

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff
BAYVIEW LOAN SERVICING LLC

vs.

Defendant
ANDREW P KAISER

Attorney for the Plaintiff:
MATTLEMAN, WEINROTH & MILLER, P.C.
401 ROUTE 70 EAST, SUITE 100
CHERRY HILL, NJ 08034

Sheriff's Sale Date: Wednesday, March 8, 2017
Writ of Execution No. : 2016CV671
Advance Sheriff Costs: \$1,350.00

Location of the real estate: 338 KACHINKA HOLLOW ROAD, 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	\$30.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$971.61
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	\$195.00
Service Mileage	\$24.00
Distribution Form	\$25.00
Copies	\$6.50
Notary Fee	\$10.00
Tax Claim Search	\$5.00
Surcharge	\$140.00

Total Sheriff Costs **\$1,814.61**

Distribution Costs

Recording Fees	\$67.00
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Total Distribution Costs **\$67.00**

Grand Total: **\$1,881.61**

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



Mattleman, Weinroth & Miller, P.C.

ATTORNEYS-AT-LAW

401 Route 70 East, Suite 100 • Cherry Hill, New Jersey 08034

Tel: 856.429.5507 • Fax: 856.429.9036

www.mwm-law.com

Alicia M. Sandoval, Esquire

E-mail: asandoval@mwm-law.com

Member of NJ & PA Bars

Our File # 1599.92890

March 7, 2017

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

Re: Bayview Loan Servicing, LLC vs. Andrew P. Kaiser
Property: 338 Kachinka Hollow Road, Berwick, PA 18603
Docket No.: 2016-cv-671

Dear Sir/ Madam:

The above referenced matter is scheduled for sheriff sale on March 8, 2017. Please STAY this sale per request of the Plaintiff.

Kindly provide us with your cost sheet, so we can inform our client if they will get a reimbursement or if they owe the Sheriff's office any money so we can expedite payment.

If you have any questions, feel free to contact me or my assistant Olivia Devone at 1-888-229-2289, ext. 148 or by email at odevone@mwm-law.com. Thank you for your courtesy.

Very truly yours,

A handwritten signature in cursive script that reads 'Alicia Sandoval'. The signature is written in black ink and is positioned above the printed name and title.

Alicia M. Sandoval, Esquire
For the Firm

AMS/od

MATTLEMAN, WEINROTH & MILLER, P.C.

ATTORNEY TRUST ACCOUNT

401 ROUTE 70 EAST

SUITE 100

CHERRY HILL, NJ 08034

BANK OF AMERICA

59462

DATE

04/05/2017

CHECK

59462

AMOUNT

****\$330.22

*** THREE HUNDRED THIRTY & 22/100 DOLLARS

Columbia County Sheriff

Bayview M&T

VOID AFTER 90 DAYS

AUTHORIZED SIGNATURE

MP

⑈059462⑈ ⑆021200339⑆ 000002045920⑈

PAY
TO THE
ORDER
OF



Mattleman, Weinroth & Miller, P.C.

ATTORNEYS-AT-LAW

401 Route 70 East, Suite 100 • Cherry Hill, New Jersey 08034

Tel: 856.429.5507 • Fax: 856.429.9036

www.mwm-law.com

Alicia M. Sandoval, Esquire
E-mail: asandoval@mwm-law.com
Member of NJ & PA Bars

Our File #: 1599.92890

March 17, 2017

Columbia County Sheriff's Office
35 West Main Street
Bloomsburg, PA 17815
Attention: Real Estate
Fax: 570-389-5625

Re: Bayview Loan Servicing, LLC vs. Andrew P. Kaiser
Property: 338 Kachinka Hollow Road, Berwick, PA 18603
Docket No.: 2016-cv-671
Date of Sale: 3/08/2017 (STAYED)

Dear Sir/Madam:

The above referenced matter was scheduled for sheriff sale on March 8, 2017 and stayed. Our client has informed us that they did receive funds in the amount of \$3,030.65. Kindly calculate your commission and send your cost sheet to expedite payment.

If you have any questions, feel free to contact me or my assistant Olivia Devone at 1-888-229-2289, ext. 148 or by email at odevone@mwm-law.com.

Thank you for your assistance in this regard.

Very truly yours,

/s/ Alicia M. Sandoval
Alicia M. Sandoval, Esquire
For the Firm

AMS/od

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

BAYVIEW LOAN SERVICING LLC VS ANDREW KAISER

NO. 134-2016 ED NO. 671-2016 JD

DATE/TIME OF SALE: *March 8, 2017* @ 9:00 AM

BID PRICE (INCLUDES COST) \$ _____

POUNDAGE – 2% OF BID \$ _____

TRANSFER TAX – 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ _____

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____

TOTAL DUE: \$ _____

LESS DEPOSIT: \$ _____

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ _____

**Mattleman, Weinroth & Miller, P.C.**

ATTORNEYS-AT-LAW

401 Route 70 East, Suite 100 • Cherry Hill, New Jersey 08034

Tel: 856.429.5507 • Fax: 856.429.9036

www.mwm-law.com

Alicia M. Sandoval, EsquireE-mail: asandoval@mwm-law.com

Member of NJ & PA Bars

Our File: 1599.92890

January 30, 2017

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

Re: Bayview Loan Servicing, LLC vs. Andrew P. Kaiser
Property: 338 Kachinka Hollow Road, Berwick, PA 18603
Docket No.: 2016-CV-671; 2016-ED-134
Sale Date: 2/1/2016

Dear Clerk:

The above referenced matter is scheduled for sheriff sale on February 1, 2017. We have requested the Sheriff's Office to please postpone this sale to March 8, 2017 per our client's request. Attached is a copy of the Notice of Date of Continued Sale and Certificate of Filing which has we are sending you for filing on this case..

If you have any questions, feel free to contact me or my assistant Olivia Devone at 1-888-229-2289, ext. 148 or by email at odevone@mwm-law.com. Thank you for your courtesy.

Very truly yours,

A handwritten signature in cursive script that reads 'Alicia Sandoval'. The signature is written in dark ink and is positioned above the printed name and title.

Alicia M. Sandoval
For the Firm

AMS/od
Enclosure
cc: Columbia County Sheriff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY,
PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC

CIVIL DIVISION

Plaintiff

CASE NO. 2016-CV-671/ 2016-ED-134

vs.

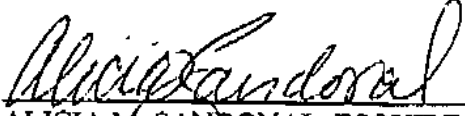
ANDREW P. KAISER

Defendant

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for February 1, 2017 at 9:00 a.m. in the above captioned matter has been continued until March 8, 2017 at 9:00 a.m.

Date: 1/30/17


ALICIA M. SANDOVAL, ESQUIRE
Attorney I.D. No. 311874
Mattleman, Weinroth & Miller
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
(856) 429-5507
Attorney for Plaintiff

1599.92890

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

BAYVIEW LOAN SERVICING, LLC

CIVIL DIVISION

Plaintiff

CASE NO. 2016-CV-671/ 2016-ED-134

vs.


ANDREW P. KAISER

Defendant

CERTIFICATE OF FILING

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

Date: 1/30/17


ALICIA M. SANDOVAL, ESQUIRE
Attorney I.D. No. 311874
Mattleman, Weinroth & Miller
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
(856) 429-5507
Attorney for Plaintiff

1599.92890

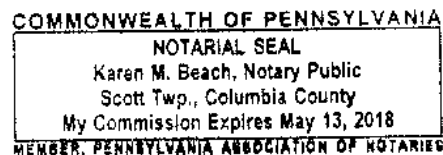
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

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 October 19, 26 and November 2, 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 2nd day of November, 2016.

