Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

M & T BANK
vs.
ALEXIS GRIFFITH (et al.)

Case Number 2015CV1578

PROPERTY ADDRESS

417 WASHINGTON STREET, BERWICK, PA 18603

REAL ESTATE SALE REQUEST LEDGER

DATE	CATEGORY	<i>MEMO</i>	СНК #	DEBIT	CREDIT
02/10/2016	Advance Fee	Advance Fee	829626	\$0.00	\$1,350.00
02/10/2016	Advertising Sale (Newspaper)			\$15.00	\$0.00
02/10/2016	Advertising Sale Bills & Copies			\$17.50	\$0.00
02/10/2016	Crying Sale			\$10.00	\$0.00
02/10/2016	Docketing			\$15.00	\$0.00
02/10/2016	Levy			\$15.00	\$0.00
02/10/2016	Mailing Costs			\$24.00	\$0.00
02/10/2016	Posting Handbill			\$15.00	\$0.00
02/10/2016	Poundage			\$1,358.53	\$0.00
02/10/2016	Sheriff Automation Fund			\$50.00	\$0.00
02/10/2016	Web Posting			\$100.00	\$0.00
02/25/2016	Service			\$165.00	\$0.00
02/25/2016	Service Mileage			\$24.00	\$0.00
02/25/2016	Copies			\$5.50	\$0.00
02/25/2016	Notary Fee			\$15.00	\$0.00
02/25/2016	Surcharge			\$120.00	\$0.00
02/25/2016	Tax Claim Search			\$5.00	\$0.00

\$1,954.53 \$1,350.00

TOTAL BALANCE: S(604.53)

Printed: 10/18/2016 10:47:31AM

852810

KML LAW GROUP, P.C. SUITE 5000, MELLON INDEPENDENCE CENTER 701 MARKET ST. PHILADFI, PHIA, PA 19106 (215) 627-1322 into@kmillawgroup.com 800.220.BANK / firstrust.com

3-7380/2360

10/19/2016

PAY TO THE ORDER OF

SHERIFF OF COLUMBIA COUNTY

\$ **604.53

SIX HUNDRED FOUR AND 53 / 100 ~~~~~

DOLLARS

Sheriff's Office PO Box 380 Bloomsburg PA, 17815

6.MORTGAGE CASH ACCOUNT VOID AFTER 180 DAYS

MEMO

griffith 150603fc bal due

#*OOB52810# #:236073801# 80 00082795#



SUITE 5000 - BNY MELLON INDEPENDENCE CENTER 701 MARKET STREET PHILADELPHIA, PA 19106-1532

PHILADELPHIA, PA 19106-1532 (215) 825-6349 FAX (215) 627-7734

SALES@KMLLAWGROUP.COM

February 24, 2016

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

RE: 150603FC:

Sale Date: May 04, 2016

M&T BANK

VS.

ALEXIS GRIFFITH and JOSHUA HILL Term No. 2015-CV-1578

Property address: 417 Washington Street, Berwick, PA 18603

BOOK WRIT

To the Sheriff:

Kindly stay the Sheriff's Sale with reference to the above-captioned matter. Please forward an updated cost sheet, summary of outstanding costs and return of any unused costs. Upon information received from the Plaintiff, the Plaintiff collected \$\$67,926.56 towards the debt since the writ of execution was issued in this matter. Thank you for your cooperation.

By copy of the letter, we are informing the Defendants that the sale scheduled date for May 04, 2016 has been <u>cancelled</u> at Plaintiff's request.

By:

KML LAW GROUP, P.C.

Michael McKeever Pa. ID 56129

David Fein Pa. ID 82628

_Jill P. Jenkins Pa. ID 306588

_Alyk L. Oflazian Pa. ID 312912

_Crystal Español Pa. ID 315477 Matthew K. Fissel Pa. ID 314567

Attorneys for Plaintiff

cc:

ALEXIS GRIFFITH 217 West 3rd Street Apartment B Nescopeck, PA 18635 JOSHUA HILL 417 Washington Street Berwick, PA 18603

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

REAL ESTATE TAX CERTIFICATION Fee: \$5.00 Cer

Date: 03/08/2016

Cert. NO: 23658

HILL LAURA R 237 TEABERRY RD MUNCY PA 17756

District: BERWICK BORO Deed: 20160 -1306 Location: 417 WASHINGTON ST LOT Parcel Id:04C-02 -125-00,000

