

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION
vs.
ANNA C RELYVELD (et al.)

Case Number
2016CV755

PROPERTY ADDRESS
705 MARKET STREET, BENTON, PA 17814

REAL ESTATE SALE REQUEST LEDGER

DATE	CATEGORY	MEMO	CHK #	DEBIT	CREDIT
08/22/2016	Advance Fee	Advance Fee	14052606	\$0.00	\$1,350.00
08/22/2016	Advertising Sale (Newspaper)			\$15.00	\$0.00
08/22/2016	Advertising Sale Bills & Copies			\$17.50	\$0.00
08/22/2016	Crying Sale			\$10.00	\$0.00
08/22/2016	Docketing			\$15.00	\$0.00
08/22/2016	Levy			\$15.00	\$0.00
08/22/2016	Mailing Costs			\$24.00	\$0.00
08/22/2016	Posting Handbill			\$15.00	\$0.00
08/22/2016	Press Enterprise Inc.			\$1,118.22	\$0.00
08/22/2016	Sheriff Automation Fund			\$50.00	\$0.00
08/22/2016	Web Posting			\$100.00	\$0.00
11/02/2016	Service			\$165.00	\$0.00
11/02/2016	Service Mileage			\$40.00	\$0.00
11/02/2016	Copies			\$5.50	\$0.00
11/02/2016	Notary Fee			\$15.00	\$0.00
11/02/2016	Tax Claim Search			\$5.00	\$0.00
11/02/2016	Surcharge			\$120.00	\$0.00
				\$1,730.22	\$1,350.00
TOTAL BALANCE:				\$(380.22)	

Shapiro & DeNardo, LLC
General Business Account
3600 Horizon Drive, Suite 150
King Of Prussia, PA 19406
(610) 278-6800

MB Financial Bank
CHICAGO, ILLINOIS 60602
2-173-710

16-053112,RELYVELD

14059801

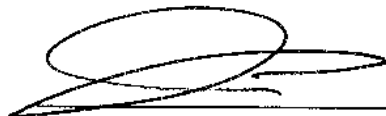
DATE	2/23/2017
AMOUNT	***380.22

PAY Three Hundred Eighty and 22/100*****

VOID AFTER 90 DAYS

TO THE
ORDER
OF

SHERIFF OF COLUMBIA COUNTY
P.O. BOX 380
BLOOMSBURG, PA 17815



⑈14059801⑈ ⑆071001737⑆ 69385258⑈

SHAPIRO & DeNARDO, LLC

ATTORNEYS AT LAW
A PENNSYLVANIA LIMITED LIABILITY COMPANY

3600 Horizon Drive, Suite 150
King of Prussia, PA 19406
Tel: (610) 278-6800 Fax: (610) 278-9980

Office of the Sheriff of Columbia County
Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815
Attn: Real Estate Deputy

RE: U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG
Mortgage-Backed Notes, Series 2015-3AG vs. Edward Relyveld a/k/a Edward S.
Relyveld and Anna C. Relyveld
Docket No.: 2016-CV-0000755-MF
Property Address: 705 Market Street, Benton, PA 17814
S&D File No.: 16-053112
Sale Date: November 9, 2016

Dear Real Estate Deputy:

Kindly stay the sale scheduled for the above-referenced case due to the filing of a BK Chapter
#13 Bankruptcy Filing by Edward Relyveld a/k/a Edward S. Relyveld and Anna C. Relyveld.
No monies were received.

Thank you for your anticipated cooperation. If you have any questions or problems, please do
not hesitate to contact me directly.

Very truly yours,

Cory Mackanich
Foreclosure Department

cc: Edward Relyveld a/k/a Edward S. Relyveld
705 Market Street
Benton, PA 17814

Anna C. Relyveld
705 Market Street
Benton, PA 17814

GERALD M. SHAPIRO ++++
DAVID S. KREISMAN **
CHRISTOPHER A. DENARDO *

+ Licensed in Pennsylvania and New Jersey
++ Licensed in Pennsylvania and New York
+++ Licensed in Pennsylvania and Texas
++++ Licensed in Illinois and Florida

* Licensed in Pennsylvania Only
** Licensed in Illinois Only

PA Attorneys

KRISTEN D. LITTLE +
Managing Attorney - PA
KEVIN S. FRANKEL +
REGINA HOLLOWAY ++
DANIEL T. LUTZ +++
SARAH K. McCAFFERY +
LESLIE J. RASE *
ALISON H. TULIO +
KATHERINE M. WOLF +

Karen M. Relyveld
705 Market Street
Benton, PA 17814

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff
U.S. BANK NATIONAL ASSOCIATION

vs.

Defendant
ANNA C RELYVELD
EDWARD S RELYVELD
KAREN M RELYVELD

Attorney for the Plaintiff:
SHAPIRO & DENARDO
3600 HORIZON DRIVE
SUITE 150
KING OF PRUSSIA, PA 19406

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

Writ of Execution No. : 2016CV755

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 705 MARKET STREET, BENTON, PA 17814

Sheriff Costs

Advertising Sale (Newspaper)	\$15.00
Advertising Sale Bills & Copies	\$17.50
Crying Sale	\$10.00
Docketing	\$15.00
Levy	\$15.00
Mailing Costs	\$24.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,118.22
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	\$40.00
Distribution Form	\$25.00
Copies	\$5.50
Notary Fee	\$15.00
Tax Claim Search	\$5.00
Surcharge	\$120.00
Total Sheriff Costs	\$1,925.22