.....
Karen M. Beach
(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.

.....



Mattleman, Weinroth & Miller, P.C.

ATTORNEYS-AT-LAW

401 Route 70 East, Suite 100 • Cherry Hill, New Jersey 08034

Tel: 856.429.5507 • Fax: 856.429.9036

www.mwm-law.com

Alicia M. Sandoval, Esquire

E-mail: asandoval@mwm-law.com

Member of NJ & PA Bars

Our File: 1599.92890

November 2, 2016

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

Re: Bayview Loan Servicing, LLC vs. Andrew P. Kaiser
Property: 338 Kachinka Hollow Road, Berwick, PA 18603
Docket No.: 2016-CV-671; 2016-ED-134
Sale Date: 11/9/2016

Dear Clerk:

The above referenced matter is scheduled for sheriff sale on November 9, 2016. We have requested the Sheriff's Office to please postpone this sale to February 1, 2017 per our client's request. Attached is a copy of the Notice of Date of Continued Sale and Certificate of Filing which has we are sending you for filing on this case..

If you have any questions, feel free to contact me or my assistant Olivia Devone at 1-888-229-2289, ext. 148 or by email at odevone@mwm-law.com. Thank you for your courtesy.

Very truly yours,

A handwritten signature in cursive script that reads 'Alicia Sandoval'. The signature is written in dark ink and is positioned above the typed name and title.

Alicia M. Sandoval
For the Firm

AMS/od
Enclosure
cc: Columbia County Sheriff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY,
PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC

CIVIL DIVISION

Plaintiff

CASE NO. 2016-CV-671/ 2016-ED-134

vs.

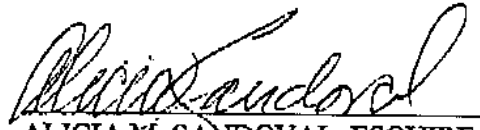
ANDREW P. KAISER

Defendant

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for November 9, 2016 at 9:00 a.m. in the above captioned matter has been continued until February 1, 2017 at 9:00 a.m.

Date: 11/3/16


ALICIA M. SANDOVAL, ESQUIRE
Attorney I.D. No. 311874
Mattleman, Weinroth & Miller
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
(856) 429-5507
Attorney for Plaintiff

1599.92890

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY,
PENNSYLVANIA

BAYVIEW LOAN SERVICING, LLC

CIVIL DIVISION

Plaintiff

CASE NO. 2016-CV-671/2016-ED-134

vs.

ANDREW P. KAISER

Defendant

CERTIFICATE OF FILING

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

Date:

11/3/16



ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No. 311874

Mattleman, Weinroth & Miller

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

(856) 429-5507

Attorney for Plaintiff

1599.92890

**Mattleman, Weinroth & Miller, P.C.****ATTORNEYS-AT-LAW**

401 Route 70 East, Suite 100, Cherry Hill, NJ 08034

Tel: 856-429-5507, Fax: 856-964-0156

Toll Free: 888-229-2289

www.mwm-law.com

FACSIMILE TRANSMITTAL SHEETTo: Columbia County Sheriff's Office From: Olivia DevoneCompany: Real Estate Department Date: 11/03/2016Fax Number: 570-389-5625 Telephone Number: 888-229-2289 ext. 148Number of Pages: 4 (including cover) Reference: 1599.92890

Please Review and Reply Promptly

***THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED
WILL BE USED FOR THAT PURPOSE.***

Notes/Comments:Please find attached Plaintiff's Notice Continue Sale and Certificate of Filing to
postpone sale from November 9, 2016 to February 1, 2016.Thank you,
Olivia Devone.THE INFORMATION CONTAINED IN THIS FACSIMILE MESSAGE IS INFORMATION ONLY FOR THE INTENDED INDIVIDUAL NAMED ABOVE.
IF THE PERSON ACTUALLY RECEIVING THIS FACSIMILE OR ANY OTHER READER OF THE FACSIMILE IS NOT THE NAMED RECIPIENT OR
THE EMPLOYEE OR AGENT RESPONSIBLE TO DELIVER IT TO THE NAMED RECIPIENT, ANY USE, DISSEMINATION, DISTRIBUTION, OR
COPYING OF THE COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE
IMMEDIATELY NOTIFY US BY TELEPHONE AND RETURN THE ORIGINAL MESSAGE TO US AT THE ABOVE ADDRESS VIA U.S. POSTAL
SERVICE.

SHERIFF'S SALE COST SHEET

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

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>195.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>30.00</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>6.50</u>	
NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>438.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>971.61</u>	
SOLICITOR'S SERVICES	\$100.00	
TOTAL *****		\$ <u>1221.61</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>140.00</u>	
MISC. _____	\$ _____	
_____	\$ _____	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 1881.61



Mattleman, Weinroth & Miller, P.C.
ATTORNEYS-AT-LAW

401 Route 70 East, Suite 100, Cherry Hill, NJ 08034
Tel: 856-429-5507, Fax: 856-964-0156
Toll Free: 888-229-2289
www.mwm-law.com

FACSIMILE TRANSMITTAL SHEET

To: Columbia County Sheriff's Office From: Olivia Devone

Company: Real Estate Department Date: 11/2/2016.

Fax Number: 570-389-5625 Telephone Number: 888-229-2289 ext. 148

Number of Pages: 12 (including cover) Reference: 1599.92890

Please Review and Reply Promptly

***THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED
WILL BE USED FOR THAT PURPOSE.***

Notes/Comments:

Please find attached Plaintiff's Affidavit Pursuant to Rule 3129.2 with regard to the
above-referenced matter for sale on November 9, 2016.

Thank you,
Olivia Devone.

THE INFORMATION CONTAINED IN THIS FACSIMILE MESSAGE IS INFORMATION ONLY FOR THE INTENDED INDIVIDUAL NAMED ABOVE.
IF THE PERSON ACTUALLY RECEIVING THIS FACSIMILE OR ANY OTHER READER OF THE FACSIMILE IS NOT THE NAMED RECIPIENT OR
THE EMPLOYEE OR AGENT RESPONSIBLE TO DELIVER IT TO THE NAMED RECIPIENT, ANY USE, DISSEMINATION, DISTRIBUTION, OR
COPYING OF THE COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE
IMMEDIATELY NOTIFY US BY TELEPHONE AND RETURN THE ORIGINAL MESSAGE TO US AT THE ABOVE ADDRESS VIA U.S. POSTAL
SERVICE.

**Mattleman, Weinroth & Miller, P.C.**

ATTORNEYS-AT-LAW

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www.mwm-law.com

Alicia M. Sandoval, Esquire
E-mail: asandoval@mwm-law.com
Member of NJ & PA Bars

Our File: 1599.92890

November 2, 2016

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

Re: Bayview Loan Servicing, LLC vs. Andrew P. Kaiser
Property: 338 Kachinka Hollow Road, Berwick, PA 18603
Docket No.: 2016-CV-671; 2016-ED-134
Sale Date: 11/9/2016

Dear Sir/Madam:

Enclosed herewith please find Plaintiff's Affidavit Pursuant to Rule 3129.2 with regard to the above-referenced matter. Kindly file the affidavit and return a stamped "filed" copy of the original document to our office in the envelope provided.

Should you have any questions or concerns, please feel free to contact Olivia Devone directly at the above number or by email odevone@mwm-law.com. Thank you for your courtesy.