Assessment: 25,659 Balances as of 03/08/2016

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

PAID

BALANCE

COLUMBIA COUNTY SHERIFF

Ву:	Per:
-----	------

ax Notice 2010 County & Municipality	1			DATE	B	ILL NO.
BERWICK BORO	FOR: COLUMBIA Co	ountv		03/01/2010		4120
MAKE CHECKS PAYABLE TO:	DESCRIPTION	ASSESSMENT	MILLS		TAX AMOUNT DUE	
Connie C Gingher	GENERAL	25,659	10.491			
1615 Lincoln Ävenue	SINKING	20,009	10.491	263.81 25.15		
Berwick PA 18603	FIRE	Í	1.25		,	
	LIGHT					
HOURS:MON, TUE, THUR : 9:30 AM - 4 PM	BORO RE		1.75		1	
CLOSED WEDNESDAY & FRIDAYS	PORO NE	ĺ	11.1	279.11	284.81	299.05
CLOSED HOLIDAYS						L
PHONE:570-752-7442	The discount & penalty have been calculated	DAY THO		643.50	656.63	704.21
	for your convenience	PAY THIS AM	IOUNI	April 30	June 30	June 30
				If paid on or before	If paid on or before	If paid after
TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS F	REQUESTED	C	NTY T	WP	This	s tax returned
	·· ·	Discount	2 %	2 %		ourthouse on:
HILL JOSHUA		1	10 %	5 %		
ALEXIS GRIFFITH		PARCEL: 040	-02 -125-0		Jan	uary 1, 2017
417 WASHINGTON STREET		417 WASHIN		30,000		
BERWICK PA 18603		.3444 Acres	-	امسا	0.000	
		.5444 Acres			6,000	
		l _		•	9,659	
If you desire a receipt, send a self-addressed stamped enve		10	tal Assess	ment 2	!5,659 I	FILE COPY
THIS TAX NOTICE MUST BE RETURNED WITH Y	OUR PAYMENT	I				

Timothy T. Chamberlain Sheriff

18603.

March 23, 2016



Earl D. Mordan, Jr. Chief Deputy

M & T BANK
vs.
ALEXIS GRIFFITH (et al.)

Case Number
2015CV1578

SHERIFF'S RETURN OF SERVICE

03/22/2016
04:10 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, SERVED
THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY

"PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: ALEXIS GRIFFITH AT MET AT: 128 WILLOW DRIVE, BERWICK, PA

l Ma

SCOTT MAYERNICK, DEPUTY

SO ANSWERS.

TIMOTHY T CHAMBERI AIN SHERIER

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

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

M & T BAI vs. GRIFFITH	NK I, ALEXIS (et al.)	Case Number 2015CV1578
	SERVICE	E COVER SHEET
Service De		
Category:	Real Estate Sale - Sale Notice	Zone:
Manner:	< Not Specified >	Expires: Warrant:
Notes:	SALE DATE & TIME: 05/04/2016 AT 9:00 PLAINTIFF NOTICE OF SHERIFF'S SALE	AM 128 Willow DR Berwill, PA
	+ Scott - See when	you gothin (at the Beaute, PA
Serve To:		
Name:	ALEXIS GRIFFITH	Served: Personally Adult In Charge · Posted · Other
Primary Address:	217 WEST 3RD STREET APT#B NESCOPECK, PA 18635	Served: Personally Adult In Charge · Posted · Other Adult In Charge:
Phone:	DOB:	Relation:
Alternate Address:	417 WASHINGTON STREET BERWICK, PA 18603	Date: 3 22-16, Time: 16:10
Phone:	Company of the compan	Deputy: 3 Mileage:
Attorney / (Originator:	
Name:	KML LAW GROUP, P.C.	Phone:
Service Att	empts:	
Date:	2-11-14 3-2-16 3-	14-16 3-21-16 B
Time:		
Mileage:	forest management of the second secon	THE RESERVE OF THE PROPERTY OF
Deputy:	3 3 3	3
Service Att	empt Notes:	HC K
. /	1 2.6. 6 2 -	
2.	11 11 3.3	CR 3 H-16
3. Call+	.7 1	nuisday grand 1336
4. Calle	1 1 2 1	MISSON Grand 1330
5.	Jan	COPECK, PA 18635 NO EXPIRATION 16 16 16 17 18 18 18 18 18 18 18 18 18
— <u>—</u> 6.		

