

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



LSF9 MASTER PARTICIPATION TRUST

vs.
MICHAEL T KERLISH (et al.)

Case Number
2015CV1361

PROPERTY ADDRESS

216 EAST RD STREET, BERWICK, PA 18603

REAL ESTATE SALE REQUEST LEDGER

<u>DATE</u>	<u>CATEGORY</u>	<u>MEMO</u>	<u>CHK #</u>	<u>DEBIT</u>	<u>CREDIT</u>
01/28/2016	Advance Fee	Advance Fee	001580900	\$0.00	\$1,350.00
01/28/2016	Advertising Sale (Newspaper)			\$15.00	\$0.00
01/28/2016	Advertising Sale Bills & Copies			\$17.50	\$0.00
01/28/2016	Crying Sale			\$10.00	\$0.00
01/28/2016	Docketing			\$15.00	\$0.00
01/28/2016	Levy			\$15.00	\$0.00
01/28/2016	Mailing Costs			\$30.00	\$0.00
01/28/2016	Posting Handbill			\$15.00	\$0.00
01/28/2016	Poundage			\$582.08	\$0.00
01/28/2016	Press Enterprise Inc.			\$1,118.22	\$0.00
01/28/2016	Sheriff Automation Fund			\$50.00	\$0.00
01/28/2016	Web Posting			\$100.00	\$0.00
05/27/2016	Service			\$195.00	\$0.00
05/27/2016	Service Mileage			\$24.00	\$0.00
05/27/2016	Copies			\$6.50	\$0.00
05/27/2016	Notary Fee			\$15.00	\$0.00
05/27/2016	Tax Claim Search			\$5.00	\$0.00
05/27/2016	Surcharge			\$140.00	\$0.00
				\$2,353.30	\$1,350.00
				TOTAL BALANCE:	\$(1,003.30)

PO Box 380
Bloomsburg, PA 17815

Phone 570-389-5622
Fax 570-389-5625

**COLUMBIA COUNTY
SHERIFF'S OFFICE
TIMOHTY T. CHAMBERLAIN, SHERIFF**

Fax

To: Valerie Steinman

From: Sheriff Timothy T. Chamberlain

Fax:

Pages: 2

Phone:

Date: May 27, 2016

Re: Kerlish execution

CC:

☐ **Urgent** ☐ **For Review** ☐ **Please Comment** ☐ **Please Reply** ☐ **Please Recycle**

● **Comments:**

I received your stay, attached is a cost sheet showing a balance due of \$1,003.30.

**Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax: 215-568-7616**

Foreclosure Manager

Representing Lenders in
Pennsylvania

May 26, 2016

Office of the Sheriff
Columbia County Courthouse
35 W. Main Street
Bloomsburg, PA 17815

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: LSF9 MASTER PARTICIPATION TRUST v.
MICHAEL T. KERLISH, JR, SHARON A. KERLISH and CYNTHIA KERLISH
216 EAST 3RD STREET BERWICK, PA 18603-3702
No.: 2015-CV-1361

Dear Sir/Madam:

Please STAY the Sheriff's Sale of the above referenced property, which is scheduled for June 8, 2016 due to the following: The mortgage company is pursuing alternatives to foreclosure with the Defendant(s).

\$29,104.14 was received in consideration of the stay.

You are hereby directed to immediate discontinue the advertising of the sale and processing or posting of the Notice of Sale.

Please return the original Writ of Execution to the Prothonotary as soon as possible. **In addition, please forward a copy of the cost sheet pertaining to this sale to our office via facsimile to 215-567-0072 or regular mail at your earliest convenience.**

Thank you for your cooperation in this matter.

Very Truly Yours,
Valerie Steinman for
Phelan Hallinan Diamond & Jones, LLP

Phelan Hallinan Diamond & Jones, LLP
One Penn Center Ste 1400
Philadelphia, PA 19103

TD Bank, NA
3-180/360

001615231

DATE
7/1/2016

AMOUNT
****\$1,003.30

PAY ONE THOUSAND THREE AND 30 / 100 Dollars

TO THE Sheriff of Columbia County
ORDER 35 W Main Street
OF Bloomsburg, PA 17815

DXB [971540] 216 EAST 3RD STREET (2015-CV-1361)


AUTHORIZED SIGNATURE

MP
⑈001615231⑈ ⑆036001808⑆ 361508666⑈

PO Box 380
Bloomsburg, PA 17815
Phone 570-389-5622
Fax 570-389-5625

**COLUMBIA COUNTY
SHERIFF'S OFFICE**
TIMOTHY T. CHAMBERLAIN, SHERIFF

Fax

To: Valerie Steinman **From:** Sheriff Timothy T. Chamberlain
Fax: **Pages:** 2
Phone: **Date:** May 27, 2016
Re: Kerish execution **CC:**
☐ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle

• **Comments:**

I received your stay, attached is a cost sheet showing a balance due of \$1,003.30.

TX RESULT REPORT

NAME :
TEL :
DATE : MAY.27.2016 08:02

SESSION	FUNCTION	NO.	DESTINATION STATION	DATE	TIME	PAGE	DURATION	MODE	RESULT
7741	TX	001	2155670072	MAY.27	08:01	002	00h00min33s	ECM	OK

Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax 215-568-7616

KIM ZIELINSKI
Legal Assistant, 1328

Representing Lenders in
Pennsylvania

Office of the Prothonotary
Columbia County Courthouse
35 W. Main St.
Bloomsburg, PA 17815

No.: 2015-CV-1361
No.: 2016-ED-14

Re: LSF9 MASTER PARTICIPATION TRUST VS. MICHAEL T. KERLISH, JR, SHARON A.
KERLISH, and CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH
No.: 2015-CV-1361, No.: 2016-ED-14

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129.2

Dear Sir/Madam:

Enclosed please find an Affidavit of Service Pursuant to Rule 3129.2 with the necessary attachments regarding the above matter.

Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

Please be advised that in the event the Plaintiff is not represented at the sale the sale is to be stayed or postponed.

Property is listed for the 06/08/2016 Sheriff Sale.

IMPORTANT NOTICE: This property is sold at the direction of the plaintiff. It may not be sold in the absence of a representative of the plaintiff at the Sheriff's Sale. The sale must be postponed or stayed in the event that a representative of the plaintiff is not present at the sale.

Very truly yours.

Phelan Hallinan Diamond & Jones, LLP

By:

KIM ZIELINSKI, Legal Assistant

cc: Sheriff of COLUMBIA County

PHELAN HALLINAN DIAMOND & JONES, LLP
Adam H. Davis, Esq., Id. No.203034
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Adam.Davis@PhelanHallinan.com
215-563-7000

Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA

LSF9 MASTER PARTICIPATION TRUST
Plaintiff,

v.

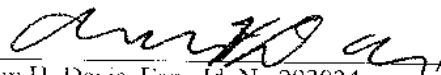
MICHAEL T. KERLISH, JR
SHARON A. KERLISH
CYNTHIA KERLISH A/K/A CYNTHIA J.
KERLISH
Defendant(s)

: COLUMBIA COUNTY
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: No.: 2015-CV-1361
: No.: 2016-ED-14

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129.2

COMMONWEALTH OF PENNSYLVANIA)
PHILADELPHIA COUNTY) SS:

As required by Pa. R.C.P. 3129.2(a) Notice of Sale has been given to Lienholders and any known interested party in the manner required by Pa. R.C.P. 3129.2(c) on each of the persons or parties named, at that address, set forth on the Affidavit and as amended if applicable. A copy of the Certificate of Mailing (Form 3817) and/or Certified Mail Return Receipt stamped by the U.S. Postal Service is attached hereto Exhibit "A".


Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

Date: 4/20/16

IMPORTANT NOTICE: This property is sold at the direction of the plaintiff. It may not be sold in the absence of a representative of the plaintiff at the Sheriff's Sale. The sale must be postponed or stayed in the event that a representative of the plaintiff is not present at the sale.

Lsf9 Master Participation Trust
Plaintiff

v.

Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish
Defendant(s)

: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2015-CV-1361**
:
: **COLUMBIA COUNTY**

AMENDED AFFIDAVIT PURSUANT TO RULE 3129.1

Lsf9 Master Participation Trust, Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praccipe for the Writ of Execution was filed, the following information concerning the real property located at **216 East 3rd Street, Berwick, PA 18603-3702**.

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

Name

Address (if address cannot be reasonably ascertained,
please so indicate)

Michael T. Kerlish, Jr

8413 Titkos Dr, Apt 303, Kissimmee, FL 34747-3318

Sharon A. Kerlish

216 East 3rd Street, Berwick, PA 18603-3702

Cynthia Kerlish a/k/a Cynthia J. Kerlish

220 S Warren ST, Berwick, PA 18603-4521

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

Name

Address (if address cannot be reasonably
ascertained, please so indicate)

Michael T. Kerlish, Jr

**8413 Titkos Dr, Apt 303
Kissimmee, FL 34747-3318**

Sharon A. Kerlish

**115 Park Blvd
Berwick, PA 18603-4238**

Cynthia Kerlish a/k/a Cynthia J. Kerlish

**220 S Warren ST
Berwick, PA 18603-4521**

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

Name

Address (if address cannot be
reasonably ascertained, please indicate)

None.