Very truly yours,

A handwritten signature in black ink, appearing to read 'Alicia Sandoval', is written over the typed name.

ALICIA M. SANDOVAL.
For the Firm

AMS/od
Encl.
cc: Columbia County Sheriff

**MATTLEMAN, WEINROTH & MILLER
BY: ALICIA M. SANDOVAL, ESQUIRE**

Attorney I.D. No.: 311874
 401 Route 70 East, Suite 100
 Cherry Hill, NJ 08034
 Telephone: (856) 429-5507
 Facsimile: (856) 964-0156
 Attorneys for Plaintiff

File No.: 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS
 CIVIL DIVISION
 COLUMBIA COUNTY

DOCKET NO.: 2016-CV-671/ 2016-ED-134

AFFIDAVIT PURSUANT TO
RULE 3129.2


STATE OF NEW JERSEY :
 : SS
 COUNTY OF CAMDEN :

I, Alicia M. Sandoval, Esquire, of full age, being duly sworn according to law, upon my oath, depose and say:

1. I am a member of the firm of Mattleman, Weinroth & Miller, attorneys for the Plaintiff in the above entitled cause of action.
2. This matter is scheduled for sheriff sale on November 9, 2016.
3. On August 23, 2016, the Notice of Sheriff's Sale of Real Property was served on defendant Andrew P. Kaiser by handing a copy to his girlfriend, an adult in charge of the residence. A copy of the Affidavit of Service is attached hereto and made a part hereof as Exhibit "A."
4. On October 4, 2016, the Handbill/Sheriff's Sale Bill was posted on the subject property. A copy of the Affidavit of Service is attached hereto and made a part hereof as Exhibit "B."

5. On August 30, 2016, a copy of the Notice of Sheriff's Sale of Real Property was sent to all parties in interest and claimants by registered mail. A copy of the receipt of registered mail is attached hereto and made a part hereof as Exhibit "C."

MATTLEMAN, WEINROTH & MILLER


ALICIA M. SANDOVAL, ESQUIRE
ATTORNEY ID. NO.: 311874

Sworn and Subscribed to
before me this 2nd day
of November 2016.



MARGARET R. IP
Notary Public
State of New Jersey
My Commission Expires January 24, 2021

Exhibit "A"

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
SheriffEarl D. Mordan, Jr.
Chief DeputyBAYVIEW LOAN SERVICING LLC
vs.
ANDREW P KAISERCase Number
2016CV671

SHERIFF'S RETURN OF SERVICE

08/23/2016 11:30 AM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE STACEY KURTZ HIS GIRLFRIEND, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR ANDREW P KAISER AT 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

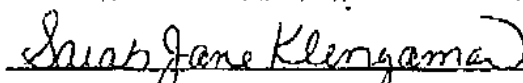
August 23, 2016

NOTARY

Affirmed and subscribed to before me this

23RD 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: MATTLEMAN, WEINROTH & MILLER, P.C., 401 ROUTE 70 EAST, SUITE 100, CHERRY HILL, NJ 08034

(c) CountySuite Shared, Telosoft, Inc.

Exhibit "B"

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
SheriffEarl D. Mordan, Jr.
Chief DeputyBAYVIEW LOAN SERVICING LLC
vs.
ANDREW P KAISERCase Number
2016CV671

SHERIFF'S RETURN OF SERVICE

10/04/2016 02:40 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, STATES
SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON
THE REAL ESTATE LOCATED AT 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

October 05, 2016

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

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

NOTARY

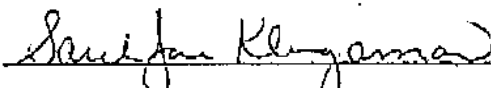
Affirmed and subscribed to before me this

5TH

day of

OCTOBER

2016



Plaintiff Attorney: MATTLEMAN, WEINROTH & MILLER, P.C., 401 ROUTE 70 EAST, SUITE 100, CHERRY HILL, NJ 08034

(c) CountySuite Sherk, Teleport, Inc

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2016CV671

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

WEDNESDAY, NOVEMBER 09, 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 lot, piece, or parcel of land lying and being situated in the Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone on the east side of State Road, Route 19044, leading from Berwick to Jonestown, at the northwesterly corner of land now or late of Jack Belles; thence along said State Road N. 23 degrees 15 feet E. One hundred and eighty-six feet to a post; thence along land now or late of Henderson F. Belles S. 87 degrees E. One hundred and six feet to a post; thence continuing along same S. 1 degree W. one hundred and seventy two and two-tenths feet to a post on line of land now or late of Jack Belles

thence along same N. 88 degrees W. one hundred and seventy-eight feet to the place of beginning.

BEING the same property conveyed to Andrew P. Kaiser, a married man, by deed from Andrew P. Kaiser and Paula M. Kaiser, his wife, dated January 17, 2007, recorded October 26, 2007 in the Columbia County Clerk's/Register's Office as Instrument number 200711009.

BEING known as 338 Kachinka Hollow Road, Berwick, PA 18603.

PARCEL ID. 07 1001500000. PIN: 07 1001500.

PROPERTY ADDRESS: 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 0710015000000

Seized and taken into execution to be sold as the property of ANDREW P KAISER in suit of BAYVIEW LOAN SERVICING 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 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:
MATTLEMAN, WEINROTH & MILLER, P.C.
CHERRY HILL, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

Name and Address of Sender		Check type of mail or service:		Address (Name, Street, City, State, & ZIP Code)		Postage		Alien Stamp Here (If issued as a certificate of mailing, or for additional copies of this bill) Postmark and Date of Receipt		Insured Value	Our Sender if COD	DC Fee	SC Fee	SH Fee	RD Fee	RR Fee	
1.	Mallman, Weinroth & Miller 401 Route 70 East, Suite 100 Cherry Hill, NJ 08034	<input type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Delivery Confirmation <input type="checkbox"/> Express Mail <input type="checkbox"/> Insured	<input type="checkbox"/> Recorded Delivery (International) <input checked="" type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Signature Confirmation	Andrew P. Kaiser 338 Kachinka Hollow Road Barwick, PA 18603													
2.				Bayview Loan Servicing, LLC 4425 Ponce de Leon Blvd Coral Gables, FL 33146													
3.				Occupant 338 Kachinka Hollow Road Barwick, PA 18603													
4.				Columbia County Domestic Relations 11 West Main Street Bloomsburg, PA 17815													
5.				Mr. Donald Coleman Chief Adult Probation Officer 35 West Main Street Bloomsburg, PA 17815													
6.				Columbia County Tax Claim Office 11 West Main Street Main Street County Annex Bloomsburg, PA 17815													
7.				Bear Creek Township 150 Municipal Road Barwick, PA 18603													
8.				Internal Revenue Service US Dept. of the Treasury Philadelphia 600 Arch St. Philadelphia, PA 19106													
Total Number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office		Postmaster, Per (Name of receiving employee)		See Privacy Act Statement on Reverse											

Complete by Typewriter, Ink, or Ball Point Pen

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

File # 1599.92890

Notice to Lienholders Pg 1 of 2

Kaiser, Andrew P.