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

M & T BAN vs. GRIFFITH,	ALEXIS (et al.)		Case Number 2015CV1578
<u> </u>	SE	RVICE COVER SHEET	·
Service De -	talls:		
Category: Manner:	Real Estate Sale - Sale Notice < Not Specified >	Expires:	Zone: ノス Warrant:
Notes:	SALE DATE & TIME: 05/04/2016 A PLAINTIFF NOTICE OF SHERIFF	AT 9:00 AM 'S SALE AND DEBTOR'S RIGHTS	s ;
erve To:		Final Service.	
Name:	Connie C. Gingher	Served: Persi	onally Adult In Charge · Posted · Other
Primary Address:	1615 Lincoln Avenue Berwick, PA 18603	Adult in Charge:	
Phone:	570-752-7442 DOB :	Relation:	en de la companya de La companya de la co
lternate ddress:	en e	Date: 7-1	7-16 Time: 10:12
Phone:		Deputy: 3	Mileage:
ttorney / C	riginator:		
lame:	KML LAW GROUP, P.C.	Phone:	
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ime:		And the company of th	
lileage:		Company of the control of the contro	
eputy:			
ervice Atte	empt Notes:		
		ner i de la companya	

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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

M & T BAI vs. GRIFFITH	NK i, ALEXIS (et al.)				Number 5CV1578
		E COVER SHI			
Service De		L GOVER SIII	-⊏ 1		SANTON SONT SONT SONT
Category:	Real Estate Sale - Sale Notice			Zone:	22
Manner:	< Not Specified >	Expires:		Warrant:	
Notes:	SALE DATE & TIME: 05/04/2016 AT 9:0 PLAINTIFF NOTICE OF SHERIFF'S SAL	0 AM E AND DEBTOR'S R	IGHTS	.; 	
Serve To:		Final Servi			
Name:	BERWICK SEWER AUTHORITY	Served:	Personally (lult In Charge	Posted · Other
Primary Address:	1108 FREAS AVE BERWICK, PA 18603	Adult in Charge:	GLORIA	BOB ER	sty
Phone:	DOB:	Relation:	AUTHO	KITY MY	NAGEK
Alternate Address:		Date:	2/12/16	Time:	1018
Phone:		Deputy:	5	Mileage:	
Attorney / (Originator:				
Name:	KML LAW GROUP, P.C.	Phone:			· · · · · · · · · · · · · · · · · · ·
Service Att	empts:				
Date:			Danie (Marie Control of Control o		
Time:			····		
Mileage:	The state of the s	**************************************			California de la propria de California de Ca
Deputy:			· · · · · · · · · · · · · · · · · · ·		
Service Att	empt Notes:				
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BERWICK SEWER AUTHOR

2015CV1578

1108 FREAS AVE, BERWICK, PA 18603

O EXPIRAT

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

M & T BAN vs. GRIFFITH	, ALEXIS (et al.)				se Number 15CV1578
	SERVICE	COVER SH	EET	. ,	<u> </u>
Service De	talls:				
Category:	Real Estate Sale - Sale Notice	to the second second	Transfer to the second	Zone:	<i>3</i> 2
Manner:	< Not Specified >	Expires:		Warrant	
Notes:	SALE DATE & TIME: 05/04/2016 AT 9:00 AI PLAINTIFF NOTICE OF SHERIFF'S SALE A	M ND DEBTOR'S F	RIGHTS	. 11	
Serve To:		Final Servi	ice:		
Name:	OCCUPANT	Served:	Personally	Adult In Charge	Posted · Other
Primary Address:	417 WASHINGTON STREET BERWICK, PA 18603	Adult In Charge:	Glenda	Short lide	ΙΫ́
Phone:	DOB:	Relation:	Grand	mother	
Alternate Address:		Date:	2-12-16	Time:	101.75
Phone:	STATE OF THE STATE	Deputy:	3	Mileage:	£.
Attorney / (Priginator:				
Name:	KML LAW GROUP, P.C.	Phone:	1000		
Service Att	empts:				
Date:			Company Company	Asset in the motor stage and the se	
Time:	And the second s				
Mileage:	A CONTRACTOR OF THE PROPERTY O	AND THE RESERVE AND THE RESERV			The same of the sa
Deputy:			Total Control of the second		PPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPP
Service Att	empt Nates:			-in announce and announce (
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CCUPAN

2015CV1578

417 WASHINGTON STREET, BERWICK, PA 18603

NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

M & T BANK vs. ALEXIS GRIFFITH (et al.)

Case Number 2015CV1578

SHERIFF'S RETURN OF SERVICE

02/12/2016 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 GLENDA SHORTLIDGE GRANDMOTHER, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR JOSHUA HILL AT 417 WASHINGTON STREET, BERWICK, PA 18603.

