED 8-2-16
 DOCKET AND INDEX 2016 CV 724

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>X</u>	
COPY OF DESCRIPTION	<u>X</u>	
WHEREABOUTS OF LKA	<u>X</u>	
NON-MILITARY AFFIDAVIT	<u> </u>	
NOTICES OF SHERIFF SALE	<u>X</u>	
WAIVER OF WATCHMAN	<u>X</u>	
AFFIDAVIT OF LIENS LIST	<u>X</u>	
CHECK FOR \$1,350.00 OR _____	<u>X</u>	CK# <u>847272</u>

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

SALE DATE Oct. 5th 2016 TIME 9.00
 POSTING DATE _____
 ADV. DATES FOR NEWSPAPER

1 ST WEEK	_____
2 ND WEEK	_____
3 RD WEEK	_____

All that certain property situated in the Township of Briar Creek, in the County of Columbia, Commonwealth of Pennsylvania, and being described as follows: 07-10A-021-21.
Being more fully described in a deed dated 10/31/07 and recorded 12/20/07 among the land records of the County and State set forth above, in Instrument 200712889.

TAX PARCEL #: 07-10A-021-21-000

BEING KNOWN AS: 21 Belles Court, Berwick, PA 18603

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

August 2, 2016
Docket #2016-cv-724

ATTENTION: COLUMBIA COUNTY SHERIFF

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

NANCY A. NEWHART and STEVEN E. NEWHART will be personally served
notice of Sheriff's Sale by an outside process server.

Thank you,

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

KML Law Group, P.C.

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
c/o 3415 Vision Drive
Columbus, OH 43219
Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART
Mortgagor(s) and Record Owner(s)
21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

Docket No. 2016-cv-724

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

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: NEWHART, NANCY A.
NANCY A. NEWHART
21 Belles Court
Berwick, PA 18603

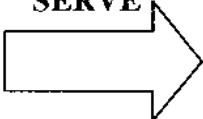
Your house at 21 Belles Court, Berwick, PA 18603 is scheduled to be sold at Sheriff's Sale on Oct. 5th 2016, at 9:00 AM, in Sheriff's Office, Courthouse, Bloomsburg, PA to enforce the court judgment of \$163,236.39 obtained by JPMORGAN CHASE BANK, NATIONAL ASSOCIATION against you.

NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be cancelled if you pay to JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay call: 215-825-6329 or 1-866-413-2311 or email homeretention@kmlawgroup.com (KML File Number 155591FC). Para informacion en espanol puede comunicarse con Loretta al 215-825-6344.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

SHERIFF'S DEPARTMENT COLUMBIA COUNTY

SHERIFF SERVICE INSTRUCTIONS			
PLAINTIFF/S/ JPMORGAN CHASE BANK, NATIONAL ASSOCIATION		COURT NUMBER 2016-cv-724	
DEFENDANT/S/ NANCY A. NEWHART and STEVEN E. NEWHART		TYPE OF WRIT OR COMPLAINT EXECUTION	
SERVE  AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE NANCY A. NEWHART & STEVEN E. NEWHART		
	ADDRESS (Street or Road, Apartment No., City, Boro, Twp., State and ZIP Code) 21 Belles Court, Berwick, PA 18603		
SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE: PLEASE POST HANDBILL			
SIGNATURE OF ATTORNEY KML Law Group, P.C.		TELEPHONE NUMBER (215) 825-6345	DATE August 2, 2016
ADDRESS OF ATTORNEY KML Law Group, P.C. Suite 5000 – Mellon Independence Center 701 Market Street Philadelphia, PA 19106			

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART
Mortgagor(s) and Record Owner(s)
21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF
COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF
MORTGAGE FORECLOSURE

NO. 2016-cv-724

CERTIFICATION AS TO THE SALE OF REAL PROPERTY

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

By: 

KML LAW GROUP, P.C.

___ Michael McKeever Pa. ID 56129
___ Lisa Lee Pa. ID 78020
___ David Fein Pa. ID 82628
___ Thomas Puleo Pa. ID 27615
___ Jill P. Jenkins Pa. ID 306588
___ Alyk L. Ofnazian Pa. ID 312912
✓ Matthew K. Fissel Pa. ID 314567
___ Rebecca A. Solarz Pa. ID 315936
___ Nora C. Viggiano Pa. ID 320864
___ Lauren B. Karl Pa. ID 88209
___ Matthew J. McClelland Pa. ID 319482

Attorneys for Plaintiff

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

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION
c/o 3415 Vision Drive
Columbus, OH 43219

Plaintiff

vs.

NANCY A. NEWHART
STEVEN E. NEWHART
Mortgagor(s) and Record Owner(s)

21 Belles Court
Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION – LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2016-cv-724

WAIVER OF WATCHMAN

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

By: 

KML LAW GROUP, P.C.

____ Michael McKeever Pa. ID 56129

____ Lisa Lee Pa. ID 78020

____ David Fein Pa. ID 82628

____ Thomas Puleo Pa. ID 27615

____ Jill P. Jenkins Pa. ID 306588

____ Alyk L. Ofazian Pa. ID 312912

✓ **Matthew K. Fissel Pa. ID 314567**

____ Rebecca A. Solarz Pa. ID 315936

____ Nora C. Viggiano Pa. ID 320864

____ Lauren B. Karl Pa. ID 88209

____ Matthew J. McClelland Pa. ID 319482

Attorneys for Plaintiff

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



US SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
900 MARKET STREET

PHILADELPHIA PA 19107-4214

Document Receipt

Trans #	8574	Carrier / service:	USPS Server	First-Class Mail®	8/4/2016 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000085707

Doc Ref #: 2016ED127

Postage 5.1300

PHILADELPHIA PA 19106

Document Receipt

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OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000085684

Doc Ref #: 2016ED127

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HARRISBURG PA 17105

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OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000085684

Doc Ref #: 2016ED127

Postage 5.1300

HARRISBURG PA 17105

Document Receipt

Trans #	8573	Carrier / service:	USPS Server	First-Class Mail®	8/4/2016 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION

900 MARKET STREET

Tracking #: 71901140006000085691

Doc Ref #: 2016ED127

Postage 5.1300

PHILADELPHIA PA 19107-4214

Document Receipt

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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000085677

Doc Ref #: 2016ED127

Postage 5.1300

HARRISBURG PA 17128

Document Receipt

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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000085707

Doc Ref #: 2016ED127

Postage 5.1300

PHILADELPHIA PA 19106

847272

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

FIRSTTRUST
800.220.BANK / firsttrust.com
3-7380/2360

08/02/2016

PAY TO THE
ORDER OF

SHERIFF OF COLUMBIA COUNTY

\$1,350.00**

ONE THOUSAND THREE HUNDRED FIFTY AND XX / 100

DOLLARS

Sheriff's Office
PO Box 380
Bloomsburg PA, 17815

MORTGAGE CASH ACCOUNT VOID AFTER 180 DAYS



[Handwritten Signature]
AUTHORIZED SIGNATURE

MEMO **155591/Newhart**

⑈00847272⑈ ⑆236073801⑆ 80 00082795⑈