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

Name

Address (if address cannot be
reasonably ascertained, please indicate)

None.

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

Name

Address (if address cannot be
reasonably ascertained, please indicate)

None.

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.

Name

Address (if address cannot be
reasonably ascertained, please indicate)

Aldi, Inc.

**PO Box 844
Berwick, OH 44212**

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:

Name

Address (if address cannot be
reasonably ascertained, please indicate)

Tenant/Occupant

**216 East 3rd Street
Berwick, PA 18603-3702**

**Commonwealth of Pennsylvania Bureau of
Individual Taxes Inheritance Tax Division**

**6th Floor, Strawberry Sq.
Dept 280601
Harrisburg, PA 17128**

**Department of Public Welfare, TPL Casualty
Unit, Estate Recovery Program**

**P.O. Box 8486
Willow Oak Building
Harrisburg, PA 17105**

Michael Kerlish C/O Susan Hill, Esquire

**38 W 3rd ST
Bloomsburg, PA 17815**

**Domestic Relations of
Columbia County**

**Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815**

**Commonwealth of Pennsylvania
Department of Welfare**

**P.O. Box 2675
Harrisburg, PA 17105**

Internal Revenue Service Advisory

**1000 Liberty Avenue Room 704
Pittsburgh, PA 15222**

**U.S. Department of Justice
U.S. Attorney for The Middle District of PA
Federal Building**

**228 Walnut Street, Suite 220
PO Box 11754
Harrisburg, PA 17108-1754**

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.A. § 4904 relating to unsworn falsification to authorities.

Date: 4/20/16

By: 

Phelan Hallinan Diamond & Jones, LLP

Adam H. Davis, Esq., Id. No. 203034

Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP

1617 JFK Boulevard, Suite 1400

One Penn Center Plaza, Philadelphia, PA 19103

215-563-7000

Name and
Address
Of Sender

Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103

AZK/GIL - 06/08/2016 SALE

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	****	TENANT/OCCUPANT 216 EAST 3RD STREET BERWICK, PA 18603-3702	\$0.47	
2	****	Commonwealth of Pennsylvania Bureau of Individual Taxes Inheritance Tax Division 6th Floor, Strawberry Sq. Dept 280601 Harrisburg, PA 17128	\$0.47	
3	****	Department of Public Welfare, TPL Casualty Unit, Estate Recovery Program P.O. Box 8486 Willow Oak Building Harrisburg, PA 17105	\$0.47	
4	****	Michael Kerlish C/O Susan Hill, Esquire 38 W 3RD ST BLOOMSBURG, PA 17815	\$0.47	
5	****	Domestic Relations of Columbia County COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815		
6	****	Commonwealth of Pennsylvania Department of Welfare P.O. Box 2675 Harrisburg, PA 17105		
7	****	Internal Revenue Service Advisory 1000 Liberty Avenue Room 704 Pittsburgh, PA 15222		
8	****	U.S. Department of Justice U.S. Attorney for The Middle District of PA Federal Building 228 Walnut Street, Suite 220 PO Box 11754 Harrisburg, PA 17108-1754		
		RE: MICHAEL T. KERLISH, JR (COLUMBIA)		
		PH # 971540/1021		
		Page 1 of 1		
		Writ Tean		

Total Number of
Pieces Listed by Sender

Total Number of Pieces
Received at Post Office

Postmaster, Per (Name of
Receiving Employee)

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual R900 S913 and S921 for limitations of coverage.

Form 3877 Facsimile

Name and
Address
Of Sender



Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103

AZK/KAZ - 06/08/2016 SALE

Line	Article Number	Name of Addressee, Street, and Post Office Address
1	****	Aldi, Inc. PO BOX 844 BERWICK, OH 44212 RE: MICHAEL T. KERLISH, JR (COLUMBIA) PH # 971540/1026

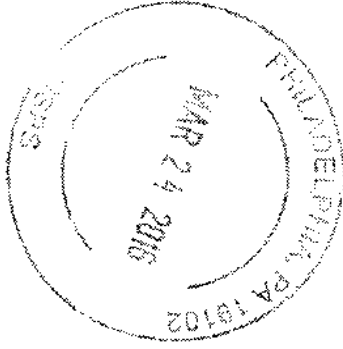
Page 1 of 1 45 Day

Total Number of Pieces Listed by Sender	Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	The full declaration of value is required on all domestic and international pieces subject to a limit of \$500,000 per occurrence. The maximum in- The maximum indemnity payable is \$25,000 for registered mail, sent \$500,000 and \$921 for limitations of coverage.
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Form 3877 Facsimile

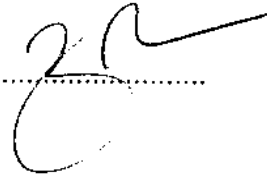
Fee

Indemnity payable
is \$50,000 per
occurrence is \$500.
to Mail Manual



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 March 16, 23, 30, 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 this30th.....day of March.....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.

.....

PHELAN HALLINAN DIAMOND & JONES, LLP
PETER WAPNER, Esq., Id. No.318263
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
peter.wapner@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

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

LSF9 MASTER PARTICIPATION TRUST
Plaintiff

v.

MICHAEL T. KERLISH, JR
SHARON A. KERLISH
CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH
Defendant(s)

CIVIL DIVISION

No.: 2015-CV-1361

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for 04/06/2016 at 09:00 AM in the above-captioned matter has been continued until 06/08/2016 at 09:00 AM.

Date: **MAR 28 2016**



PETER WAPNER, Esq., Id. No.318263
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
PETER WAPNER, Esq., Id. No.318263
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
peter.wapner@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

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

LSF9 MASTER PARTICIPATION TRUST

Plaintiff

v.

MICHAEL T. KERLISH, JR

SHARON A. KERLISH

CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH

Defendant(s)

:
: **CIVIL DIVISION**
:
: **No.: 2015-CV-1361**
:
:

CERTIFICATION OF SERVICE

I hereby certify that true and correct copies of the foregoing Notice of the Date of Continued Sheriff's Sale and Certificate of Filing were served by regular mail on the person(s) on the date listed below:

MICHAEL T. KERLISH, JR
8413 TITKOS DR, APT 303
KISSIMMEE, FL 34747-3318

MICHAEL T. KERLISH, JR
216 EAST 3RD STREET
BERWICK, PA 18603-3702

SHARON A. KERLISH
216 EAST 3RD STREET
BERWICK, PA 18603-3702

SHARON A. KERLISH
115 PARK BLVD
BERWICK, PA 18603-4238

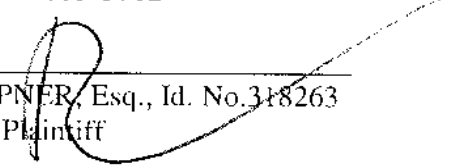
CYNTHIA KERLISH

220 S WARREN ST
BERWICK, PA 18603-4521

CYNTHIA KERLISH
1201 E 2ND ST
BERWICK, PA 18603-4911

Date: MAR 28 2016

CYNTHIA KERLISH
216 EAST 3RD STREET
BERWICK, PA 18603-3702



PETER WAPNER, Esq., Id. No. 318263
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
PETER WAPNER, Esq., Id. No.318263
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
peter.wapner@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

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

LSF9 MASTER PARTICIPATION TRUST

Plaintiff

v.

MICHAEL T. KERLISH, JR

SHARON A. KERLISH

CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH

Defendant(s)

CIVIL DIVISION

No.: 2015-CV-1361

CERTIFICATE OF FILING

On this date, I filed 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: MAR 28 2016



PETER WAPNER, Esq., Id. No.318263
Attorney for Plaintiff

Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax: 215-568-7616

Timothy Chamberlain
Acting Sheriff
PO Box 380
W. Main Street
Bloomsburg, PA 17815

Re: LSF9 MASTER PARTICIPATION TRUST v. MICHAEL T. KERLISH, JR et al.
No.: 2015-CV-1361

Dear Sir/Madam:

Enclosed please find a Certificate of Filing pursuant to Pa. R.C.P. 3129.3(b)(2)(i) regarding the above matter.

Kindly send me a time-stamped copy of the Certificate of Filing in the stamped self-addressed envelope, which I have enclosed.

Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

****Property is listed for the 06/08/2016 Sheriff Sale.****

Very truly yours,

Phelan Hallinan Diamond & Jones, LLP

By:

Legal Assistant

CC: MICHAEL T. KERLISH, JR, SHARON A. KERLISH and CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH

Phelan Hallinan Diamond & Jones, LLP
One Penn Center at Suburban Station
1617 John F. Kennedy Boulevard
Suite 1400
Philadelphia, PA 19103-1814
(215) 563-7000
Fax: (215) 563-7009

Representing Lenders in
Pennsylvania

Foreclosure Manager

March 22, 2016

Office of the Sheriff
Columbia County Courthouse
35 W. Main Street
Bloomsburg, PA 17815

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: LSF9 MASTER PARTICIPATION TRUST v.
MICHAEL T. KERLISH, JR, SHARON A. KERLISH and CYNTHIA KERLISH
216 EAST 3RD STREET BERWICK, PA 18603-3702
No.: 2015-CV-1361

Dear Sir/Madam:

Please Postpone the Sheriff Sale of the above referenced property, which is scheduled for April 6, 2016 due to the following: Additional Lienholder(s).