SCOTT MAYERNICK, DEPUTY

SO ANSWERS,

February 12, 2016

TIMOTHY T. CHAMBERLAIN, SHERIFF

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

Affirmed and subscribed to before me this

12TH day of

lay of FEBRUARY

2016

Zuran xine Keingama.

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

M & T BAN vs.					Number
————	ALEXIS (et al.)	·			CV1578
Service De		E COVER SHI	EET	Con sant in anno e e e	
Category: Manner:	Real Estate Sale - Sale Notice < Not Specified >	Expires:		Zone: Warrant:	22
Notes:	SALE DATE & TIME: 05/04/2016 AT 9:00 PLAINTIFF NOTICE OF SHERIFF'S SALE	AM EAND DEBTOR'S R	RIGHTS		
Serve To:		Final Servi	cer	The second second	
Name:	JOSHUA HILL	Served:	Personally Ad	lult In Charge	Posted Other
Primary Address:	417 WASHINGTON STREET BERWICK, PA 18603	Adult In Charge:	Glenda	Short lide	76
Phone:	; ; DOB :	Relation:	Granding	their	
Alternate Address:	Control of American Control of State Control of Control	Date:	2-12-16	Time;	10:25
Phone:	To the second of	Deputy:	3	Mileage:	A .
Attorney / (Originator:				
Name:	KML LAW GROUP, P.C.	Phone:	And the second s	A COURT OF MARKET STREET	Profession Company of
Service Att	empls:		in in the same of the same and		
Date:				NOTE OF THE PROPERTY OF THE PR	
Time:		Nado			1
Mileage:		The second secon			
Deputy:				PRINCIPLE OF STREET	
Service Att	empt Notes:		And the second s	***************************************	······································
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3.				<u> </u>	
4.					
5.					
6.					

HILL, JOSHUA

2015CV1578

417 WASHINGTON STREET, BERWICK, PA 18603

NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

M & T BANK Case Number GRIFFITH, ALEXIS (et al.) 2015CV1578 SERVICE COVER SHEET Service Details: Category: Real Estate Sale - Sale Notice Zone: Manner: < Not Specified > Expires: Warrant: Notes: SALE DATE & TIME: 05/04/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: Domestic Relations Office of Columbia Col Served: h Charge · Posted · Other Primary 11 WEST MAIN STREET Adult In 1chender to Address: 2ND FLOOR Charge: Bloomsburg, PA 17815 Phone: Relation: DOB: Alternate Date: Time: Address: Phone: Deputy: Mileage: Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: 1. 2. 3. 4. 5. 6.

DOMESTIC RELATIONS OF

2015CV1578

§T MAIN STREET, 2ND FLOOR, BLOOMSBURG, P NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

M & T BAI vs. GRIFFITH	NK I, ALEXIS (et al.)		Case Number 2015CV1578
Service De Category: Manner: Notes:		Expires: AM AND DEBTOR'S F	Zone: \mathcal{I} A COMBRA Warrant:
Serve To: Name:	Columbia County Tax Office	Served:	ce: 2
Primary Address:	PO Box 380 Bloomsburg, PA 17815	Adult In Charge:	Personally Adult in Charge Posted Other CY
Phone:	570-389-5649 DOB :	Relation:	Clerk
Alternate Address:		Date:	2-10-14 Time: 3:50
Phone:		Deputy:	ு Mileage: 8
Attorney /	Originator:		
Name:	KML LAW GROUP, P.C.	Phone:	BOX 380,
Service Att	empts:		, .
Date:	Burnanda	Water 1 (1980) - Campan (1980)	BLOOMSBURG
Time:			<u>8</u>
Mileage:			J. G.
Deputy:		**************************************	
Service Att	empt Nates:		PA 17815
1.	i singger i magasar magasaran magasar mendalah mendalah mendalah sebagai singgan sebagai mendalah mendalah seb		• • • • • • • • • • • • • • • • • • •
2.			
3.			
4.			NO
5.			
6.			EXPIRAT