Distribution Costs

Recording Fees	\$67.00
Total Distribution Costs	\$67.00

Grand Total: **\$1,992.22**

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

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

US BANK NA

VS ANNA, EDWARD & KAREN RELYVELD

NO. 137-2016 ED

NO. 755-2016 JD

DATE/TIME OF SALE: NOVEMBER 9, 2016 @ 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 \$ _____

SHERIFF'S SALE COST SHEET

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

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	<u>\$165.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	<u>\$24.00</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	<u>\$40.00</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 *****	\$422.00

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>1118.22</u>
SOLICITOR'S SERVICES	\$100.00
TOTAL *****	\$ <u>1368.22</u>

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

REAL ESTATE TAXES:

BORO, TWP & COUNTY 20	20	\$	
SCHOOL DIST.	20	\$	
DELINQUENT	20	\$	5.00
TOTAL *****			\$ 5.00

MUNICIPAL FEES DUE:

SEWER	20	\$	
WATER	20	\$	
TOTAL *****		\$	00

SURCHARGE FEE (DSTE)		\$ 170.00
MISC.	_____	\$ _____
	_____	\$ _____
TOTAL *****		\$ -9

TOTAL COSTS (OPENING BID) \$1792.22

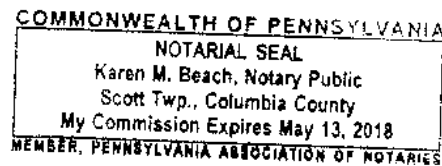
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

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.

.....

United States Bankruptcy Court
Middle District of Pennsylvania

Notice of Bankruptcy Case Filing



A bankruptcy case concerning the debtor(s) listed below was filed under Chapter 13 of the United States Bankruptcy Code, entered on 10/31/2016 at 6:51 PM and filed on 10/31/2016.

Edward S Relyveld
PO Box 636
Benton, PA 17814
SSN / ITIN: xxx-xx-3392
aka Ed Relyveld
aka Edward Relyveld

Karen M Relyveld
PO Box 636
Benton, PA 17814
SSN / ITIN: xxx-xx-8500

The case was filed by the debtor's attorney: The bankruptcy trustee is:

Robert Spielman
29 East Main Street
Bloomsburg, PA 17815-1485
570 380-1072

Charles J DeHart, III (Trustee)
8125 Adams Drive, Suite A
Hummelstown, PA 17036
717 566-6097

The case was assigned case number 5:16-bk-04502-RNO to Judge Robert N Opel.

In most instances, the filing of the bankruptcy case automatically stays certain collection and other actions against the debtor and the debtor's property. Under certain circumstances, the stay may be limited to 30 days or not exist at all, although the debtor can request the court to extend or impose a stay. If you attempt to collect a debt or take other action in violation of the Bankruptcy Code, you may be penalized. Consult a lawyer to determine your rights in this case.

To view the bankruptcy petition and other documents filed in this case, please visit the following Internet link: <http://ecf.pamb.uscourts.gov/> You must first register at this web site: <http://pacer.psc.uscourts.gov/> There is no registration fee. However, the Judicial Conference of the United States has established a fee for access to information in PACER. All registered users will be charged as follows: Use of the PACER system will generate a .10 per page charge, and Audio files of court hearings retrieved via PACER will generate a 2.40 per file charge. Public access computer terminals are also available at the Clerk's Office's two locations, 9:00 am to 4:00 pm, M-F (closed on all federal holidays): Max Rosenn US Courthouse, 197 South Main Street, Wilkes-Barre, PA 18701 and Ronald Reagan Federal Building and Courthouse, 228 Walnut Street, Harrisburg, PA 17101.

You may be a creditor of the debtor. If so, you will receive an additional notice from the court setting forth important deadlines.

TELECOPY COVER SHEET**ROBERT SPIELMAN**

**ATTORNEY AT LAW
A PROFESSIONAL CORPORATION**

29 EAST MAIN STREET SUITE D BLOOMSBURG PA 17815 • 14 SPRUCE AVENUE WILKES BARRE PA 18705-2214

If there is a problem with transmission or if all pages are not received, please call 570-380-1072 for retransmission.

TO: Columbia County Sheriff

FAX #: **570-389-5625**

FROM: Robert Spielman

DATE: October 31, 2016

RE: Edward Relyveld 2016-CV-0000755

Number of pages including this cover page: **2**

This message is intended only for the use of the individual or entity to which it is addressed, and may contain information that is PRIVILEGED, CONFIDENTIAL and exempt from disclosure under applicable law. If the reader of this message is not the intended recipient, or the employee or agent responsible for delivering the message to the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by telephone, and return the original to us by mail without making a copy. Thank you.

Comments:

Notice of Bankruptcy Case filing for Chapter 13 Petition filed
to case no:

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION
vs.
ANNA C RELYVELD (et al.)

Case Number
2016CV755

SHERIFF'S RETURN OF SERVICE

08/23/2016 10:11 AM - DEPUTY KEVIN DENT, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE KAREN RELYVELD THE DAUGHTER IN LAW, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR ANNA C RELYVELD AT 705 MARKET STREET, BENTON, PA 17814.