The Property is to be relisted for the June 8, 2016 Sheriff Sale.

Thank you for your cooperation in this matter.

Very Truly Yours,
PATRICK WIRT for
Phelan Hallinan Diamond & Jones, LLP

TX Result Report

P 1
03/22/2016 12:32
Serial No. A1UE011110048
TC: 393802

Addressee	Start Time	Time	Prints	Result	Note
912155638656	03-22 12:31	00:00:25	001/001	OK	

Note

TMR:Timer TX, POL:Polling, ORG:Original Size Setting, FME:Frame Erase TX,
DPG:Page Separation TX, MIX:Mixed Original TX, CALL:Manual TX, CSAC:CSAC,
FWD:Forward, PC:PC-FAX, BND:Double-Sided Binding Direction, SP:Special Original,
FCODE:F-code, RTX:Re-TX, RLY:Relay, MBX:Confidential, BUL:Bulletin, SIP:SIP Fax,
IPADR:IP Address Fax, I-FAX:Internet Fax

Result

OK: Communication OK, S-OK: Stop Communication, PW-OFF: Power Switch OFF,
TEL: RX from TEL, NG: Other Error, Cont: Continue, No Ans: No Answer,
Refuse: Receipt Refused, Busy: Busy, M-Full:Memory Full,
LOVR:Receiving length Over, POVR:Receiving page Over, FIL:File Error,
DC:Decode Error, MDN:MDN Response Error, DSN:DSN Response Error.

Fax Server

3/22/2016 10:42:30 AM PAGE 1/001 Fax Server

1617 John F Kennedy Blvd
Suite 1400
Philadelphia, PA 19103
Phone: (215) 563-7000
Fax: (215) 563-8656

**Phelan Hallinan
Diamond & Jones, LLP**

Fax

To: Columbia County Sheriff Office **From:** Patrick Raiston
Fax: 570-389-5625 **Date:** March 22, 2016
Phone: 570-389-5622 **Pages:** 1
Re: Postpone Sale Date **CC:**
☐ Urgent ☒ For Review ☐ Please Comment ☒ Please Reply ☐ Please Recycle

Comments:

Hello,

We would like to postpone our scheduled sheriff sale for two months to a date in June 2016. Currently the sale is set for 4/8/16 at 9:00am. Please provide a new sale date and time as soon as possible via fax to 215-563-8656.

RE: LSF9 MASTER PARTICIPATION TRUST V. KERLISH, JR., MICHAEL T.; KERLISH, SHARON A.; & KERLISH, CYNTHIA
COLUMBIA County, 2015 CV 1361

Should you have any questions or concerns, please feel free to contact me as soon as possible.

Thank you for your assistance in this matter.

Thank you,

Patrick Raiston

Fax - 215-563-8656

Sale June 8, 2016 @ 9:00 AM

1617 John F Kennedy Blvd
Suite 1400
Philadelphia, PA 19103
Phone: (215) 563-7000
Fax: (215) 563-8656

**Phelan Hallinan
Diamond & Jones, LLP**

Fax

To:	Columbia County Sheriff Office	From:	Patrick Ralston
Fax:	570-389-5625	Date:	March 22, 2016
Phone:	570-389-5622	Pages:	1
Re:	Postpone Sale Date	CC:	

☐ Urgent ☒ For Review ☐ Please Comment ☒ Please Reply ☐ Please Recycle

•Comments:

Hello,

We would like to postpone our scheduled sheriff sale for two months to a date in June 2016. Currently the sale is set for 4/6/16 at 9:00am. Please provide a new sale date and time as soon as possible via fax to 215-563-8656.

RE: LSF9 MASTER PARTICIPATION TRUST v. KERLISH, JR., MICHAEL T.; KERLISH,
 SHARON A.; & KERLISH, CYNTHIA
 COLUMBIA County, 2015-CV-1361

Should you have any questions or concerns, please feel free to contact me as soon as possible.

Thank you for you assistance in this matter.

Thank you,

Patrick Ralston

Fax – 215-563-8656

Sale June 8, 2016 @ 9:00 AM

**Phelan Hallinan
Diamond & Jones, LLP**

Fax

☐ Urgent ☒ For Review ☐ Please Comment ☒ Please Reply ☐ Please Recycle

Hella,

We would like to postpone our scheduled sheriff sale for two months to a date in June 2016. Currently the sale is set for 4/6/16 at 9:00am. Please provide a new sale date and time as soon as possible via fax to 215-563-8666.

RE: LSF9 MASTER PARTICIPATION TRUST v. KERLISH, JR., MICHAEL T.; KERLISH,
SHARON A.; & KERLISH, CYNTHIA
COLUMBIA County, 2015-CV-1361

Should you have any questions or concerns, please feel free to contact me as soon as possible.

Thank you for you assistance in this matter

Thank you,

Patrick Ralston

Fax – 215-563-8656

Sale June 8, 2016 @ 9:00 AM

TX RESULT REPORT

NAME :
TEL :
DATE : MAR.22.2016 10:40

SESSION	FUNCTION	NO.	DESTINATION STATION	DATE	TIME	PAGE	DURATION	MODE	RESULT
6995	TX	001	12155638656	MAR.22	10:39	000	00h00min00s	G3	NG
			00FF:REDIAL ALL FAIL						

COUNTY OF COLUMBIA
TAX CLAIM BUREAU
PO BOX 380
BLOOMSBURG PA 17815
REAL ESTATE TAX LIEN CERTIFICATE

DATE:08-MAR-16

FEE:\$5.00

CERT. NO23655

KERLISH MICHAEL T & CYNTHIA JR
SHARON A KERLISH
216 E THIRD ST #B
BERWICK PA 18603

DISTRICT: BERWICK BORO
DEED 0426-0780
LOCATION: PART LOT 65
PARCEL: 04A-06 -100-00,000

YEAR	BILL ROLL	AMOUNT	-----PENDING----- INTEREST	COSTS	TOTAL AMOUNT DUE
2015	PRIM	1,653.41	23.77	0.00	1,677.18
2014	PRIM	994.36	12.48	55.00	1,061.84
TOTAL DUE :					\$2,739.02

TAX CLAIM TOTAL AMOUNT DUE DURING THE MONTH OF: May ,2016

THIS IS TO CERTIFY THAT, ACCORDING TO OUR RECORDS, TAX LIENS AS OF
DECEMBER 31, 2015

REQUESTED BY: Columbia County Sheriff

PHELAN HALLINAN DIAMOND & JONES, LLP

1617 JFK Boulevard, Suite 1400

Philadelphia, PA 19103-1814

215-320-0007

Fax: 215-563-7009

Judith Pomroy
Legal Assistant, Ext. 1630

Representing Lenders in
Pennsylvania and New Jers

March 1, 2016
Office of the Sheriff
COLUMBIA County Courthouse

Dear Sir/Madame:

Enclosed are Affidavits of Service of Notice of Sale for filing with your office. We have forwarded copies of the same to the Prothonotary.

If you have any questions regarding this matter, please do not hesitate to contact this office. Thank you for your cooperation.

Sincerely,

Judith Pomroy
Enclosure

AFFIDAVIT OF SERVICE

PLAINTIFF
LSF9 MASTER PARTICIPATION TRUST

COLUMBIA COUNTY

PH # 971540

DEFENDANT
MICHAEL T. KERLISH, JR
SHARON A. KERLISH
CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH

SERVICE TEAM/ lmm
COURT NO.: 2015-CV-1361

SERVE SHARON A. KERLISH AT:
115 PARK BLVD
BERWICK, PA 18603-4238

TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: April 6, 2016

SERVED

Served and made known to SHARON A. KERLISH, Defendant on the 15th day of FEBRUARY, 2016, at 7:25 o'clock P.M., at 115 PARK BLVD, BERWICK, PA, in the manner described below:

- ☒ Defendant personally served.
☐ Adult family member with whom Defendant(s) reside(s).
 Relationship is _____
☐ Adult in charge of Defendant's residence who refused to give name or relationship.
☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).
☐ Agent or person in charge of Defendant's office or usual place of business.
 _____ an officer of said Defendant's company.
☐ Other: _____

Description: Age 70 Height 5'3" Weight 110 Race W Sex F Other _____

I, Ronald Moll, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

DATE: 2/15/16

NAME: Ronald Moll
 PRINTED NAME: Ronald Moll
 TITLE: Process Server

NOT SERVED

On the _____ day of _____, 20____, at _____ o'clock _____ M., I, _____, a competent adult hereby state that Defendant NOT FOUND because:

- ☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)
☐ No Answer on _____ at _____; _____ at _____; _____ at _____
☐ Service Refused ☐ Red Tag Door ☐ Deceased ☐ Defendant Unknown
☐ Cluster Mail Box ☐ Can't Gain Access

Comments: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

2/10

5
134

AFFIDAVIT OF SERVICE

PLAINTIFF
LSF9 MASTER PARTICIPATION TRUST

COLUMBIA COUNTY

PH # 971540

DEFENDANT
MICHAEL T. KERLISH, JR
SHARON A. KERLISH
CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH

SERVICE TEAM/hm
COURT NO.: 2015-CV-1361

SERVE CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH AT:
220 S WARREN ST
BERWICK, PA 18603-4521

TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: April 6, 2016

****DIVORCED- One cannot accept service for the other****

SERVED

Served and made known to CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH, Defendant on the 15th day of FEBRUARY, 2016, at

7:15, o'clock P. M., at 220 S. WARREN ST, BERWICK, PA, in the manner described below:

☐ Defendant personally served.