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

SERVICE COVER SHEET Service Détails: Category: Real Estate Sale - Sale Notice	M & T BAN vs. GRIFFITH	NK , ALEXIS (et al.)	1				e Number 5CV1578
Category: Real Estate Sale - Sale Notice Manner: < Not Specified > Expires: Warrant: Notes: SALE DATE & TIME: 05/04/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Final Service: Name: Columbia County Tax Office Served: Personally Adult in Charge: Posted Other Primary Adults: Sheery Evans PO Box 380 Adult in Charge: Sheery Evans Phone: 570-389-5649 DOB: Relation: Check Alternate Address: Date: J-10-14 Time: J:52 Phone: Milleage: Deputy: Milleage: Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts Date: Time: Milleage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.			SERVICE C	OVER SH	EET		· · · · · · · · · · · · · · · · · · ·
Manner: < Not Specified > Expires: Warrant: Notes: SALE DATE & TIME: 05/04/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Name: Columbia County Tax Office Served: Personally Adult Officerarge Posted Other Primary PO Box 380 Adult in Charge: Shelley Evans Phone: 570-389-5649 DOB: Relation: Check Alternate Address: Date: 2-11-14 Time: 3:52 Phone: Deputy: 4 Milleage: Phone: Milleage: Deputy: Service Attempts Date: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Service De	italis:					
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS Serve To: Name: Columbia County Tax Office Served: Personally Adult In Prage Posted Other Primary PO Box 380 Adult in Shelley Evans Bloomsburg, PA 17816 Charge: Shelley Evans Phone: 570-389-5649 DOB: Relation: Check Alternate Address: Date: 9-10-14 Time: 3:52 Phone: Deputy: 4 Mileage: Attorney / Originator: Name: KML LAW GROUP, P. C. Phone: Service Attempts Date: Time: Mileage: Deputy: \$\frac{1}{2}\$. 3. 4. 5.		and the second of the second o	Notice	Expires:			22
Name: Columbia County Tax Office Primary Address: Bloomsburg, PA 17815 Phone: 570-389-5649 Address: Date: Deputy: 4 Mileage: Atternate Address: Name: KML LAW GROUP, P.C. Phone: Service Attempt Notes: 1. 2. 3. 4. 5.	Notes:	SALE DATE & TIME: 05 PLAINTIFF NOTICE OF	/04/2016 AT 9:00 AM SHERIFF'S SALE AN	D DEBTOR'S R	RIGHTS		
Name: Columbia County Tax Office Primary Address: Bloomsburg, PA 17815 Phone: 570-389-5649 Alternate Address: Date: 2-10-14 Mileage: Phone: KML LAW GROUP, P.C. Phone: Service Attempt Notes; 1. 2. 3. 4. 5.	Serve To:			Final Servi	ce :		
Primary Address: Bloomsburg, PA 17815 Phone: 570-389-5649 DoB: Relation: Check Alternate Address: Date: 9-10-14 Time: 3:50 Phone: Deputy: 4 Mileage: Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Name:	Columbia County Tax (Office		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	الدال Charge	· Posted · Other
Phone: 570-389-5649 DOB: Relation: Check Alternate Address: Date: J-10-14 Time: 3:52 Phone: Deputy: Mileage: Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.		PO Box 380	Marian Company	Adult in Charge:	Sheke	y Eva	Assessed a second
Address: Phone: Deputy: Mileage: Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Phone:	570-389-5649	DOB:	Relation:	\mathcal{C}	leel	
Attorney / Originator: Name: KML LAW GROUP, P.C. Phone: Service Attempts: Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.		Company of the Medical Company of the Company of th		Date:	2-10-14	Time:	3:50
Name: KML LAW GROUP, P.C. Phone: Service Attempts: Date:	Phone:	The second section of the second second	A service of the serv	Deputy:	4	Mileage:	
Service Attempts Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Attorney / I	Originator:					
Date: Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Name:	KML LAW GROUP, P.C.		Phone:		a control of the cont	
Time: Mileage: Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Service Att	empts:					
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Deputy: Service Attempt Notes: 1. 2. 3. 4. 5.	Time:		Marie Control of the				
Service Attempt Notes: 1. 2. 3. 4. 5.	Mileage:		Proceedings of the Control of the Co			NAME OF THE OWNER OWNER OF THE OWNER	
1. 2. 3. 4. 5.	Deputy:	for the property of the second	Constitution of the constitution of the state of the stat				ANNA PIERRA PIER
1. 2. 3. 4. 5.	Service Att	empt Notes:	1				
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5.	3.		, <u>, , , , , , , , , , , , , , , , , , </u>			· · · · · ·	
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6.	5.					···	
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COLUMBIA COUNTY TAX C