KEVIN DENT, DEPUTY

SO ANSWERS,

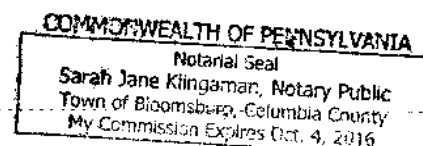

TIMOTHY T. CHAMBERLAIN, SHERIFF

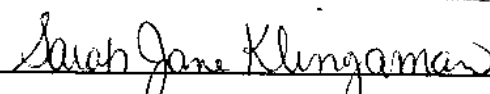
August 23, 2016

NOTARY

Affirmed and subscribed to before me this

23RD day of AUGUST, 2016





Plaintiff Attorney: SHAPIRO & DENARDO, 3600 HORIZON DRIVE, SUITE 150, KING OF PRUSSIA, PA 19406

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION
vs.
ANNA C RELYVELD (et al.)

Case Number
2016CV755

SHERIFF'S RETURN OF SERVICE

10/05/2016 04:43 PM - DEPUTY KEVIN DENT, 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 705 MARKET STREET, BENTON, PA 17814.

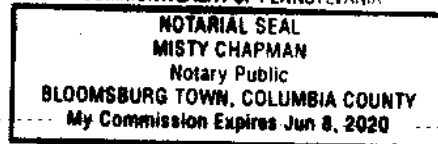

KEVIN DENT, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

October 06, 2016

COMMONWEALTH OF PENNSYLVANIA



NOTARY

Affirmed and subscribed to before me this

6TH day of OCTOBER, 2016

Plaintiff Attorney: SHAPIRO & DENARDO, 3600 HORIZON DRIVE, SUITE 150, KING OF PRUSSIA, PA 19406

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION
vs.
ANNA C RELYVELD (et al.)

Case Number
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KEVIN DENT, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

August 23, 2016

COMMONWEALTH OF PENNSYLVANIA

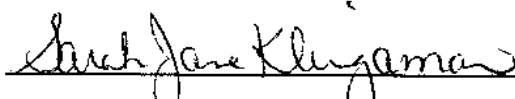
Notarial Seal

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: SHAPIRO & DENARDO, 3600 HORIZON DRIVE, SUITE 150, KING OF PRUSSIA, PA 19406

SHAPIRO & DeNARDO, LLC

ATTORNEYS AT LAW
A PENNSYLVANIA LIMITED LIABILITY COMPANY

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Tel: (610) 278-6800 Fax: (610) 278-9980

GERALD M. SHAPIRO +++
DAVID S. KREISMAN **
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+ Licensed in Pennsylvania and New Jersey

++ Licensed in Pennsylvania and New York

+++ Licensed in Illinois and Florida

* Licensed in Pennsylvania Only

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PA Attorneys

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Managing Attorney - PA
KEVIN S. FRANKEL +
REGINA HOLLOWAY ++
SARAH K. McCAFFERY +
LESLIE J. RASE *
ALISON H. TULIO +
KATHERINE M. WOLF +

Columbia County Clerk
35 West Main Street
P.O. Box 380
Bloomsburg, PA 17815

RE: U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG
Mortgage-Backed Notes, Series 2015-3AG vs. Edward Relyveld a/k/a Edward S.
Relyveld and Anna C. Relyveld
Docket No.: 2016-CV-0000755-MF
Property Address: 705 Market Street, Benton, PA 17814
S&D File No.: 16-053112
Sale Date: November 9, 2016

To whom it may concern:

Enclosed please find our Certification of Notice to Lienholders. Kindly file the same.

If you have any questions on this, please don't hesitate to call.

Sincerely,



Grace Beatrice
Legal Assistant

S&D # 16-053112
Enclosures

cc: Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO.
78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
REGINA HOLLOWAY, PA I.D. NO. 318334
DANIEL T. LUTZ, PA I.D. NO. 318144
SARAH K. McCAFFERY, PA I.D. NO. 311728
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610)278-6800
S&D FILE NO. 16-053112

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-
Backed Notes, Series 2015-3AG
PLAINTIFF
VS.
Edward Relyveld a/k/a Edward S. Relyveld
and Anna C. Relyveld
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2016-CV-0000755-MF

CERTIFICATION OF NOTICE TO LIENHOLDERS
PURSUANT TO PA R.C.P 3129.2 (C) (2)

I, Grace Beatrice, Legal Assistant for Shapiro & DeNardo, LLC, attorneys for the Plaintiff, U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG Mortgage-Backed Notes, Series 2015-3AG, hereby certify that Notice of Sale was served on all persons appearing on Exhibit "A" attached hereto, by United States mail, first class, postage prepaid, with Certificates of Mailing on September 30, 2016, the originals of which are attached and that each of said persons appears on Plaintiff's Affidavit pursuant to Pa. R.C.P. 3129.1.

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

SHAPIRO & DENARDO, LLC

Date: 10/04/2016

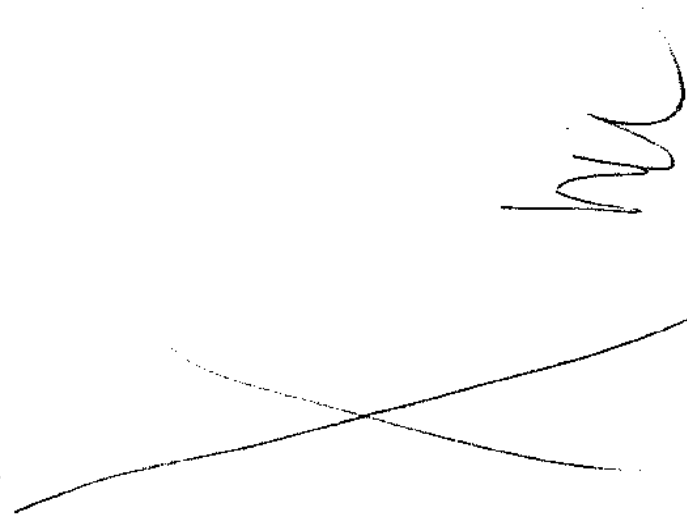
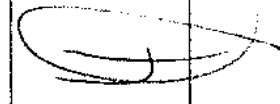
By: _____