Name and Address of Sender	Check type of mail or service: <input type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Registered <input type="checkbox"/> Delivery Confirmation <input type="checkbox"/> Express Mail <input type="checkbox"/> Insured	Recorded Delivery (International) <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Signature Confirmation	Postage	Alta Stamp Here (If issued as a certificate of mailing, or for additional copies of this bill)		Postmark and Date of Receipt	Handling Charge	Actual Value if Registered	Insured Value	Dive Sender if COD	DC Fee	SC Fee	SH Fee	RD Fee	RR Fee
				Fee	Postage										
Matleman, Weinroth & Miller 401 Route 70 East, Suite 100 Cherry Hill, NJ 08034															
Article Number	Address (Name, Street, City, State, & ZIP Code)														
1.	Pennsylvania Department of Revenue Bureau of Compliance - Attn: Keith Richardson 4th & Walnut Sts. Harrisburg, PA 17128														
2.	Commonwealth of Pennsylvania Department of Revenue P. O. Box 280946 Harrisburg, PA 17128														
3.	Commonwealth of Pennsylvania Dept. of Labor & Industry UCF 16th Floor L&I Building Harrisburg, PA 17121														
4.															
5.															
6.															
7.															
8.															
Total Number of Places Used by Sender			Total Number of Places Received at Post Office			Postmaster, Per (Name of receiving employee)									
3			3			Complete by Typewriter, Ink, or Ball Point Pen									

See Privacy Act Statement on Reverse

Complete by Typewriter, Ink, or Ball Point Pen

Pg 2 of 2.

Notice to Lienholders

file # 1599.92890

Kaiser, Andrew P.

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

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Posting - Sale Bill	Zone:	
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 11/09/2016 AT 9:00 AM SHERIFF'S SALE BILL		
Warrant:			

Serve To:

Name:	(POSTING)
Primary Address:	338 KACHINKA HOLLOW ROAD BERWICK, PA 18603
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · <u>Posted</u> · Other		
Adult In Charge:			
Relation:			
Date:	10-4-16	Time:	14:40
Deputy:	3	Mileage:	

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.	Phone:
---	---------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

(POSTING)

2016CV671

338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603 NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



BAYVIEW LOAN SERVICING LLC
vs.
ANDREW P KAISER

Case Number
2016CV671

SHERIFF'S RETURN OF SERVICE

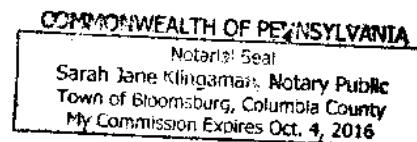
10/04/2016 02:40 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF


October 05, 2016



NOTARY

Affirmed and subscribed to before me this

5TH day of OCTOBER, 2016



Plaintiff Attorney: MATTLEMAN, WEINROTH & MILLER, P.C., 401 ROUTE 70 EAST, SUITE 100, CHERRY HILL, NJ 08034

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



BAYVIEW LOAN SERVICING LLC
vs.
ANDREW P KAISER

Case Number
2016CV671

SHERIFF'S RETURN OF SERVICE

08/23/2016 11:30 AM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE STACEY KURTZ HIS GIRLFRIEND, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR ANDREW P KAISER AT 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

August 23, 2016

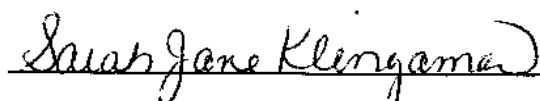
COMMONWEALTH OF PENNSYLVANIA

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

23RD day of AUGUST, 2016



Plaintiff Attorney: MATTLEMAN, WEINROTH & MILLER, P.C., 401 ROUTE 70 EAST, SUITE 100, CHERRY HILL, NJ 08034

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

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

OWNER(S): ANDREW P. KAISER

PLAINTIFF/SELLER: BAYVIEW LOAN SERVICING, LLC

DEFENDANT(S): ANDREW P. KAISER

PROPERTY: 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603

DOCKET NO.: 2016-cv-671

The above captioned property is scheduled to be sold at Columbia County Sheriff's Sale on November 9th 2016 at 9:00 a.m. in the Columbia County Sheriff's Office, located at 35 West Main Street, Bloomsburg, PA 17815. You may hold a mortgage or judgment on the property which will be extinguished by the sale. You may wish to attend the sale to protect your interest.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff no later than 30 days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Tax Notice 2015 County & Municipality

MAKE CHECKS PAYABLE TO:

Joan M. Rothery
122 TWIN CHURCH ROAD
Berwick PA 18603

HOURS: MAR & APR - TUE & THUR: 6PM - 6PM
WED: 1-4 PM & 8 - 8 PM

OTHER MONTHS WEDNESDAY ONLY

PHONE: 570-759-2118

INTERIM FOR: COLUMBIA County				DATE 03/01/2016	BILL NO. 140
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	1,809	9.491	16.83	17.17	18.89
SINKING		1	1.77	1.81	1.99
FIRE		1	1.77	1.81	1.99
TWP RE		6	10.63	10.85	11.94
The discount & penalty have been calculated for your convenience			PAY THIS AMOUNT	31.00	31.64
			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after
					34.81

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

KAISER ANDREW P
338 KACHINKA HOLLOW ROAD
BERWICK PA 18603

CNTY TWP
Discount 2 % 2 %
Penalty 10 % 10 %
PARCEL: 07 -10 -015-00,000
338 KACHINKA HOLLOW RD
.5868 Acres

This tax returned
to courthouse on:
January 1, 2017

IF YOU DESIRE A RECEIPT, SEND A SELF-ADDRESSED STAMPED ENVELOPE WITH YOUR PAYMENT

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

PRORATED VALUE

FILE COPY

9-28-14



September 6, 2016

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

BAYVIEW LOAN SERVICING, LLC

VS.

ANDREW P. KAISER

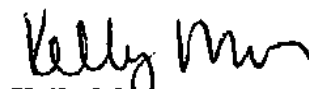
NO: 2016-CV-671

Dear Timothy:

The property located at 338 Kachinka Hollow Road Berwick Pa is not currently connected to public sewer so therefore no money is due to our office.

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

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

REAL ESTATE TAX CERTIFICATION

Date: 08/29/2016

Fee: \$5.00

Cert. NO: 25539

KAISER ANDREW P
338 KACHINKA HOLLOW ROAD
BERWICK PA 18603

District: BRIARCREEK TWP
Deed: 20071 -1009
Location: 338 KACHINKA HOLLOW R
Parcel Id:07 -10 -015-00,000

Assessment: 22,787
Balances as of 08/29/2016

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

COLUMBIA COUNTY SHERIFF

By: _____ Per: _____

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

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

OWNER(S): ANDREW P. KAISER

PLAINTIFF/SELLER: BAYVIEW LOAN SERVICING, LLC

DEFENDANT(S): ANDREW P. KAISER

PROPERTY: 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603

DOCKET NO.: 2016-cv-671

The above captioned property is scheduled to be sold at Columbia County Sheriff's Sale on **November 9th 2016** at 9:00 a.m. in the Columbia County Sheriff's Office, located at 35 West Main Street, Bloomsburg, PA 17815. You may hold a mortgage or judgment on the property which will be extinguished by the sale. You may wish to attend the sale to protect your interest.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff no later than 30 days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Tax Notice 2015 County & Municipality
BRIARCREEK TWP
MAKE CHECKS PAYABLE TO:
Joan M. Rothery
122 TWIN CHURCH ROAD
Berwick PA 18603