☒ Adult family member with whom Defendant(s) reside(s).

Relationship is HUSBAND.

☐ Adult in charge of Defendant's residence who refused to give name or relationship.

☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).

☐ Agent or person in charge of Defendant's office or usual place of business.

☐ _____ an officer of said Defendant's company.

☐ Other: _____

Description: Age 40's Height 6'0" Weight 180 Race W Sex M Other _____

I, Ronald Moll, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

DATE: 2/15/16

NAME: Ronald Moll

PRINTED NAME: Ronald Moll

TITLE: Process Server

NOT SERVED

On the _____ day of _____, 20____, at _____ o'clock ____ M., I, _____, a competent adult hereby state that Defendant NOT FOUND because:

☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)

☐ No Answer on _____ at _____; _____ at _____; _____ at _____

☐ Service Refused ☐ Red Tag Door ☐ Deceased ☐ Defendant Unknown

☐ Cluster Mail Box ☐ Can't Gain Access

Comments: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

2/10

5/130

AFFIDAVIT OF SERVICE (FNMA)

PLAINTIFF
WELLS FARGO BANK, N.A.

COLUMBIA COUNTY

PH # 965839

DEFENDANT
RONALD L. GREBEY
RAMONA M. GREBEY

SERVICE TEAM/lmm
COURT NO.: 2015-CV-1042

SERVE RONALD L. GREBEY AT:
1128 FREAS AVE
APT #A
BERWICK, PA 18603-1710

TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: April 6, 2016

SERVED

Served and made known to RONALD L. GREBEY, Defendant on the 1ST day of FEBRUARY, 2016, at 8:30 o'clock P. M., at 1128 FREAS AVE APT #A, BERWICK, PA in the manner described below:

- ☒ Defendant personally served.
☐ Adult family member with whom Defendant(s) reside(s).
 Relationship is _____
☐ Adult in charge of Defendant's residence who refused to give name or relationship.
☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).
☐ Agent or person in charge of Defendant's office or usual place of business.
 _____ an officer of said Defendant's company.
☐ Other: _____

Description: Age 50 Height 5'10" Weight 250 Race W Sex M Other _____

I, Ronald Moll, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

DATE: 2/1/16

NAME: Ronald Moll
 Ronald Moll
 PRINTED NAME: _____
 Process Server
 TITLE: _____

NOT SERVED

On the _____ day of _____, 20____, at _____ o'clock ____ M., I, _____, a competent adult hereby state that Defendant NOT FOUND because:

- ☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)
☐ No Answer on _____ at _____; _____ at _____; _____ at _____
☐ Service Refused ☐ Red Tag Door ☐ Deceased ☐ Defendant Unknown
☐ Cluster Mail Box ☐ Can't Gain Access

Comments: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

1122

5/30

AFFIDAVIT OF SERVICE (FNMA)

PLAINTIFF
WELLS FARGO BANK, N.A.

COLUMBIA COUNTY

PH # 965839

DEFENDANT
RONALD L. GREBEY
RAMONA M. GREBEY

SERVICE TEAM/ lmm
COURT NO.: 2015-CV-1042

SERVE RAMONA M. GREBEY AT:
1128 FREAS AVENUE
APT# A
BERWICK, PA 18603

TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: April 6, 2016

SERVED

Served and made known to RAMONA M. GREBEY, Defendant on the 1ST day of FEBRUARY, 2016, at 8:30, o'clock P. M., at 1128 FREAS AVE, Apt A BERWICK, PA, in the manner described below:

☐ Defendant personally served.

☒ Adult family member with whom Defendant(s) reside(s).

Relationship is HUSBAND

☐ Adult in charge of Defendant's residence who refused to give name or relationship.

☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).

☐ Agent or person in charge of Defendant's office or usual place of business.

☐ _____ an officer of said Defendant's company.

☐ Other: _____

Description: Age 50 Height 5'10" Weight 250 Race W Sex M Other _____

I, Ronald Moll, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

DATE: 2/1/16

NAME: Ronald Moll

PRINTED NAME: Ronald Moll

TITLE: Process Server

NOT SERVED

On the _____ day of _____, 20____, at _____ o'clock _____ M., I, _____, a competent adult hereby state that Defendant NOT FOUND because:

☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)

☐ No Answer on _____ at _____; _____ at _____; _____ at _____

☐ Service Refused ☐ Red Tag Door ☐ Deceased ☐ Defendant Unknown

☐ Cluster Mail Box ☐ Can't Gain Access

Comments: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

1/22

AFFIDAVIT OF SERVICE

PLAINTIFF
U.S. BANK NATIONAL ASSOCIATION

COLUMBIA COUNTY

PH # 964110

DEFENDANT
JOSHUA L. BITTNER A/K/A JOSHUA BITTNER
JULIE A. BITTNER A/K/A JULIE BITTNER

SERVICE TEAM/ lum
COURT NO.: 2015-CV-1389

SERVE JULIE A. BITTNER A/K/A JULIE BITTNER AT:
576 HETLERVILLE ROAD
NESCOPECK, PA 18635-2307

TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: April 6, 2016

SERVED

Served and made known to JULIE A. BITTNER A/K/A JULIE BITTNER, Defendant on the 11th day of FEBRUARY, 20 16, at

6:15 o'clock P. M., at 576 HETLERVILLE ROAD, in the manner described below:

☐ Defendant personally served. NESCOPECK, PA,

☒ Adult family member with whom Defendant(s) reside(s).

Relationship is HUSBAND

☐ Adult in charge of Defendant's residence who refused to give name or relationship.

☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).

☐ Agent or person in charge of Defendant's office or usual place of business.

☐ _____ an officer of said Defendant's company.

☐ Other: _____

Description: Age 20^s Height 5'10" Weight 165 Race W Sex M Other _____

I, Ronald Moll, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

DATE: 2/11/16

NAME: Ronald Moll

Ronald Moll

PRINTED NAME: _____

Process Server

TITLE: _____

NOT SERVED

On the _____ day of _____, 20____, at _____ o'clock ____ M., I, _____, a competent adult hereby state that Defendant NOT FOUND because:

☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)

☐ No Answer on _____ at _____; _____ at _____; _____ at _____

☐ Service Refused ☐ Red Tag Door ☐ Deceased ☐ Defendant Unknown

☐ Cluster Mail Box ☐ Can't Gain Access

Comments: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

1/21

AFFIDAVIT OF SERVICE

PLAINTIFF
U.S. BANK NATIONAL ASSOCIATION

COLUMBIA COUNTY

PH # 964110

DEFENDANT
JOSHUA L. BITTNER A/K/A JOSHUA BITTNER
JULIE A. BITTNER A/K/A JULIE BITTNER

SERVICE TEAM/ lmm
COURT NO.: 2015-CV-1389

SERVE JOSHUA L. BITTNER A/K/A JOSHUA BITTNER AT:
576 HETLERVILLE ROAD
NESCOPECK, PA 18635-2307

TYPE OF ACTION
XX Notice of Sheriff's Sale
SALE DATE: April 6, 2016

SERVED

Served and made known to JOSHUA L. BITTNER A/K/A JOSHUA BITTNER, Defendant on the 11th day of FEBRUARY, 2016, at

6:15, o'clock P. M., at 576 HETLERVILLE ROAD, in the manner described below:
☒ Defendant personally served. NESCOPECK, PA,

☐ Adult family member with whom Defendant(s) reside(s).

Relationship is _____

☐ Adult in charge of Defendant's residence who refused to give name or relationship.

☐ Manager/Clerk of place of lodging in which Defendant(s) reside(s).

☐ Agent or person in charge of Defendant's office or usual place of business.

☐ _____ an officer of said Defendant's company.

☐ Other: _____

Description: Age 20^s Height 5'10" Weight 165 Race W Sex M Other _____

I, Ronald Moll, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

DATE: 2/11/16

NAME: Ronald Moll

PRINTED NAME: Ronald Moll

TITLE: Process Server

NOT SERVED

On the _____ day of _____, 20____, at _____ o'clock ____ M., I, _____, a competent adult hereby state that Defendant NOT FOUND because:

☐ Vacant ☐ Does Not Exist ☐ Moved ☐ Does Not Reside (Not Vacant)

☐ No Answer on _____ at _____; _____ at _____; _____ at _____

☐ Service Refused ☐ Red Tag Door ☐ Deceased ☐ Defendant Unknown

☐ Cluster Mail Box ☐ Can't Gain Access

Comments: _____

I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.

BY: _____

PRINTED NAME: _____

1/21

5
26

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



LSF9 MASTER PARTICIPATION TRUST
vs.
MICHAEL T KERLISH (et al.)