Grace Beatrice
Legal Assistant

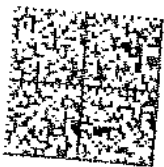
16-053112



Certificate of Mailing — Firm (Domestic)

Name and Address of Sender Shapiro & DeNardo, LLC 3600 Horizon Drive, Suite 150 King of Prussia, PA 19406		TOTAL NO. of Pieces Listed by Sender 4	TOTAL NO. Of Pieces Received at Post Office	Affix Stamp Here Postmark with Dat				
Postmaster, per (name of receiving employee)								
USPS Tracking Number Firm-specific Identifier	Address (Name, Street, City, State, and ZIP Code™)				Postage	Fee	Special Handling	Parcel Airift
16-053112 GB 11/9/16	Columbia County Domestic Relations 15 Perry Avenue P.O. Box 380 Bloomsburg, PA 17815							
Columbia	Karen M. Relyveld 705 Market Street Benton, PA 17814							
	Tenant or Occupant 705 Market Street Benton, PA 17814							
	PA Department of Revenue Bureau of Compliance P.O. Box 281230 Harrisburg, PA 17128-1230							
								
								

U.S. POSTAGE
ZIP 19406
02 1W
0001387362 SEP 30 2016



SHERIFF'S OFFICE OF COLUMBIA COUNTY

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KEVIN DENT, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

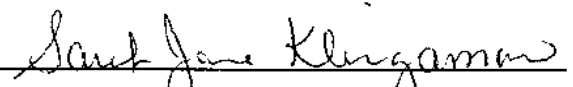
August 23, 2016

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: SHAPIRO & DENARDO, 3600 HORIZON DRIVE, SUITE 150, KING OF PRUSSIA, PA 19406

SHAPIRO & DeNARDO, LLC

ATTORNEYS AT LAW
A PENNSYLVANIA LIMITED LIABILITY COMPANY

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GERALD M. SHAPIRO +++
DAVID S. KREISMAN **
CHRISTOPHER A. DeNARDO *

+ Licensed in Pennsylvania and New Jersey
++ Licensed in Pennsylvania and New York
+++ Licensed in Illinois and Florida

* Licensed in Pennsylvania Only
** Licensed in Illinois Only

PA Attorneys

KRISTEN D. LITTLE +
Managing Attorney - PA
KEVIN S. FRANKEL +
REGINA HOLLOWAY ++
SARAH K. McCAFFERY +
LESLIE J. RASE *
ALISON H. TULIO +
KATHERINE M. WOLF +

COPY

Columbia County Clerk
35 West Main Street
P.O. Box 380
Bloomsburg, PA 17815

RE: U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG
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Sincerely,

Cory Mackanich
Legal Assistant

S&D # 16-053112
Enclosures

cc: Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO.
78447
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KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610)278-6800
S&D FILE NO. 16-053112

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-
Backed Notes, Series 2015-3AG

PLAINTIFF

VS.

Edward Relyveld a/k/a Edward S. Relyveld
and Anna C. Relyveld

DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2016-CV-0000755-MF

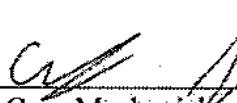
CERTIFICATION OF NOTICE TO LIENHOLDERS
PURSUANT TO PA R.C.P. 3129.2 (C) (2)

I, Cory Mackanich, Legal Assistant for Shapiro & DeNardo, LLC, attorneys for the Plaintiff, U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG Mortgage-Backed Notes, Series 2015-3AG, hereby certify that Notice of Sale was served on all persons appearing on Exhibit "A" attached hereto, by United States mail, first class, postage prepaid, with Certificates of Mailing on September 13, 2016, the originals of which are attached and that each of said persons appears on Plaintiff's Affidavit pursuant to Pa. R.C.P. 3129.1.

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

SHAPIRO & DENARDO, LLC

Date: 9/26/16

By: 
Cory Mackanich
Legal Assistant

16-053112



Certificate of Mailing — Firm (Domestic)

PS Form 3665, May 2015 PSN 7530-17-000-5549

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: 25538

RELYVELD EDWARD S & ANNA C
P O BOX 636
BENTON PA 17814

District: BENTON BORO
Deed: 0532 -1105
Location: 705 707 MARKET ST
Parcel Id:02 -04 -110-00,000

Assessment: 20,946

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: _____

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone:

137

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: EDWARD S RELYVELD

Primary Address: 705 MARKET STREET
BENTON, PA 17814

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge: KAREN RELYVELD

Relation: WIFE

Date: 8/23/16 Time: 1011

Deputy: 5 Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

-
-
-
-
-
-

RELYVELD, EDWARD S

2016CV755

705 MARKET STREET, BENTON, PA 17814

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 137

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: ANNA C RELYVELD

Primary Address: 705 MARKET STREET
BENTON, PA 17814

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge: KAREN RELYVELD

Relation: DAUGHTER IN LAW

Date: 8/23/16 Time: 1011

Deputy: 5 Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

-
-
-
-
-
-

RELYVELD, ANNA C

2016CV765

705 MARKET STREET, BENTON, PA 17814

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 137

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: KAREN M RELYVELD

Primary Address: 705 MARKET STREET
BENTON, PA 17814

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 8/23/16

Time: 1011

Deputy: 5

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

-
-
-
-
-
-

RELYVELD, KAREN M

2016CV755

705 MARKET STREET, BENTON, PA 17814

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	137
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:	OCCUPANT
Primary Address:	705 MARKET STREET BENTON, PA 17814
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · <u>Adult In Charge</u> · Posted · Other		
Adult In Charge:	KAREN RELYVELD		
Relation:	OCCUPANT		
Date:	8/23/16	Time:	1011
Deputy:	5	Mileage:	