OURS: MAR & APR - TUE & THUR: 6PM - 8PM
WED: 1-4 PM & 6 - 8 PM
OTHER MONTHS WEDNESDAY ONLY
PHONE: 570-759-2118

RES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

KAISER ANDREW P
338 KACHINKA HOLLOW ROAD
BERWICK PA 18603

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

INTERIM FOR: COLUMBIA County		DATE 03/01/2016	BILL NO. 140		
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	1,809	9.491	16.83	17.17	18.89
SINKING		1	1.77	1.81	1.99
FIRE		1	1.77	1.81	1.99
TWP RE		6	10.63	10.85	11.94
The discount & penalty have been calculated for your convenience		PAY THIS AMOUNT		31.00	34.81
		April 30 If paid on or before		June 30 If paid on or before	June 30 If paid after
		31.00		31.64	34.81
CNTY TWP Discount 2 % 2 % Penalty 10 % 10 % PARCEL: 07 -10 -015-00,000 338 KACHINKA HOLLOW RD .5868 Acres PRORATED VALUE 1,809		This tax returned to courthouse on: January 1, 2017 FILE COPY			

**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

PAGES: 2 (INC. COVER)

DATE: _____

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	134
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 11/09/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	ANDREW P KAISER
Primary Address:	338 KACHINKA HOLLOW ROAD BERWICK, PA 18603
Phone:	DOB:
Alternate Address:	14 CLOVERLEAF LANE BERWICK, PA 18603
Phone:	

Final Service:

Served:	Personally · <u>Adult In Charge</u> · Posted · Other		
Adult In Charge:	Stacey Kurtz		
Relation:	Girlfriend		
Date:	8-23-16	Time:	11:30
Deputy:	3	Mileage:	

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.	Phone:
---	---------------

Service Attempts:

Date:	8-23-16					
Time:	9:35					
Mileage:						
Deputy:	3					

Service Attempt Notes:

1. No Answer - 411 Front door
- 2.
- 3.
- 4.
- 5.
- 6.

KAISER, ANDREW P

2016CV671

338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

134

Warrant:

Notes: SALE DATE & TIME: 11/09/2016 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:

8-23-16

Time:

9:00

Deputy:

3

Mileage:

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

ROTHERY, JOAN M.

2016CV671

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



BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

134

Warrant:

Notes: SALE DATE & TIME: 11/09/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: BERWICK AREA JOINT SEWER AUTHORIT

Primary Address: 106 MARKET STREET
BERWICK, PA 18603

Phone: DOB:

Alternate Address: 1108 FREAS AVENUE
BERWICK, PA 18603

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Kelly Morris

Relation: Clerk

Date: 8-23-16

Time: 09:28

Deputy: 3

Mileage:

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

BERWICK AREA JOINT SE

2016CV671

106 MARKET STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

134

Warrant:

Notes:

SALE DATE & TIME: 11/09/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: OCCUPANT

Primary Address: 338 KACHINKA HOLLOW ROAD
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Stacey Kurtz

Relation:

Girlfriend

Date:

8-23-16

Time:

11:30

Deputy:

3

Mileage:

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

OCCUPANT

2016CV671

338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603 NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

134

Warrant:

Notes: SALE DATE & TIME: 11/09/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: BRIAR CREEK TOWNSHIP

Primary Address: 150 MUNICIPAL ROAD
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: Tom Frace

Relation: Chief of Police

Date: 8-23-16

Time: 09145

Deputy: 3

Mileage:

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

-
-
-
-
-
-

BRIAR CREEK TOWNSHIP

2016CV671

150 MUNICIPAL ROAD, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2016CV671

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

**WEDNESDAY, NOVEMBER 09, 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 lot, piece, or parcel of land lying and being situated in the Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone on the east side of State Road, Route 19044, leading from Berwick to Jonestown, at the northwesterly corner of land now or late of Jack Belles; thence along said State Road N. 23 degrees 15 feet E. One hundred and eighty-six feet to a post; thence along land now or late of Henderson F. Belles S. 87 degrees E. One hundred and six feet to a post; thence continuing along same S. 1 degree W. one hundred and seventy two and two-tenths feet to a post on line of land now or late of Jack Belles

thence along same N. 88 degrees W. one hundred and seventy-eight feet to the place of beginning.

BEING the same property conveyed to Andrew P. Kaiser, a married man, by deed from Andrew P. Kaiser and Paula M. Kaiser, his wife, dated January 17, 2007, recorded October 26, 2007 in the Columbia County Clerk's/Register's Office as Instrument number 200711009.

BEING known as 338 Kachinka Hollow Road, Berwick, PA 18603.

PARCEL ID: 07 1001500000. PIN: 07 1001500.

PROPERTY ADDRESS: 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 0710015000000

Seized and taken into execution to be sold as the property of ANDREW P KAISER in suit of BAYVIEW LOAN SERVICING 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 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:
MATTLEMAN, WEINROTH & MILLER, P.C.
CHERRY HILL, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 134

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 11/09/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: ADULT PROBATION

Primary Address: 35 WEST MAIN STREET
P.O. BOX 380
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge: Vanessa Adler

Relation: Probation officer

Date: 8/18/16

Time: 2:15

Deputy: 4

Mileage:

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

ADULT PROBATION

2016CV671

35 WEST MAIN STREET, P.O. BOX 380, BLOOMSBURG, PA NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

134

Warrant:

Notes: SALE DATE & TIME: 11/09/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Domestic Relations Office of Columbia Cou

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 Lichenderfer

Relation:

Clerk

Date:

8/18/16

Time:

3:55

Deputy:

4

Mileage:

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

DOMESTIC RELATIONS OF

2016CV671

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

BAYVIEW LOAN SERVICING LLC
vs.
KAISER, ANDREW P

Case Number
2016CV671

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

134

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 11/09/2016 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:

Sherry Erans

Relation:

Check

Date:

8/18/16

Time:

3:50

Deputy:

4

Mileage:

Attorney / Originator:

Name: MATTLEMAN, WEINROTH & MILLER, P.C.

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

1.

2.

3.

4.

5.

6.

COLUMBIA COUNTY TAX C

2016CV671

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

0710 01500000

Brian Tapp

REAL ESTATE OUTLINE

ED # 2016 ED13f

DATE RECEIVED 8/17/2016
DOCKET AND INDEX 2016 CV 671

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>X</u>	
COPY OF DESCRIPTION	<u>X</u>	
WHEREABOUTS OF LKA	<u>X</u>	
NON-MILITARY AFFIDAVIT	<u>X</u>	
NOTICES OF SHERIFF SALE	<u>X</u>	
WAIVER OF WATCHMAN	<u>X</u>	
AFFIDAVIT OF LIENS LIST	<u>X</u>	
CHECK FOR \$1,350.00 OR	<u>X</u>	CK# <u>58800</u>

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

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

COMMONWEALTH OF PENNSYLVANIA

COUNTY OF COLUMBIA

BAYVIEW LOAN SERVICING, LLC

Plaintiff

COURT OF COMMON PLEAS

CIVIL DIVISION

COLUMBIA COUNTY

v.

ANDREW P. KAISER

Defendant

DOCKET NO.: 2016-cv-671

2016 - ED - 134

PRAECIPE FOR WRIT OF EXECUTION

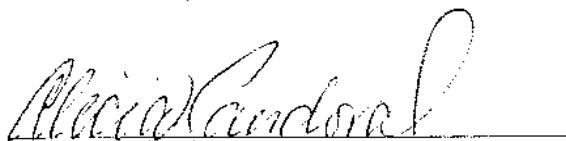
TO THE PROTHONOTARY OF COLUMBIA COUNTY:

Issue Writ of Execution in the above matter:

Amount Due	\$103,341.63
Interest from 7/27/2016 - sale date	\$
plus \$16.99 per diem thereafter	

(Costs to be added)

MATTLEMAN, WEINROTH & MILLER, P.C.