Case Number
2015CV1361

SHERIFF'S RETURN OF SERVICE

03/01/2016 04:13 PM - DEPUTY MICHAEL BEYER, BEING DULY SWORN ACCORDING TO LAW, STATES
SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON
THE REAL ESTATE LOCATED AT 216 EAST RD STREET, BERWICK, PA 18603.

Michael Beyer
MICHAEL BEYER, DEPUTY

SO ANSWERS,

Timothy T. Chamberlain
TIMOTHY T. CHAMBERLAIN, SHERIFF

March 02, 2016

NOTARY

Proth & Clerk of Sev. Courts

Affirmed and subscribed to before me this

My Com. Ex. 1st Monday in 2020

2ND day of MARCH, 2016

Barbara N. Silvestri

PHELAN & HALLINAN LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA

Notary Public for the State of Pennsylvania

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

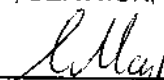


LSF9 MASTER PARTICIPATION TRUST
vs.
MICHAEL T KERLISH (et al.)

Case Number
2015CV1361

SHERIFF'S RETURN OF SERVICE

02/01/2016 10:25 AM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: SHARON KERLISH AT 115 PARK BLVD, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

February 02, 2016

NOTARY

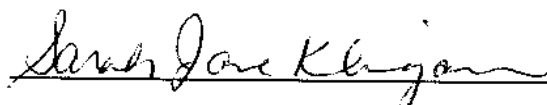
Affirmed and subscribed to before me this

2ND day of FEBRUARY, 2016

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

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



PHILAN & HALLINAN LLP, ONE PENN CENTER AT SUBURBAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



LSF9 MASTER PARTICIPATION TRUST
vs.
MICHAEL T KERLISH (et al.)


Case Number
2015CV1361

SHERIFF'S RETURN OF SERVICE

02/01/2016 10:30 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 ALEX KERLISH HER SON, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR CYNTHIA KERLISH AT 220 SOUTH WARREN STREET, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

February 02, 2016

NOTARY

Affirmed and subscribed to before me this

2ND day of FEBRUARY 2016

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



PHELAN & HALLINAN LLP, ONE PENN CENTER AT SUBURBAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Posting - Sale Bill	Zone:	
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 04/06/2016 AT 9:00 AM SHERIFF'S SALE BILL		
Warrant:			

Serve To:

Name:	(POSTING)
Primary Address:	216 EAST RD STREET BERWICK, PA 18603
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · <u>Posted</u> · Other
Adult In Charge:	<u>Posted</u>
Relation:	
Date:	3-1-16
Time:	4:13
Deputy:	4
Mileage:	

Attorney / Originator:

Name: PHELAN & HALLINAN LLP	Phone: 215-563-7000
------------------------------------	----------------------------

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

(POSTING)

2015CV1361

216 EAST RD STREET, BERWICK, PA 18603

NO EXPIRATION

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



71901140006000072561

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

Lsf9 Master Participation Trust

Plaintiff

vs.

Michael T. Kerlish, Jr

Sharon A. Kerlish

Cynthia Kerlish a/k/a Cynthia J. Kerlish

Defendant(s)

: COURT OF COMMON PLEAS

: CIVIL DIVISION

: NO.: 2015-CV-1361

: 2016-ED-14

: COLUMBIA County

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Michael T. Kerlish, Jr
8413 Titkos Dr, Apt 303
Kissimmee, FL 34747-3318

Sharon A. Kerlish
115 Park Blvd
Berwick, PA 18603-4238

Cynthia Kerlish a/k/a Cynthia J. Kerlish
220 S Warren ST
Berwick, PA 18603-4521

****THIS FIRM IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. IF YOU HAVE PREVIOUSLY RECEIVED A DISCHARGE IN BANKRUPTCY, THIS IS NOT AND SHOULD NOT BE CONSTRUED TO BE AN ATTEMPT TO COLLECT A DEBT, BUT ONLY ENFORCEMENT OF A LIEN AGAINST PROPERTY.****

Your house (real estate) at **216 East 3rd Street, Berwick, PA 18603-3702** is scheduled to be sold at the Sheriff's Sale on April 6th 2016 at 9:00 am in the Office of The Sheriff, **Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815** to enforce the court judgment of **\$92,263.34** obtained by **Lsf9 Master Participation Trust** (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P. Rule 3129.3.

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 the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call: **215-563-7000 x1230**.

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.

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

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 14

Warrant:

Notes: SALE DATE & TIME: 04/06/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: OCCUPANT

Primary Address: 216 EAST 3RD STREET
BERWICK, PA 18603

Phone:

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 2-12-16

Time: 10:46

Deputy: 3

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:	2-1-16	2-5-16	2-8-16			
Time:	11:08	14:45	13:15			
Mileage:						
Deputy:	3	3	3			

Service Attempt Notes:

- Put Cards on A+B APTS.
- cards Gone - 4C again
- Both cards Gone.

4.

5.

6.

OCCUPANT

2015CV1361

216 EAST 3RD STREET, BERWICK, PA 18603

NO EXPIRATION

Lsf9 Master Participation Trust
Plaintiff

v.

Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish
Defendant(s)

: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2015-CV-1361**
: **2016-ED-14**
: **COLUMBIA COUNTY**

AFFIDAVIT PURSUANT TO RULE 3129.1

Lsf9 Master Participation Trust, Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **216 East 3rd Street, Berwick, PA 18603-3702**.

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

Name

Address (if address cannot be reasonably ascertained,
please so indicate)

Michael T. Kerlish, Jr

8413 Titkos Dr, Apt 303
Kissimmee, FL 34747-3318

Sharon A. Kerlish

115 Park Blvd
Berwick, PA 18603-4238

Cynthia Kerlish a/k/a Cynthia J. Kerlish

220 S Warren ST
Berwick, PA 18603-4521

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

Name

Address (if address cannot be reasonably
ascertained, please so indicate)

Michael T. Kerlish, Jr

8413 Titkos Dr, Apt 303
Kissimmee, FL 34747-3318

Sharon A. Kerlish

115 Park Blvd
Berwick, PA 18603-4238

Cynthia Kerlish a/k/a Cynthia J. Kerlish

220 S Warren ST
Berwick, PA 18603-4521

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

Name

Address (if address cannot be
reasonably ascertained, please indicate)

None.

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

Name

Address (if address cannot be
reasonably ascertained, please indicate)

None.

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

Name

Address (if address cannot be
reasonably ascertained, please indicate)

None.

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.

Name

Address (if address cannot be reasonably ascertained, please indicate)

None.

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:

Name

Address (if address cannot be reasonably ascertained, please indicate)

Tenant/Occupant

**216 East 3rd Street
Berwick, PA 18603-3702**

**Commonwealth of Pennsylvania Bureau of
Individual Taxes Inheritance Tax Division**

**6th Floor, Strawberry Sq.
Dept 280601
Harrisburg, PA 17128**

**Department of Public Welfare, TPL Casualty
Unit, Estate Recovery Program**

**P.O. Box 8486
Willow Oak Building
Harrisburg, PA 17105**

Michael Kerlish C/O Susan Hill, Esquire

**38 W 3rd ST
Bloomsburg, PA 17815**

**Domestic Relations of
Columbia County**

**Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815**

**Commonwealth of Pennsylvania
Department of Welfare**

**P.O. Box 2675
Harrisburg, PA 17105**

Internal Revenue Service Advisory

**1000 Liberty Avenue Room 704
Pittsburgh, PA 15222**

**U.S. Department of Justice
U.S. Attorney for The Middle District of PA
Federal Building**

**228 Walnut Street, Suite 220
PO Box 11754
Harrisburg, PA 17108-1754**

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.A. § 4904 relating to unsworn falsification to authorities.

Date:

1/25/16

By:



Phelan Hallinan Diamond & Jones, LLP

Adam H. Davis, Esq., Id. No. 203034

Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP

1617 JFK Boulevard, Suite 1400

One Penn Center Plaza, Philadelphia, PA 19103

215-563-7000

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

14

Warrant:

Notes: SALE DATE & TIME: 04/06/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: SHARON KERLISH

Primary Address: 115 PARK BLVD
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge:

Relation:

Date:

2-1-16

Time:

10:25

Deputy:

3

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

KERLISH, SHARON

2015CV1361

115 PARK BLVD, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

14

Warrant:

Notes: SALE DATE & TIME: 04/06/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: CYNTHIA KERLISH

Primary Address: 220 SOUTH WARREN STREET
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: Alex Kerlish

Relation: Son

Date: 2-1-16

Time: 10:30

Deputy: 3

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

-
-
-
-
-
-

KERLISH, CYNTHIA

2015CV1361

220 SOUTH WARREN STREET, BERWICK, PA 18603

NO EXPIRATION

Tax Notice 2015 County & Municipality

BERWICK BORO

MAKE CHECKS PAYABLE TO:

Connie C Gingher
1615 Lincoln Avenue
Berwick PA 18603

HOURS: MON, TUE, THUR : 9:30 AM - 4 PM

CLOSED WEDNESDAY & FRIDAYS

CLOSED HOLIDAYS

PHONE: 570-752-7442

FOR: COLUMBIA County

DATE

03/01/2015

BILL NO.