Attorney / Originator:

Name:	SHAPIRO & DENARDO	Phone:	
--------------	-------------------	---------------	--

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

OCCUPANT

2016CV755

705 MARKET STREET, BENTON, PA 17814

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 137

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: Carolyn S. Remley

Primary Address: PO Box 270
Benton, PA 17814

Phone: 570-925-2432

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 8/23/16

Time: 1031

Deputy: 5

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

REMLEY, CAROLYN S.

2016CV755

PO BOX 270, BENTON, PA 17814

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 137

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

590 EVERETT ST, BENTON PA

Serve To:

Name: BENTON MUNICIPAL WATER & SEWER AL

Primary Address: 150 COLLEY STREET
BENTON, PA 17814

Phone: DOB:

Alternate Address: 3RD STREET
BENTON, PA 17814

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: PATTI LABONTE

Relation: CODE ENFORCEMENT

Date: 8/23/16 Time: 1017

Deputy: 5 Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

BENTON MUNICIPAL WATER

2016CV755

150 COLLEY STREET, BENTON, PA 17814

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 137

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 ☒ Charge ☐ Posted ☐ Other

Adult In Charge: Liz Whiting

Relation: Clerk

Date: 8-22-14

Time: 12:30

Deputy: 4

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

COLUMBIA COUNTY TAX C

2016CV755

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

U.S. BANK NATIONAL ASSOCIATION
vs.
RELYVELD, ANNA C (et al.)

Case Number
2016CV755

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 137

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: 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 Richenderfer

Relation: Clerk

Date: 8-22-16 Time: 12:35

Deputy: 4 Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

DOMESTIC RELATIONS OF 2016CV755 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, PA NO EXPIRATION

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



71901140006000087176

US SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
900 MARKET STREET

PHILADELPHIA PA 19107-4214

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2016CV755

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 PIECE AND PARCEL OF LAND situate in Benton Borough, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a stake corner on the northerly line of a public road leading to Rohrsburg and at the southwest corner of land now or formerly of Mrs. Martin Kessler; RUNNING THENCE along the northerly line of said public road South 66 degrees 18 minutes West, 60 feet, more or less, to a stake corner set in line of land now or formerly of Herbert Davis; THENCE along the line of land now or formerly of said Davis, North 28 degrees 48 minutes West, 64.5 feet to a stone corner; THENCE continuing along the same, North 62 degrees 15 minutes West, 189 feet, more or less, to the easterly line of West Creek; RUNNING THENCE along the easterly line of said creek, North 17 degrees 57 minutes East, 56 feet, more or less, to a stake corner set in the southerly line of land now or formerly of the aforesaid Mrs. Martin Kessler; RUNNING THENCE along the southerly line of land now or formerly of said Kessler, South 60 degrees 18 minutes East, 237.5 feet, more or less, to a stake corner; THENCE continuing along the same, South 28 degrees 48 minutes East, 64.5 feet to a stake corner set in the westerly line of the aforesaid public road, the place of BEGINNING. BEING THE SAME PREMISES which Doyle Terry Stout and Denise A. Stout, his wife, by Deed dated 6/29/1998 and recorded 7/1/1998 in the Office of the Recorder of Deeds in and for the County of Columbia, in Deed Book 693, Page 22, granted and conveyed unto Edward S. Relyveld and Anna C. Relyveld, son and mother, as Joint Tenants with right of survivorship.

PROPERTY ADDRESS: 705 MARKET STREET, BENTON, PA 17814

UPI / TAX PARCEL NUMBER: 02-04-10900000

Seized and taken into execution to be sold as the property of ANNA C RELYVELD, EDWARD S RELYVELD, KAREN M RELYVELD in suit of U.S. 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:
SHAPIRO & DENARDO
KING OF PRUSSIA, PA

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF COLUMBIA

SS

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-Backed
Notes, Series 2015-3AG
PLAINTIFF

No: 2016-CV-0000755-MF

2016-ED-137

VS.

WRIT OF EXECUTION:

Edward Relyveld a/k/a Edward S. Relyveld and
Anna C. Relyveld
DEFENDANTS

MORTGAGE FORECLOSURE

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:

705 Market Street, Benton, PA 17814

See attached legal

NOTE: Description of property may be included in, or attached to the Writ.

Amount Due
Interest from July 21, 2016 to

\$86,199.16

Costs to be Added

Seal of Court

Date: 08-19-16

Barbara N. Schwett

PROTHONOTARY

Proth & Clerk of Sev. Courts

My Com. Ex. 1st Monday in 2020

Deputy Prothonotary

No: 2016-CV-0000755-MF

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-Backed
Notes, Series 2015-3AG

vs.