Alicia M. Sandoval, Esq. ID # 311874
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Attorney for Plaintiff

FILED
JUL 11 2016
CLERK OF COURT
COLUMBIA COUNTY

Commonwealth of Pennsylvania

COUNTY OF COLUMBIA

BAYVIEW LOAN SERVICING, LLC

Plaintiff

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

v.

ANDREW P. KAISER

Defendant

DOCKET NO.: 2016-cv-671

2016 - ED - 134

Writ of Execution

TO THE SHERIFF OF COLUMBIA COUNTY:

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

338 Kachinka Hollow Road, Berwick, PA 18603

Alicia M. Sandoval, Esq. ID # 311874
Mattleman, Weinroth & Miller, P.C.
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Attorney for Plaintiff

Amount Due	\$103,341.63
Interest from 7/27/2016 - sale date	\$
Plus \$16.99 per diem thereafter	
(Costs to be added)	

Prothonotary

By *Barbara N. Dunbar* 188

Clerk

Date *August 17, 2016*

Proth & Clerk of Sev. Courts
My Com. Ex. 1st Monday in 2020

COURT OF COMMON PLEAS
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

Bayview Loan Servicing, LLC

Plaintiff

v.

Andrew P. Kaiser

Defendant

338 Kachinka Hollow Road, Berwick, PA 18603

Writ of Execution

Real Debt \$103,341.63

Interest From 7/27/2016 - sale date \$
plus \$16.99 per diem thereafter

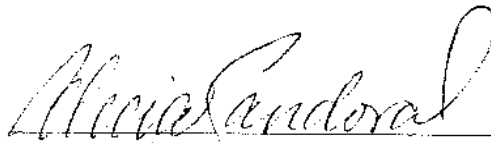
Costs Paid:

Prothonotary

Sheriff

Statutory

Costs Due Prothonotary



Alicia M. Sandoval, Esq., ID # 311874
Mattleman, Weinroth & Miller, P.C.
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Attorney for Plaintiff

NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

OWNER(S): ANDREW P. KAISER

PLAINTIFF/SELLER: BAYVIEW LOAN SERVICING, LLC

DEFENDANT(S): ANDREW P. KAISER

PROPERTY: 338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603

DOCKET NO.: 2016-cv-671

The above captioned property is scheduled to be sold at Columbia County Sheriff's Sale on November 9th 2016 at 9:00 a.m. in the Columbia County Sheriff's Office, located at 35 West Main Street, Bloomsburg, PA 17815. You may hold a mortgage or judgment on the property which will be extinguished by the sale. You may wish to attend the sale to protect your interest.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff no later than 30 days after sale. Distribution will be made in accordance with the schedule unless exceptions are filed thereto within 10 days after the filing of the schedule.

Sincerely,



ALICIA M. SANDOVAL, Esquire
MATTHEMAN, WEINROTH & MILLER
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
(856) 429-5507

1599.92890

MATTLEMAN, WEINROTH & MILLER

BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Telephone: 856-429-5507

Facsimile: 856-964-0156

Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

2016-ED-134

**AFFIDAVIT PURSUANT TO
RULE 3129.1**

STATE OF NEW JERSEY :
SS

COUNTY OF CAMDEN :

Bayview Loan Servicing, LLC, Plaintiff in the above entitled cause of action, sets forth as of the date the Praecipe for Writ of Execution was filed the following information concerning the real property located at **338 Kachinka Hollow Road, Berwick, PA 18603:**

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

Andrew P. Kaiser
338 Kachinka Hollow Road
Berwick, PA 18603

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

Andrew P. Kaiser
338 Kachinka Hollow Road
Berwick, PA 18603

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

Bayview Loan Servicing, LLC
4425 Ponce de Leon Blvd
Coral Gables, FL 33146

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

Bayview Loan Servicing, LLC
4425 Ponce de Leon Blvd
Coral Gables, FL 33146

5. Name and address of every other person who has any recorded lien on the property:

Not known.

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

Occupant
338 Kachinka Hollow Road
Berwick, PA 18603

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

Occupant
338 Kachinka Hollow Road
Berwick, PA 18603

Columbia County Domestic Relations
11 West Main Street
Bloomsburg, PA 17815

Mr. Donald Coleman
Chief Adult Probation Officer
35 West Main Street
Bloomsburg, PA 17815

Columbia County Tax Claim Office
11 West Main Street
Main Street County Annex
Bloomsburg, PA 17815

Briar Creek Township
150 Municipal Road
Berwick, PA 18603

Internal Revenue Service
US Dept. of the Treasury Philadelphia
600 Arch St.
Philadelphia, PA 19106

Pennsylvania Department of Revenue
Bureau of Compliance
Attn: Keith Richardson
4th & Walnut Sts.
Harrisburg, PA 17128

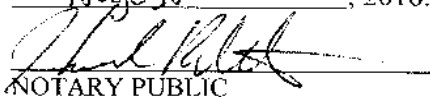
Commonwealth of Pennsylvania
Department of Revenue
P. O. Box 280946
Harrisburg, PA 17128

Commonwealth of Pennsylvania
Dept. of Labor & Industry UCF
16th Floor L&I Building
Harrisburg, PA 17121

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 subject to the penalties of 18 PACS §4904 relating to unsworn falsification to authorities.


Date: 8/15/16

SWORN TO AND SUBSCRIBED
BEFORE ME THIS DAY 15 OF
August, 2016.


NOTARY PUBLIC

HOWARD W. ROBERTSON IV
Notary Public
State of New Jersey
My Commission Expires October 28, 2020

MATTLEMAN, WEINROTH & MILLER, P.C.


ALICIA M. SANDOVAL, ESQUIRE
ATTORNEY ID NO. 311874
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Attorney for Plaintiff

MATTLEMAN, WEINROTH & MILLER
BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Telephone: 856-429-5507
Facsimile: 856-964-0156
Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

2016 - ED - 134

**AFFIDAVIT OF LAST KNOWN
ADDRESS**

STATE OF NEW JERSEY :

SS

COUNTY OF CAMDEN :

BEFORE ME, the undersigned authority, personally appeared ALICIA M. SANDOVAL, ESQUIRE, who, being duly sworn according to law, deposes and says that to the best of her knowledge, information and belief that the last known address of Defendant Andrew P. Kaiser is 338 Kachinka Hollow Road, Berwick, PA 18603.

Date:

8/15/16

SWORN TO AND SUBSCRIBED
BEFORE ME THIS DAY 15 OF
August, 2016.


NOTARY PUBLIC

HOWARD W. ROBERTSON IV

Notary Public

State of New Jersey

My Commission Expires October 28, 2020

MATTLEMAN, WEINROTH & MILLER, P.C.



ALICIA M. SANDOVAL, ESQUIRE
ATTORNEY ID NO. 311874
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Attorney for Plaintiff

MATTLEMAN, WEINROTH & MILLER

BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Telephone: 856-429-5507

Facsimile: 856-964-0156

Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS

CIVIL DIVISION

COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

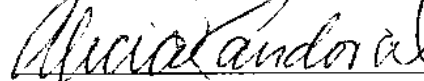
WHEREBY CERTIFY THAT:

1. The judgment entered in above matter is based on an action:
☐ A. In Assumpsit (Contract)
☐ B. In Trespass (Accident)
☒ C. In Mortgage Foreclosure
☐ D. On a note accompanying a purchase money mortgage and the property being exposed to sale is the mortgaged property.
2. The defendant(s) own(s) the property being exposed to sale as:
☒ A. An individual
☐ B. Tenants by the Entireties
☐ C. Joint Tenants with Right of Survivorship
☐ D. A partnership
☐ E. Tenants in Common
☐ F. A Corporation
3. The defendant(s) is/ are:
☒ A. Resident(s) in the Commonwealth of Pennsylvania
☐ B. Not resident(s) in the Commonwealth of Pennsylvania
☐ C. If more than one defendant and either A or B above are not applicable, state which defendant(s) are residents in the Commonwealth of Pennsylvania.