4408

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	20,969	9.491	195.04	199.02	218.92
SINKING		1	20.55	20.97	23.07
FIRE		1.25	25.69	26.21	27.52
LIGHT		1.75	35.97	36.70	38.54
BORO RE		11.1	228.10	232.76	244.40
The discount & penalty have been calculated for your convenience			505.35	515.66	552.45
PAY THIS AMOUNT			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

KERLISH MICHAEL T & CYNTHIA JR
SHARON A KERLISH
1201 E SECOND ST
BERWICK PA 18603

CNTY TWP
Discount 2 % 2 %
Penalty 10 % 5 %
PARCEL: 04A-06 -100-00,000
216 E THIRD ST
.0758 Acres Land 2,508
Buildings 18,461
Total Assessment 20,969

This tax returned
to courthouse on:
January 1, 2016

FILE COPY

If you desire a receipt, send a self-addressed stamped envelope with your payment
THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

2015 SCHOOL REAL ESTATE TAX NOTICE

Berwick Area School District
Berwick Borough

Make Check Payable To:

The Berwick Area School District
Connie C. Gingher, Tax Collector
1615 Lincoln Avenue
Berwick, PA 18603

Telephone: 570-752-7442

Taxes are due and payment is requested from:

011536 C04
KERLISH MICHAEL T & CYNTHIA JR
SHARON A KERLISH
1201 E 2ND ST
BERWICK, PA 18603-4911

Bill Date: 7/1/2015

Control #:

Bill #: 2025

TAXPAYER COPY

Parcel #: 04A06 10000000

Prop. Type

Property Location and Description:

216 E THIRD ST
.076

Assessment:

L= 2,508
B= 18,461
T= 20,969

Tax Description	Mills/Rate	Amount
SCHOOL REAL ESTATE	44.7500	938.36
HOMESTEAD EXCLUSION	NA	NA
FARMSTEAD EXCLUSION	NA	NA
If Paid By 8/31/2015	2% Discounted Amount	919.59
If Paid By 10/31/2015	FACE Amount	938.36
If Paid After 10/31/2015	10% Penalty Amount	1,032.20

Last Day to Pay: 12/31/2015

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

Office Hours:

Monday, Tuesday, and Thursday from 9:30am - 4:00pm
Closed Wednesday and Friday
Closed Holidays

Tim, nothing paid for 2015

Connie



February 3, 2016

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

LSF9 MASTER PARTICIPATION TRUST

VS.

MICHAEL T. KERLISH, JR.
SHARON A. KERLISH
CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH

NO: 2015-CV-1361
NO: 2016-ED-14

Dear Timothy:

The amount due on the sewer account #123792 for the property located at 216 E. 3rd Street, Berwick Pa through June 30, 2016 is \$662.40.

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

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Notes: SALE DATE & TIME: 04/06/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Zone:

14

Warrant:

Serve To:

Name: SUSAN M. HILL ESQUIRE

Primary Address: 38 WEST 3RD STREET
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: Deyleen Snyder

Relation: Receptionist

Date: 2-1-16 Time: 9:42

Deputy: 4 Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

-
-
-
-
-
-

SUSAN M. HILL ESQUIRE

2015CV1361

38 WEST 3RD STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 14

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 04/06/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Connie C. Gingher

Primary Address: 1615 Lincoln Avenue
Berwick, PA 18603

Phone: 570-752-7442

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 2-1-14

Time: 11:35

Deputy: 3

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

GINGHER, CONNIE C.

2015CV1361

1615 LINCOLN AVENUE, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 14

Warrant:

Notes: SALE DATE & TIME: 04/06/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: BERWICK AREA JOINT SEWER AUTHORITY

Primary Address: 1108 FREAS AVENUE
BERWICK, PA 18603

Phone: DOB:

Alternate Address: 106 MARKET STREET
BERWICK, PA 18603

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: Kelly Mageris

Relation:

Date: 2-1-16

Time: 11:40

Deputy: 3

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

BERWICK AREA JOINT SE

2015CV1361

1108 FREAS AVENUE, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Notes: SALE DATE & TIME: 04/06/2016 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Zone: 14

Warrant:

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: Deb Miller

Relation: Clerk

Date: 2-1-16

Time: 1058

Deputy: S

Mileage:

Attorney / Originator:

Name: PHELAN & HALLINAN LLP

Phone: 215-563-7000

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

-
-
-
-
-
-

COLUMBIA COUNTY TAX C

2015CV1361

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

LSF9 MASTER PARTICIPATION TRUST
vs.
KERLISH, MICHAEL T (et al.)

Case Number
2015CV1361

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	14
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 04/06/2016 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 RICHNERER
Relation:	CLERK
Date:	2-1-16
Time:	1100
Deputy:	5
Mileage:	

Attorney / Originator:

Name:	PHELAN & HALLINAN LLP	Phone:	215-563-7000
--------------	-----------------------	---------------	--------------

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

DOMESTIC RELATIONS OF 2015CV1361 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P NO EXPIRATION

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2015CV1361

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, APRIL 06, 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 the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the southerly side of East Third Street, between Pine and Chestnut Streets, on line of Lot Number Fifty-eight (58); THENCE along the same, in a southerly direction, parallel with Pine Street, a distance of Sixty-five (65) feet Nine (9) inches; THENCE in an easterly direction, parallel with East Third Street, a distance of Forty-nine (49) feet Six (6) inches to line of Lot Number Sixty-six (66); THENCE along the same, in a northerly direction, a distance of Sixty-five (65) feet Nine (9) inches to East Third Street; THENCE along the same, in a westerly direction, a distance of Forty-nine (49) feet Six (6) inches to the place of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN MICHAEL T. KERLISH, JR. AND CYNTHIA KERLISH, HIS WIFE, UNDIVIDED ONE HALF INTEREST AND SHARON A. KERLISH, AN UNDIVIDED ONE HALF INTEREST, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON CONVEYING FROM RICHARD C. LAUBACH AND NANCY J. LAUBACH, HIS WIFE DEED, DATED 11/07/91 RECORDED 11/08/91, IN BOOK 487, PAGE 301, INSTRUMENT # 199107459.

Tax Parcel: 04A-06-100-00,000

Premises Being: 216 East 3rd Street, Berwick, PA 18603-3702

PROPERTY ADDRESS: 216 EAST RD STREET, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 04A-06-100-00,000

Seized and taken into execution to be sold as the property of MICHAEL T KERLISH, SHARON KERLISH, CYNTHIA KERLISH in suit of LSF9 MASTER PARTICIPATION TRUST.

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:
PHELAN & HALLINAN LLP
PHILADELPHIA, PA 215-563-7000

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

WRIT OF EXECUTION - (MORTGAGE FORECLOSURE)

Pa.R.C.P. 3180-3183 and Rule 3257

Lsf9 Master Participation Trust

vs.

Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish

Commonwealth of Pennsylvania:

County of Columbia

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2015-CV-1361

2016-ED-14
COLUMBIA COUNTY

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

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

PREMISES: 216 East 3rd Street, Berwick, PA 18603-3702
(See Legal Description attached)

Amount Due

\$92,263.34

Interest from 01/22/2016 to Date of Sale

\$_____ and costs.

@ \$15.17 per diem

Barbara N. Silvestri

(Clerk) Office of the Prothonotary, Common Pleas Court
of Columbia County, Penna.

Prothonotary & Clerk of Sev. Courts

My Com. Ex. 1st Monday in 2020

Dated

1-27-16
(SEAL)

PH # 971540

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

LSJ9 Master Participation Trust

vs.

Michael T. Kerish, Jr

Sharon A. Kerish

Cynthia Kerish a/k/a Cynthia J. Kerish

WRIT OF EXECUTION
(Mortgage Foreclosure)

Costs

Office of Judicial Support

Judge Fee

Cr.

Sat.



Phelan Hallinan Diamond & Jones, LLP
Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

Complaint \$130.00 pd
Filing Fee \$25.00 pd
Sally \$25.00 pd
Sally \$10.00
Sheriff

Address where papers may be served:

Michael T. Kerish, Jr
8413 Tilkos Dr, Apt 303
Kissimmee, FL 34747-3318

Sharon A. Kerish
115 Park Blvd
Berwick, PA 18603-4238

Cynthia Kerish a/k/a Cynthia J. Kerish
220 S Warren St
Berwick, PA 18603-4521

REAL ESTATE OUTLINE

ED # 14

DATE RECEIVED 1-26-14
DOCKET AND INDEX 2015 CV 1361

CHECK FOR PROPER INFO.

- WRIT OF EXECUTION X
- COPY OF DESCRIPTION X
- WHEREABOUTS OF LKA X
- NON-MILITARY AFFIDAVIT X
- NOTICES OF SHERIFF SALE X
- WAIVER OF WATCHMAN X
- AFFIDAVIT OF LIENS LIST X
- CHECK FOR \$1,350.00 OR X CK# 001580900

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

SALE DATE April 6th, 14 TIME 9:00
POSTING DATE _____
ADV. DATES FOR NEWSPAPER 1ST WEEK _____
2ND WEEK _____
3RD WEEK _____

Phelan Hallinan Diamond & Jones, LLP

1617 JFK Boulevard, Suite 1400

One Penn Center Plaza

Philadelphia, PA 19103

Phone: 215-563-7000

Fax: 215-568-7616

Brad Davis
Ext. 1265

Representing Lenders in
Pennsylvania

January 22, 2016

Office of the Prothonotary
Columbia County Courthouse
35 W. Main St.
Bloomsburg, PA 17815

FILED
PROTHONOTARY
2016 JAN 27 PM 2 18
CLERK OF COURT
COLUMBIA COUNTY, PA

Re: LSF9 MASTER PARTICIPATION TRUST

v.