Edward Relyveld a/k/a Edward S. Relyveld
705 Market Street
Benton, PA 17814

Anna C. Relyveld
705 Market Street
Benton, PA 17814



Sarah K. McCaffery, Esquire

**WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)**

Sarah K. McCaffery, Esquire, Attorney
SHAPIRO & DeNARDI, LLC
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406

REAL ESTATE OUTLINE

ED # 2016 ED 137

DATE RECEIVED 8-19-2016
DOCKET AND INDEX 2016 CV 755

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>14052606</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 _____

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
REGINA HOLLOWAY, PA I.D. NO. 318334
SARAH K. McCAFFERY, PA I.D. NO. 311728
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610)278-6800
S&D FILE NO. 16-053112

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-
Backed Notes, Series 2015-3AG

PLAINTIFF

VS.

Edward Relyveld a/k/a Edward S. Relyveld
and Anna C. Relyveld

DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

CASE NO. 2016-CV-0000755-MF

2016-ED-137

AFFIDAVIT PURSUANT TO RULE 3129.1

U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG Mortgage-Backed Notes, Series 2015-3AG, Plaintiff in the above action, sets forth, as of the date the praccipe for the writ of execution was filed, the following information concerning the real property located at **705 Market Street, Benton, PA 17814.**

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

Edward Relyveld a/k/a Edward S. Relyveld
705 Market Street
Benton, PA 17814

Anna C. Relyveld
705 Market Street
Benton, PA 17814

2. Name and address of Defendants in the judgment:

Edward Relyveld a/k/a Edward S. Relyveld
705 Market Street
Benton, PA 17814

Anna C. Relyveld
705 Market Street
Benton, PA 17814

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

U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG Mortgage-Backed Notes, Series 2015-3AG
c/o Nationstar Mortgage LLC
8950 Cypress Waters Blvd.
Coppell, TX 75019

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

U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG Mortgage-Backed Notes, Series 2015-3AG, Plaintiff
c/o Nationstar Mortgage LLC
8950 Cypress Waters Blvd.
Coppell, TX 75019

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

PA Department of Revenue
Bureau of Compliance
P.O. Box 281230
Harrisburg, PA 17128-1230

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:

Columbia County Domestic Relations
15 Perry Avenue
P.O. Box 380
Bloomsburg, PA 17815

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:

TENANT OR OCCUPANT
705 Market Street
Benton, PA 17814

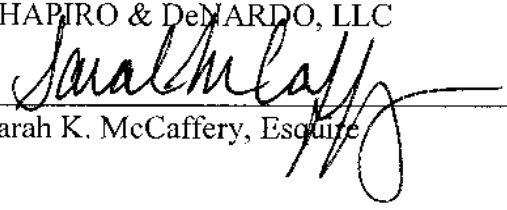
Karen M. Relyveld
705 Market Street
Benton, PA 17814

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.

Date: 8/18/16

SHAPIRO & DeNARDO, LLC

BY:


Sarah K. McCaffery, Esquire

16-053112

SHAPIRO & DeNARDO, LLC

ATTORNEYS AT LAW
A PENNSYLVANIA LIMITED LIABILITY COMPANY

**3600 Horizon Drive, Suite 150
King of Prussia, PA 19406**

Tel: (610) 278-6800 Fax: (610) 278-9980

**GERALD M. SHAPIRO +++
DAVID S. KREISMAN **
CHRISTOPHER A. DeNARDO ***

— Licensed in Pennsylvania and New Jersey
· · Licensed in Pennsylvania and New York
—+ Licensed in Illinois and Florida

* Licensed in Pennsylvania Only
** Licensed in Illinois Only

PA Attorneys

**KRISTEN D. LITTLE +
Managing Attorney - PA
KEVIN S. FRANKEL +
REGINA HOLLOWAY ++
SARAH K. McCAFFERY +
LESLIE J. RASE *
ALISON H. TUIJO +
KATHERINE M. WOLF +**

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815
Attn: Real Estate Deputy

RE: U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG
Mortgage-Backed Notes, Series 2015-3AG vs. Edward Relyveld a/k/a Edward S.
Relyveld and Anna C. Relyveld
Docket No.: 2016-CV-0000755-MF
Property Address: 705 Market Street, Benton, PA 17814
S&D File No.: 16-053112

Dear Sir or Madam:

The Prothonotary shall have delivered the Writ of Execution for sale of Real Property to you together with the below listed documents for the _____ sale date. Please advise if this property will not be scheduled for that date.

In accordance with Columbia County's requirements for scheduling a Sheriff's sale, I enclose:

- Required Sale deposit of \$1,350.00
- Required number of copies of the property legal description for the deed and printers;
- Affidavit pursuant to Rule 3129.1 ;
- Act 91 Affidavit;
- Notices of Sale for each Defendant;
- Request for service of the notice of sale;
- Request for posting, advertising, of the notice of sale.
- Please time stamp the enclosed "ATTORNEY COPY" of the 3129 Affidavit and return in the prepaid envelope provided.

We will send notice of the sale to all known lienholders prior to the sale and will file a Certification.

Pursuant to audit guidelines required by both the Federal Government as well as our clients, our office requires a receipt for any funds that have been provided for this filing. Please return a receipt (handwritten or computer generated) in the enclosed envelope. We greatly appreciate your cooperation with this request.

Thank you for your cooperation in this matter.