This certification must be signed by the attorney of record if an appearance has been entered; otherwise certification must be signed by the Plaintiff.

Date: 8/15/16

MATTLEMAN, WEINROTH & MILLER, P.C.



ALICIA M. SANDOVAL, ESQUIRE

ATTORNEY ID NO. 311874

Attorney for Plaintiff

MATTLEMAN, WEINROTH & MILLER

BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Telephone: 856-429-5507

Facsimile: 856-964-0156

Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

2016 - ED - 134

**AFFIDAVIT OF NON-MILITARY
SERVICE**

STATE OF NEW JERSEY :

SS

COUNTY OF CAMDEN :

I, ALICIA M. SANDOVAL, Esquire, of full age, being duly sworn according to law, upon my oath, depose and say:

1. That the Defendant is not in the Military, Naval or Air Services of the United States or any other County within the provisions of the Soldiers' and Sailors' Civil Relief Act of Congress, as amended; and

2. That the Defendant is at least 21 years of age and resides at 338 Kachinka Hollow Road, Berwick, PA 18603.

The affiant has ascertained the foregoing information by personal inquiry and knowledge and makes this Affidavit with due authority.

Date: 8/15/16

SWORN TO AND SUBSCRIBED
BEFORE ME THIS DAY 15 OF
August, 2016.


NOTARY PUBLIC

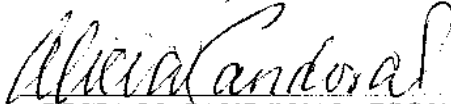
HOWARD W. ROBERTSON IV

Notary Public

State of New Jersey

My Commission Expires October 28, 2020

MATTLEMAN, WEINROTH & MILLER, P.C.



ALICIA M. SANDOVAL, ESQUIRE

ATTORNEY ID NO. 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Attorney for Plaintiff

[50 USC App. x, 562(f) et seq. as amended]

The services provided on this site are FREE




Welcome to the Official Servicemembers Civil Relief Act (SCRA) Website

[Home](#)[Single Record Request](#)[Multiple Record Requests](#)[User's Guide](#)[FAQs](#)[News](#)

Single Record Request

Use this page to request a Certificate verifying Active Duty Status for an individual on a specified date.

* Indicates a required field

* SSN	186629798		SSN OR Birth Date Required
* Repeat SSN	186629798		
* Birth Date	<input type="text"/>		
	MM/DD/YYYY (e.g., 03/16/2012)		
* Last Name	Kaiser		
First Name	Andrew		
Middle Name	<input type="text"/>		
* Active Duty Status Date	<input type="text"/>		
	MM/DD/YYYY (Default will be today's date e.g., 08/15/2016)		
<input type="button" value="Clear"/> <input type="button" value="Submit"/>			

Tips & Notes

- Without a Social Security Number, DMDC cannot authoritatively assert that this is the same individual that your query refers to. Name and date of birth alone do not uniquely identify an individual.
- Check your data entry before submitting it.
- Response may take up to 15 seconds after clicking "Submit".

Resources

- [Download Adobe Reader](#)
- [Unexpected results?](#)

[Privacy Notice](#)[Contact Us](#)

SCRA 3.0



Status Report Pursuant to Servicemembers Civil Relief Act

Last Name: KAISER

First Name: ANDREW

Middle Name:

Active Duty Status As Of: Aug-15-2016

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. 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](https://kb.defense.gov/PublicQueries/publicQuestions/FaqsAnswers.jsp?Subject=Locating%20Service%20Members%20or%20Getting%20a%20Mailing%20Address). 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: AAVEV7A5X3E8P10

**PACER**
Case Locator Browse Aloud**Bankruptcy Party Search**
Mon Aug 15 08:03:51 2016
No Records Found

User: gs0070

Client:

Search: Bankruptcy Party Search Name Kaiser, Andrew 186629798 All Courts Page: 1

No records found

PACER Service Center	Receipt 08/15/2016 08:03:51 74797614
User gs0070	
Client	
Description Bankruptcy Party Search	
Name Kaiser, Andrew 186629798 All Courts Page: 1	
Pages 1 (\$0.10)	

MATTLEMAN, WEINROTH & MILLER

BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Telephone: 856-429-5507

Facsimile: 856-964-0156

Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

2016 - ED - 134

AFFIDAVIT OF ACT 6/91

BEFORE ME the undersigned authority, personally appeared ALICIA M. SANDOVAL, ESQUIRE, who, being duly sworn according to law, deposes and says that the provisions of Act 91 of 1983 and Act 6, 41P.S. 403 have been complied with. A Notice of Homeowners' Emergency Mortgage Assistance was sent on March 3, 2016.

Date:

8/15/16

SWORN TO AND SUBSCRIBED
BEFORE ME THIS DAY 15 OF
August, 2016.


NOTARY PUBLIC

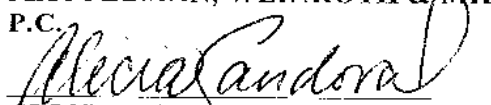
HOWARD W. ROBERTSON IV

Notary Public

State of New Jersey

My Commission Expires October 28, 2020

MATTLEMAN, WEINROTH & MILLER,
P.C.


ALICIA M. SANDOVAL, ESQUIRE

ATTORNEY ID NO. 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Attorney for Plaintiff

MATTLEMAN, WEINROTH & MILLER
BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Telephone: 856-429-5507
Facsimile: 856-964-0156
Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

2016-ED-134

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.


Date: 8/15/16

SWORN TO AND SUBSCRIBED
BEFORE ME THIS DAY 15 OF
August, 2016.


NOTARY PUBLIC

HOWARD W. ROBERTSON IV
Notary Public
State of New Jersey
My Commission Expires October 28, 2020

MATTLEMAN, WEINROTH & MILLER, P.C.


ALICIA M. SANDOVAL, ESQUIRE
ATTORNEY ID NO. 311874
401 Route 70 East, Suite 100
Cherry Hill, NJ 08034
Attorney for Plaintiff

MATTLEMAN, WEINROTH & MILLER

BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Telephone: 856-429-5507

Facsimile: 856-964-0156

Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

2016-ED-134

**REQUEST FOR SERVICE COLUMBIA
COUNTY SHERIFF**

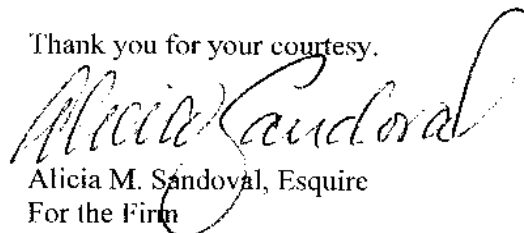
Dear Sir/Madam:

Please attempt service of the Notice of Sale upon defendant:

Andrew P. Kaiser
338 Kachinka Hollow Road
Berwick, PA 18603

Post Handbill on property:
338 Kachinka Hollow Road
Berwick, PA 18603

Thank you for your courtesy.

A handwritten signature in black ink, reading "Alicia Sandoval", written in a cursive style.