**MICHAEL T. KERLISH, JR, SHARON A. KERLISH and CYNTHIA KERLISH
A/K/A CYNTHIA J. KERLISH**

No. 2015-CV-1361

Action in Mortgage Foreclosure

Premises: 216 EAST 3RD STREET, BERWICK, PA 18603-3702

Dear Sir/Madam:

I would appreciate you entering a Default Judgment relative to the above matter, issuing a Writ of Execution on the captioned property and transmitting the appropriate documents to the Sheriff so that it can be placed on the Sheriff's sale list for _____.

All of the necessary documents are enclosed, together with my checks to your order in the amounts of \$_____ and \$_____, and the check to the order of the Sheriff in the amount of (\$1,350.00) in payment of fees and costs. In addition, please mail time-stamped copies of the Default Judgment to the defendant in the pre-addressed stamped envelopes included.

Kindly, send me your receipt and stamped copies of the Praecipe for Default Judgment, Non-Military Affidavit, Praecipe for the Writ of Execution, the Writ of Execution, and the Affidavit Pursuant to Rule 3129.1 in the stamped self-addressed envelope, which I have enclosed.

If there are any questions concerning the above matter please contact me immediately.

Yours truly,

GII /Brad Davis for
Phelan Hallinan Diamond & Jones, LLP

971540

SHORT DESCRIPTION

By virtue of a Writ of Execution No. **2015-CV-1361** **2016-ED-14**

Lsf9 Master Participation Trust

v.

Michael T. Kerlish, Jr

Sharon A. Kerlish

Cynthia Kerlish a/k/a Cynthia J. Kerlish

owner(s) of property situate in the COLUMBIA County, Pennsylvania, being

216 East 3rd Street, Berwick, PA 18603-3702

Parcel No. 04A-06-100-00,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$92,263.34**

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S RETURN

Lsf9 Master Participation Trust

Plaintiff

vs.

Michael T. Kerlish, Jr

Sharon A. Kerlish

Cynthia Kerlish a/k/a Cynthia J. Kerlish

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No.: 2015-CV-1361

2016-ED-14
ISSUED

NOW, _____ 20____ I, _____, High Sheriff of Columbia County, Pennsylvania, do hereby deputize the Sheriff of _____ County, Pennsylvania, to execute this Writ. This deputation being made at the request and risk of the Plaintiff.
Defendants alleged address is _____

Sheriff, Columbia County, Pennsylvania

By _____
Deputy Sheriff

AFFIDAVIT OF SERVICE

Now, _____ 20____, at _____ O'Clock _____ m., served the within upon _____ at _____ by handing to _____ a true and correct copy of the original Notice of Sale and made known to _____ the contents thereof.

Sworn and Subscribed before me

So Answers,

this _____

day of _____ 20____

Notary Public

BY: _____
Sheriff

20____, See return endorsed hereon by Sheriff of _____ County, Pennsylvania, and made a part of this

return

So Answers,

Sheriff

Deputy Sheriff

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
--	--

Plaintiff Lsf9 Master Participation Trust	No.: <u>2015-CV-1361</u> <div style="text-align: center; font-size: 1.2em; font-weight: bold;">2016-ED-14</div>
Defendant Michael T. Kerlish, Jr Sharon A. Kerlish Cynthia Kerlish a/k/a Cynthia J. Kerlish	Type or Writ of Complaint EXECUTION/NOTICE OF SALE

SERVE <div style="text-align: center;"> AT </div>	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <hr/> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>216 East 3rd Street</u> <u>Berwick, PA 18603-3702</u>
--	--

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

PLEASE POST THE PREMISES WITH THE SHERIFF'S HANDBILL OF SALE.

NOW, _____, 20__ 1, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

 Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff <div style="text-align: center;">Defendant</div> ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="font-size: 1.2em; font-weight: bold;">1/25/16</div>
---	-----------------------------------	---

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF	Court Number
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RETURNED: AFFIRMED and subscribed to before me this _____ day of _____ 20__	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%; padding: 5px;"> SO ANSWERS Signature of Dep. Sheriff </td> <td style="width: 30%; padding: 5px;"> Date </td> </tr> <tr> <td style="padding: 5px;"> Signature of Sheriff </td> <td style="padding: 5px;"> Date </td> </tr> <tr> <td colspan="2" style="padding: 5px;"> Sheriff of _____ </td> </tr> </table>	SO ANSWERS Signature of Dep. Sheriff	Date	Signature of Sheriff	Date	Sheriff of _____	
SO ANSWERS Signature of Dep. Sheriff	Date						
Signature of Sheriff	Date						
Sheriff of _____							

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
--	--

Plaintiff Ist9 Master Participation Trust	No.: <u>2015-CV-1361</u> <div style="text-align: center; font-size: 1.2em; font-weight: bold;">2016-ED-14</div>
Defendant Michael T. Kerlish, Jr Sharon A. Kerlish Cynthia Kerlish a/k/a Cynthia J. Kerlish	Type or Writ of Complaint EXECUTION/NOTICE OF SALE

SERVE <div style="text-align: center; font-size: 1.5em; font-weight: bold;">→</div> AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>MICHAEL T. KERLISH, JR</u> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>216 East 3rd Street</u> <u>Berwick, PA 18603-3702</u>
---	---

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.
 NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

 Sheriff of COLUMBIA County, Penna.

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Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="text-align: center; font-size: 1.2em; font-weight: bold;">1/25/16</div>
---	-----------------------------------	---

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF	Court Number
-----------	--------------

RETURNED: AFFIRMED and subscribed to before me this _____ day of _____, 20____	SO ANSWERS Signature of Dep. Sheriff _____ Signature of Sheriff _____ Sheriff of _____	Date _____ Date _____
---	--	--------------------------------

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Expiration date

Plaintiff
Lsf9 Master Participation Trust

No.: 2015-CV-1361

2016-ED-14

Defendant
Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE



AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC. TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE

MICHAEL T. KERLISH, JR

ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)

216 East 3rd Street

Berwick, PA 18603-3702

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of ☒ Plaintiff
____ Defendant
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number
(215)563-7000

Date
1/25/16

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day
of _____, 20____

SO ANSWERS
Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Expiration date

Plaintiff
Lst9 Master Participation Trust

No.: 2015-CV-1361

Defendant
Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish

2016-ED-14
Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE

AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE
MICHAEL T. KERLISH, JR
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
216 East 3rd Street

Berwick, PA 18603-3702

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

Sheriff of COLUMBIA County, Penna.

NOTE: ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff
____ Defendant
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number
(215)563-7000

Date
1/25/16

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day
of _____, 20____

SO ANSWERS
Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
	Expiration date

Plaintiff Isf9 Master Participation Trust	No.: <u>2015-CV-1361</u> <div style="text-align: center; font-size: 1.2em; font-weight: bold;">2016-ED-14</div>
Defendant Michael T. Kerlish, Jr Sharon A. Kerlish Cynthia Kerlish a/k/a Cynthia J. Kerlish	Type or Writ of Complaint EXECUTION/NOTICE OF SALE

SERVE

AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.
SHARON A. KERLISH
 ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
216 East 3rd Street

Berwick, PA 18603-3702

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20__ I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

 Sheriff of COLUMBIA County, Penna.

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMAN — Any deputy sheriff levying upon or attaching any property under within writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment without liability on the part of such deputy or sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff <div style="text-align: center;">Defendant</div> ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="font-size: 1.2em; font-weight: bold;">1/25/16</div>
---	-----------------------------------	---

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF	Court Number
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RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____ 20__	SO ANSWERS Signature of Dep. Sheriff Signature of Sheriff Sheriff of _____	Date Date
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SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Expiration date

Plaintiff
Lsf9 Master Participation Trust

No.: 2015-CV-1361

2016-ED-14

Defendant
Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE



AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC.. TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.

SHARON A. KERLISH

ADDRESS (Street or RFD), Apartment No., City, Boro, Twp., State and Zip Code)

216 East 3rd Street

Berwick, PA 18603-3702

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

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Signature of Attorney or other Originator requesting service on behalf of XX Plaintiff

— Defendant
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number

(215)563-7000

Date

1/25/16

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day

of _____, 20____

SO ANSWERS

Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
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Plaintiff Lst9 Master Participation Trust Defendant Michael T. Kerlish, Jr Sharon A. Kerlish Cynthia Kerlish a/k/a Cynthia J. Kerlish	No.: 2015-CV-1361 <div style="text-align: center; font-size: 1.2em; font-weight: bold;">2016-ED-14</div> Type or Writ of Complaint EXECUTION/NOTICE OF SALE
--	--

SERVE AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) 216 East 3rd Street Berwick, PA 18603-3702
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SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

SERVE DEFENDANT WITH THE NOTICE OF SALE.