Very truly yours,
Haley Ashby
Legal Assistant
Enclosures

SHAPIRO & DeNARDO, LLC

ATTORNEYS AT LAW
A PENNSYLVANIA LIMITED LIABILITY COMPANY

3600 Horizon Drive, Suite 150

King of Prussia, PA 19406

Tel: (610) 278-6800 Fax: (610) 278-9980

GERALD M. SHAPIRO +++
DAVID S. KREISMAN **
CHRISTOPHER A. DENARDO *

+ Licensed in Pennsylvania and New Jersey
++ Licensed in Pennsylvania and New York
+++ Licensed in Illinois and Florida

* Licensed in Pennsylvania Only
** Licensed in Illinois Only

PA Attorneys

KRISTEN D. LITTLE +
Managing Attorney - PA
KEVIN S. FRANKEL +
REGINA HOLLOWAY ++
SARAH K. McCAFFERY +
LESLIE J. RASE *
ALISON H. TULIO +
KATHERINE M. WOLF +

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

RE: U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG
Mortgage-Backed Notes, Series 2015-3AG vs. Edward Relyveld a/k/a Edward S.
Relyveld and Anna C. Relyveld
Docket No.: 2016-CV-0000755-MF
Property Address: 705 Market Street, Benton, PA 17814
S&D File No.: 16-053112

Sir/Madam:

Please serve the NOTICE OF SALE and POST THE HANDBILL upon the following
Defendants at the addresses provided:

Edward Relyveld a/k/a Edward S. Relyveld, 705 Market Street, Benton, PA 17814
Anna C. Relyveld, 705 Market Street, Benton, PA 17814

Upon service, please forward to this office in the enclosed self-addressed stamped
envelope, a copy of you Sheriff's Return.

Pursuant to audit guidelines required by both the Federal Government as well as our clients, our
office requires a receipt for any funds that have been provided for this filing. Please return a
receipt (handwritten or computer generated) in the enclosed envelope. We greatly appreciate
your cooperation with this request.

Your assistance in this matter is greatly appreciated.

Very truly yours,

Haley Ashby
Legal Assistant

Enclosures

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
REGINA HOLLOWAY, PA I.D. NO. 318334
SARAH K. McCAFFERY, PA I.D. NO. 311728
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610)278-6800
S&D FILE NO. 16-053112

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-
Backed Notes, Series 2015-3AG

PLAINTIFF

VS.

Edward Relyveld a/k/a Edward S. Relyveld
and Anna C. Relyveld
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2016-CV-0000755-MF

2016-ED-137

CERTIFICATION OF ADDRESS

I hereby certify that the correct address of the judgment creditor (Plaintiff) is:

U.S. Bank National Association as Indenture Trustee for CIM Trust 2015-3AG Mortgage-
Backed Notes, Series 2015-3AG
c/o Nationstar Mortgage LLC
8950 Cypress Waters Blvd.
Coppell, TX 75019

and that the last known addresses of the judgment debtors (Defendants) are:

Edward Relyveld a/k/a Edward S. Relyveld
705 Market Street
Benton, PA 17814

Anna C. Relyveld
705 Market Street
Benton, PA 17814

Date: 8/18/16

BY: 

SHAPIRO & DeNARDO, LLC

SARAH K. McCAFFERY, ESQ.

Attorneys for Plaintiff

16-053112

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
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KING OF PRUSSIA, PA 19406
TELEPHONE: (610)278-6800
S&D FILE NO. 16-053112

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-
Backed Notes, Series 2015-3AG

PLAINTIFF

VS.

Edward Relyveld a/k/a Edward S. Relyveld
and Anna C. Relyveld
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2016-CV-0000755-MF

2016-ED-137

CERTIFICATION AS TO THE SALE OF REAL PROPERTY

I hereby certify that I am the Attorney of record for the Plaintiff in this Action against Real Property and further certify this Property is:

☐ FHA - Tenant Occupied or Vacant

☐ Commercial

☐ As a result of a Complaint in Assumpsit

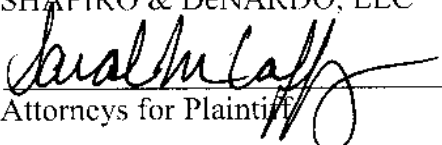
That the Plaintiff has complied in all respects with Section 403 of the Mortgage

☒ Assistance Act including but not limited to:

- (a) Service of notice on Defendants
- (b) Expiration of 30 days since the service of notice
- (c) Defendants failure to request or appear at meeting with Mortgagee or Consumer Credit Counseling Agency
- (d) Defendants failure to file application with Homeowners Emergency Assistance Program.

I further agree to indemnify and hold harmless the Sheriff of Columbia County for any false statement given herein.

Date: 8/18/16

SHAPIRO & DeNARDO, LLC
BY: 
Attorneys for Plaintiff
SARAH K. McCAFFERY, ESQ.

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
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TELEPHONE: (610)278-6800
S&D FILE NO. 16-053112

U.S. Bank National Association as Indenture
Trustee for CIM Trust 2015-3AG Mortgage-
Backed Notes, Series 2015-3AG
8950 Cypress Waters Blvd
Coppell, Texas 75019

PLAINTIFF

VS.

Edward Relyveld a/k/a Edward S. Relyveld
and

Anna C. Relyveld

DEFENDANT(S)

STATE OF: Pennsylvania

COUNTY OF: Montgomery

COURT OF COMMON PLEAS
COLUMBIA COUNTY

2016-CV-0000755-MF

2016-ED-137

AFFIDAVIT OF NON-MILITARY SERVICE

Affiant has performed a search of the records maintained by the Department of Defense, Defense Manpower Data Center (DMDC), and has determined that according to DMDC records (attached hereto as Exhibit "A") Defendants Edward Relyveld a/k/a Edward S. Relyveld and Anna C. Relyveld are not presently engaged in active duty military service as contemplated by the Servicemembers Civil Relief Act at 50 U.S.C. §3931.