Alicia M. Sandoval, Esquire
For the Firm

MATTLEMAN, WEINROTH & MILLER

BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874

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Defendant

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

**NOTICE OF SHERIFF SALE PURSUANT
TO PENNSYLVANIA RULE OF CIVIL
PROCEDURE 3129**

TAKE NOTICE:

Your house (real estate) at **338 KACHINKA HOLLOW ROAD, BERWICK, PA 18603** is scheduled to be sold at Sheriff's Sale on _____ at 9:00 am in Columbia County Sheriff's Office, located at 35 West Main Street, Bloomsburg, PA 17815 to enforce the Court Judgment of **\$103,341.63** obtained by Bayview Loan Servicing, LLC.

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

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

1. The sale will be canceled if you pay to ALICIA M. SANDOVAL, Esquire, Attorney for Plaintiff, back payments, late charges, costs and reasonable attorneys fees due. To find out how much you must pay, you may call ALICIA M. SANDOVAL, Esquire at 856-429-5507.

2. You may be able to stop the Sale by filing a petition asking the Court to strike or open the Judgment, if the Judgment was improperly entered. You may also ask the Court to postpone the Sale for good cause.

3. You may also be able to stop the Sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the Sale. (See Notice on following page and how to obtain an attorney).

**YOU MAY BE ABLE TO SAVE YOUR PROPERTY AND YOU HAVE OTHER RIGHTS EVEN
IF THE SHERIFF'S SALE DOES TAKE PLACE.**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the bid price by calling ALICIA M. SANDOVAL, Esquire at 856-429-5507.
2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the market value of your property.
3. The Sale will go through only if the Buyer pays the Sheriff the full amount due on the Sale. To find out if this has happened you may call ALICIA M. SANDOVAL, Esquire at 856-429-5507.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the Sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Deed to the Buyer. At that time, the Buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff no later than 30 days after the day of the Sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after.
7. You may have other rights and defenses, or ways of getting your house back, if you act immediately after the Sale.

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A
LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH
BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP:**

Lawyer Referral Service
Columbia County
Pennsylvania Bar Association
P.O. Box 186
Harrisburg, PA 17108
(800) 692-7375

North Penn Legal Services
168 E. 5th Street
Bloomsburg, PA 17815
717-784-8760

MATTLEMAN, WEINROTH & MILLER

BY: ALICIA M. SANDOVAL, ESQUIRE

Attorney I.D. No.: 311874

401 Route 70 East, Suite 100

Cherry Hill, NJ 08034

Telephone: 856-429-5507

Facsimile: 856-964-0156

Attorneys for Plaintiff

File # 1599.92890

BAYVIEW LOAN SERVICING, LLC

Plaintiff

vs.

ANDREW P. KAISER

Defendant

COURT OF COMMON PLEAS

CIVIL DIVISION

COLUMBIA COUNTY

DOCKET NO.: 2016-cv-671

LEGAL DESCRIPTION

ALL that certain lot, piece, or parcel of land lying and being situated in the Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stone on the east side of State Road, Route 19044, leading from Berwick to Jonestown, at the northwesterly corner of land now or late of Jack Belles; thence along said State Road N. 23 degrees 15 feet E. One hundred and eighty-six feet to a post; thence along land now or late of Henderson F. Belles S. 87 degrees E. One hundred and six feet to a post; thence continuing along same S. 1 degree W. one hundred and seventy two and two-tenths feet to a post on line of land now or late of Jack Belles thence along same N. 88 degrees W. one hundred and seventy-eight feet to the place of beginning.

BEING the same property conveyed to Andrew P. Kaiser, a married man, by deed from Andrew P. Kaiser and Paula M. Kaiser, his wife, dated January 17, 2007, recorded October 26, 2007 in the Columbia County Clerk's/Register's Office as Instrument number 200711009.

BEING known as 338 Kachinka Hollow Road, Berwick, PA 18603.

PARCEL ID. 07 10 01500000. PIN: 07 10 01500.



Mattleman, Weinroth & Miller, P.C.
ATTORNEYS-AT-LAW

401 Route 70 East, Suite 100 • Cherry Hill, New Jersey 08034

Tel: 856.429.5507 • Fax: 856.429.9036

www.mwm-law.com

Alicia M. Sandoval, Esquire

E-mail: asandoval@mwm-law.com

Member of NJ & PA Bars

Our File: 1599.92890

August 15, 2016

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

Re: Bayview Loan Servicing, LLC vs. Andrew P. Kaiser
Property: 338 Kachinka Hollow Road, Berwick, PA 18603
Docket No.: 2016-cv-671

Dear Sir/Madam:

Enclosed please find a Sheriff Sale package regarding the above captioned matter for your next available sale date. Also enclosed is a check in the amount of \$1,350.00 which represents your fee to list this property for sale.

Please attempt service of the Notice of Sale upon defendant Andrew P. Kaiser at 338 Kachinka Hollow Road, Berwick, PA 18603. Please also post the handbill at 338 Kachinka Hollow Road, Berwick, PA 18603.

If you have any questions, please feel free to contact me or my assistant Olivia Devone at 1-888-229-2289, ext. 148 or by email at odevone@mwm-law.com. Thank you for your courtesy.

Very truly yours,

A handwritten signature in cursive script, reading 'Alicia M. Sandoval'.

Alicia M. Sandoval, Esquire

For the Firm

AMS/od
Enclosure(s)

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



71901140006000086971

US SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
900 MARKET STREET

PHILADELPHIA PA 19107-4214

Document Receipt

Trans #	8703	Carrier / service:	USPS Server	First-Class Mail®	8/18/2016 12:00:00 AM
Ship to:					
COMMONWEALTH OF PENNAYLVANIA		DEPT. LABOR & INDUSTRY			
16TH FLOOR L & I BUILDING		UCF			
HARRISBURG PA 17121		Tracking #:		71901140006000086995	
		Doc Ref #:		2016ED134	
		Postage		5.1300	

Document Receipt

Trans #	8702	Carrier / service:	USPS Server	First-Class Mail®	8/18/2016 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000086988

Doc Ref #: 2016ED134

Postage 5.1300

PHILADELPHIA PA 19106

Document Receipt

Trans #	8701	Carrier / service	USPS Server	First-Class Mail®	8/18/2016 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION

900 MARKET STREET

Tracking #: 71901140006000086971

Doc Ref #: 2016ED134

Postage 5.1300

PHILADELPHIA PA 19107-4214

Document Receipt

Trans #	8700	Carrier / service:	USPS Server	First-Class Mail®	8/18/2016 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000086964

Doc Ref # 2016ED134

Postage 5.1300

HARRISBURG PA 17105

Document Receipt

Trans #	8699	Carrier / service:	USPS Server	First-Class Mail®	8/18/2016 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000086957

Doc Ref #: 2016ED134

Postage 5.1300

HARRISBURG PA 17128

MATTLEMAN, WEINROTH & MILLER, P.C.
ATTORNEY TRUST ACCOUNT
401 ROUTE 70 EAST
CHERRY HILL, NJ 08034

BANK OF AMERICA
CAMDEN, NJ 08102
9-33/212

58800

DATE	CHECK	AMOUNT
08/01/2016	58800	**\$1,350

PAY TO THE
ORDER OF
ORDER
OF

*** ONE THOUSAND THREE HUNDRED FIFTY & 00/100 DOLLARS

Columbia Sheriff's Office

Bayview M&T

VOID AFTER 90 DAYS

AUTHORIZED SIGNATURE

SECURITY FEATURES INCLUDED. DETAILS ON BACK

⑈058800⑈ ⑆021200339⑆ 00204592 0⑈