NOW, _____, 20____, I, Sheriff of COLUMBIA County, PA, do hereby deputize the Sheriff of _____ County, to execute the within and make return thereof according to law.

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Signature of Attorney or other Originator requesting service on behalf of <input checked="" type="checkbox"/> Plaintiff Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="font-size: 1.2em; font-weight: bold;">1/25/16</div>
---	-----------------------------------	---

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF	Court Number
-----------	--------------

RETURNED:		
AFFIRMED and subscribed to before me this _____ day of _____ 20____	SO ANSWERS Signature of Dep. Sheriff Signature of Sheriff Sheriff of _____	Date Date

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN

INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.

Expiration date

Plaintiff

Lst9 Master Participation Trust

No.: 2015-CV-1361

2016-ED-14

Defendant

Michael T. Kerlish, Jr

Sharon A. Kerlish

Cynthia Kerlish a/k/a Cynthia J. Kerlish

Type or Writ of Complaint

EXECUTION/NOTICE OF SALE

SERVE



AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.

CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH

ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)

216 East 3rd Street

Berwick, PA 18603-3702

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

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Signature of Attorney or other Original requesting service on behalf of XX Plaintiff

____ Defendant

ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number

(215)563-7000

Date

1/25/15

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF

Court Number

RETURNED:

AFFIRMED and subscribed to before me this _____ day

of _____ 20____

SO ANSWERS

Signature of Dep. Sheriff

Date

Signature of Sheriff

Date

Sheriff of

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
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Plaintiff Lsf9 Master Participation Trust	No.: <u>2015-CV-1361</u> <div style="text-align: center; font-size: 1.2em; font-weight: bold;">2016-ED-14</div>
Defendant Michael T. Kerlish, Jr Sharon A. Kerlish Cynthia Kerlish a/k/a Cynthia J. Kerlish	Type or Writ of Complaint EXECUTION/NOTICE OF SALE

SERVE <div style="text-align: center; font-size: 1.5em; font-weight: bold;">→</div> AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH <hr/> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>216 East 3rd Street</u> <hr/> <u>Berwick, PA 18603-3702</u>
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Sheriff of COLUMBIA County, Penna.

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Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff <div style="text-align: center;">— Defendant</div> ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="font-size: 1.2em; font-weight: bold;">11/25/16</div>
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SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

PLAINTIFF	Court Number
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RETURNED:		
AFFIRMED and subscribed to before me this _____ day of _____ 20____	SO ANSWERS Signature of Dep. Sheriff <hr/> Signature of Sheriff Sheriff of _____	Date <hr/> Date

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
Plaintiff Esf9 Master Participation Trust	No: 2015-CV-1361 <div style="font-size: 1.2em; font-weight: bold;">2016-ED-14</div>
Defendant Michael T. Kerlish, Jr Sharon A. Kerlish Cynthia Kerlish a/k/a Cynthia J. Kerlish	Type or Writ of Complaint EXECUTION/NOTICE OF SALE

SERVE



AT

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.
CYNTHIA KERLISH A/K/A CYNTHIA J. KERLISH
 ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
216 East 3rd Street

Berwick, PA 18603-3702

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

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Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff <div style="font-family: cursive; font-size: 1.2em;">[Signature]</div> ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="font-size: 1.2em; font-weight: bold;">1/25/16</div>
SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE		
PLAINTIFF	Court Number	

RETURNED:

AFFIRMED and subscribed to before me this _____ day of _____, 20____	SO ANSWERS Signature of Dep. Sheriff	Date
	Signature of Sheriff	Date
	Sheriff of _____	

To the Sheriff of COLUMBIA County

Attention: Real Estate Department

Please be advised that we will be serving the Notice of Sale on defendant(s) Michael T. Kerlish, Jr, Sharon A. Kerlish, Cynthia Kerlish a/k/a Cynthia J. Kerlish at any out of county address(es) via process server for this action.

I remain available should you wish to discuss this matter further.

Thank You

Bradley Davis
Supervisor
Writ Department
Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Automated Attendant: (215) 320-0007 Ext. 1265
Front Desk: (215) 563-7000 Ext. 1265
Fax: (215) 563-3826

LEGAL DESCRIPTION

ALL that certain piece and parcel of land situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the southerly side of East Third Street, between Pine and Chestnut Streets, on line of Lot Number Fifty-eight (58);

THENCE along the same, in a southerly direction, parallel with Pine Street, a distance of Sixty-five (65) feet Nine (9) inches;

THENCE in an easterly direction, parallel with east Third Street, a distance of Forty-nine (49) feet Six (6) inches to line of Lot Number Sixty-six (66);

THENCE along the same, in a northerly direction, a distance of Sixty-five (65) feet Nine (9) inches to East Third Street;

THENCE along the same, in a westerly direction, a distance of Forty-nine (49) feet Six (6) inches to the place of BEGINNING.

TITLE TO SAID PREMISES IS VESTED IN MICHAEL T. KERLISH, JR. AND CYNTHIA KERLISH, HIS WIFE, UNDIVIDED ONE HALF INTEREST AND SHARON A. KERLISH, AN UNDIVIDED ONE HALF INTEREST, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON CONVEYING FROM RICHARD C. LAUBACH AND NANCY J. LAUBACH, HIS WIFE DEED, DATED 11/07/91 RECORDED 11/08/91, IN BOOK 487, PAGE 301, INSTRUMENT # 199107459.

Tax Parcel: 04A-06-100-00,000

Premises Being: 216 East 3rd Street, Berwick, PA 18603-3702

PHELAN HALLINAN DIAMOND & JONES, LLP
Adam H. Davis, Esq., Id. No.203034
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Adam.Davis@PhelanHallinan.com
215-563-7000

Attorneys for Plaintiff

Lsf9 Master Participation Trust
Plaintiff

v.

Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish
Defendant(s)

: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2015-CV-1361**
:
: **2016-ED-14**
: **COLUMBIA County**
:

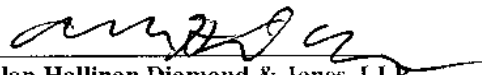
CERTIFICATION

The undersigned attorney hereby states that he/she is the attorney for the Plaintiff in the above captioned matter and that the premises are not subject to the provisions of Act 91 because:

- () the mortgage is an FHA Mortgage
- () the premises is non-owner occupied
- () the premises is vacant
- (X) Act 91 procedures have been fulfilled
- () Act 91 is Not Applicable pursuant to Pa Bulletin, Doc No 11-1197, 41 Pa.B. 3943

This certification is made subject to the penalties of 18 Pa. C.S.A. § 4904 relating to unsworn falsification to authorities.

By: _____


Phelan Hallinan Diamond & Jones, LLP
Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

Phelan Hallinan Diamond & Jones, LLP
Adam H. Davis, Esq., Id. No.203034
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Adam.Davis@PhelanHallinan.com
215-563-7000

Attorney for Plaintiff

Lsf9 Master Participation Trust

vs.

Michael T. Kerlish, Jr
Sharon A. Kerlish
Cynthia Kerlish a/k/a Cynthia J. Kerlish

: **COLUMBIA County**
:
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2015-CV-1361**
:

2016-ED-14

VERIFICATION OF NON-MILITARY SERVICE

The undersigned attorney hereby verifies that he/she is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

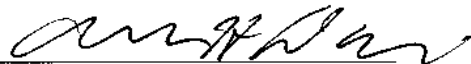
(a) that the defendant(s) are not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Servicemembers Civil Relief Act, as amended.

(b) that defendant Michael T. Kerlish, Jr is over 18 years of age and resides at 8413 Titkos Dr, Apt 303, Kissimmee, FL 34747-3318, 216 East 3rd Street, Berwick, PA 18603-3702, and 216 E 3rd ST # 3, Berwick, PA 18603-3702.

(c) that defendant Sharon A. Kerlish is over 18 years of age and resides at 216 East 3rd Street, Berwick, PA 18603-3702 and 115 Park Blvd, Berwick, PA 18603-4238.

(d) that defendant Cynthia Kerlish a/k/a Cynthia J. Kerlish is over 18 years of age and resides at 220 S Warren ST, Berwick, PA 18603-4521, 216 East 3rd Street, Berwick, PA 18603-3702, 1201 E 2nd ST, Berwick, PA 18603-4911, and 216 E 3rd ST # 3, Berwick, PA 18603-3702.

This statement is made subject to the penalties of 18 Pa. C.S.A § 4904 relating to unsworn falsification to authorities.



Phelan Hallinan Diamond & Jones, LLP
Adam H. Davis, Esq., Id. No.203034
Attorney for Plaintiff

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Phelan Hallinan Diamond & Jones, LLP
One Penn Center Ste 1400
Philadelphia, PA 19103

TD Bank, NA
3-180/360


001580900

DATE
1/25/2016

AMOUNT
****\$1,350.00

PAY ONE THOUSAND THREE HUNDRED FIFTY AND XX / 100 Dollars

TO THE ORDER OF Sheriff of Columbia County
35 W Main Street
Bloomsburg, PA 17815


AUTHORIZED SIGNATURE

SCL [971540] 216 EAST 3RD STREET (2015-CV-1361)

⑈001580900⑈ ⑆036001808⑆ 361508666⑈