SHAPIRO & DeNARDO, LLC

Date: 8/18/16

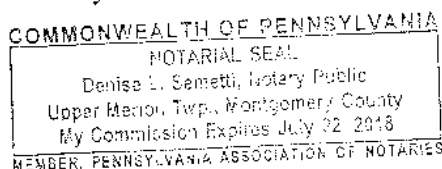
BY:

Regina Holloway
Attorneys for Plaintiff

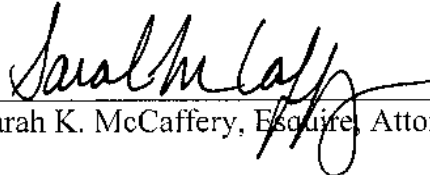
REGINA M. HOLLOWAY, ESQ.

Sworn to and subscribed
before me this 18th day
of August, 2016.

D. Seto
Notary Public



✓ WAIVER OF WATCHMAN/WAIVER OF INSURANCE - Any Deputy Sheriff levying upon or attaching any property under which writ may leave same without a watchman, in custody or 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; and the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Sarah K. McCaffery, Esquire, Attorney for Plaintiff

ALL THAT CERTAIN PIECE AND PARCEL OF LAND situate in Benton Borough, Columbia County, Pennsylvania, bounded and described as follows:

BEGINNING at a stake corner on the northerly line of a public road leading to Rohrsburg and at the southwest corner of land now or formerly of Mrs. Martin Kessler;

RUNNING THENCE along the northerly line of said public road South 66 degrees 18 minutes West, 60 feet, more or less, to a stake corner set in line of land now or formerly of Herbert Davis;

THENCE along the line of land now or formerly of said Davis, North 28 degrees 48 minutes West, 64.5 feet to a stone corner;

THENCE continuing along the same, North 62 degrees 15 minutes West, 189 feet, more or less, to the easterly line of West Creek;

RUNNING THENCE along the easterly line of said creek, North 17 degrees 57 minutes East, 56 feet, more or less, to a stake corner set in the southerly line of land now or formerly of the aforesaid Mrs. Martin Kessler; RUNNING THENCE along the southerly line of land now or formerly of said Kessler, South 60 degrees 18 minutes East, 237.5 feet, more or less, to a stake corner;

THENCE continuing along the same, South 28 degrees 48 minutes East, 64.5 feet to a stake corner set in the westerly line of the aforesaid public road, the place of BEGINNING.

BEING THE SAME PREMISES which Doyle Terry Stout and Denise A. Stout, his wife, by Deed dated 6/29/1998 and recorded 7/1/1998 in the Office of the Recorder of Deeds in and for the County of Columbia, in Deed Book 693, Page 22, granted and conveyed unto Edward S. Relyveld and Anna C. Relyveld, son and mother, as Joint Tenants with right of survivorship.



Shapiro & DeNardo, LLC

VENDOR NO: PA-COLSHE NAME: SHERIFF OF COLUMBIA COUNTY hashby 14052606

CHECK DATE: 8/18/2016

REFERENCE	INVOICE DATE	GROSS AMOUNT	DISCOUNT TAKEN	NET AMOUNT PAID
PA18936579	8/18/2016		0.00	1,350.00
TOTAL >			0.00	1,350.00

Document Receipt

Trans #	8722	Carrier / service:	USPS Server	First-Class Mail®	8/22/2016 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000087183

Doc Ref #: 2016ED137

Postage 5.1300

PHILADELPHIA PA 19106

Document Receipt

Trans #	8721	Carrier / service:	USPS Server	First-Class Mail®	8/22/2016 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION

900 MARKET STREET

Tracking #: 71901140006000087176

Doc Ref #: 2016ED137

Postage 5.1300

PHILADELPHIA PA 19107-4214

Document Receipt

Trans #	8720	Carrier / service	USPS Server	First-Class Mail®	8/22/2016 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000087169

Doc Ref #: 2016ED137

Postage 5.1300

HARRISBURG PA 17105

Document Receipt

Trans #	8719	Carrier / service:	USPS Server	First-Class Mail®	8/22/2016 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000087152

Doc Ref #: 2016ED137

Postage 5.1300

HARRISBURG PA 17128

Document Receipt					
Trans #	8719	Carrier / service	USPS Server	First-Class Mail®	8/22/2016 12:00:00 AM
Ship to:					
DEPARTMENT OF REVENUE		COMMONWEALTH OF PA			
DEPARTMENT 281230		Tracking #:		71901140006000087152	
		Doc Ref #:		2016ED137	
		Postage		5.1300	
HARRISBURG	PA	17128			

Shapiro & DeNardo, LLC
General Business Account
3600 Horizon Drive, Suite 150
King Of Prussia, PA 19406
(610) 278-6800

MB Financial Bank
CHICAGO, ILLINOIS 60602
2-173-710

14052606

PAY

One Thousand Three Hundred Fifty and 00/100*****

TO THE
ORDER
OF

SHERIFF OF COLUMBIA COUNTY
P.O. BOX 380
BLOOMSBURG, PA 17815

VOID AFTER 90 DAYS

DATE	8/18/2016
AMOUNT	***1,350.00

⑈14052606⑈ ⑆071001737⑆ 69385258⑈