2015CV157

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

M & T BAN vs. GRIFFITH.					Number CV1578
GRIFFITH, ALEXIS (et al.) SERVICE COVER SHEET Service Details:					
Service De					
Category:	Real Estate Sale - Posting - Sale Bill			Zone:	···
Manner:	< Not Specified >	Expires:	1	Warrant:	
Notes:	SALE DATE & TIME: 05/04/2016 AT 9:00 AM SHERIFF'S SALE BILL				:
Serve To:		Final Servi	60:		
Name:	(POSTING)	Served:	Personally ·	Adult In Charge ·	Posted · Other
Primary Address:	417 WASHINGTON STREET BERWICK, PA 18603	Adult In Charge:	:		
Phone:	DOB:	Relation:	L		
Alternate Address:		Date:		Time:	
Phone:		Deputy:	:	Mileage:	
Attorney /	Originator:				
Name:	KML LAW GROUP, P.C.	Phone:	: ····································		
Service At	empts:				
Date:					
Time:					
Mileage:					
Deputy:	,				
Service At	tempt Notes:				
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(POSTING)

2015CV1578

417 WASHINGTON STREET, BERWICK, PA 18603

NO EXPIRATION

14 9023

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain Sheriff

Affirmed and subscribed to before me this

day of

DECEMBER

2ND



Earl D. Mordan, Jr. Chief Deputy

M & T BANK vs. ALEXIS GRIFFITH (et al.)		Case Number 2015CV1578
	SHERIFF'S RETURN OF SERVIC	;E
12/01/2015	10:30 AM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACT THE REQUESTED COMPLAINT & NOTICE BY "PERSONALLY" HAND PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, 128 WILLOW DRIVE, BERWICK, PA 18603. HER HOME ADDRESS IS APT#B, NESCOPECK, PA IN LUZERNE COUNTY.	DING A TRUE COPY TO A TO WIT: ALEXIS GRIFFITH AT
12/01/2015	03:15 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACT THE REQUESTED COMPLAINT & NOTICE BY "PERSONALLY" HAND PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, WASHINGTON STREET, BERWICK, PA 18603.	CORDING TO LAW, SERVED DING A TRUE COPY TO A TO WIT: JOSHUA HILL AT 417
December 0		THY T. CHAMBERLAIN, SHERIFF
	_ 0	DIMMONWEALTH OF PERRISYLVANIA

Plaintiff Attorney: KML LAW GROUP, P.C., 701 MARKET STREET, PHILADELPHIA, PA 19166

2015

NOTARY

Garah Jane Klingaman, Notary Public Town of Bloomsburg, Columbia County My Commission Expires C4: 4, 2016.

re) Centry Such Shorts Telepason, Inc.

PRESS * ENTERPRISE

3185 Lackawanna Ave Bloomsburg, PA 17815

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

Fax: (570) 784-6152

Proof of Ad 02/16/16

Ad ID:

1065739

Description:

Griffith Hill Sale No

2015CV1578

Run Dates:

04/13/16 to 04/27/16

Class:

Agate Lines: Blind Box: 210

Account:

Name:

Company:

TIM CHAMBERLAIN - COLUM COUNTY SHER-

IFF

Publication

Press Enterprise

Address: PO BOX 380

BLOOMSBURG, PA 17815

Total Ad Cost **Amount Paid**

\$1,150.80

Start

04/13/16 04/27/16

\$0.00 Stop Inserts

Cost \$1,150.80

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)

No 20150V1578

ssued 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, MAY 04, 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 Sheriffs Office no later than thirty (30) days after the date of the sale of any property soid 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 THOSE TWO CERAIN LOTS, pieces or parcels of land lyling and being situate in the Borough of Berwick, County of Courabia and State of Pennsylvania, bounded and described as follows, to-wit:

TRACT NO. 1: BEGINNING at a point on the westerly side of Washington Street, north of Firm Street at the northeast comer of Lot No. 3, Section 8, thence along said lot in a west erly direction one hundred twenty-five feet to a ten foot alley, thence along said alley in a northerly direction, parallel with Washington Street, eighty feet to line of Lo. No. 6, Section 8; thence along said lot in an easterly direction one hunorad and hyenry-five feet to the black of Street, hence along said lot in an easterly direction one hunorad and hyenry-five feet to the place of BEGINNING. Same being Lot Nos. 4 and 5, Section 8, of the Berwick Land Improvement Company's Addition to Berwick.

TRACTING, 2 BEGINNING at a point on the west side of Washington Street, north of Elm Street, at the northeast Corner of Lot No. 5, Section 8; Evence along said lot in a westerly direction one hundred and twenty-five feet to a ten foot alley, thence along said alley in a northody direction forty feet to line of Lot No. 7, Section 8; thence along same in an easterly direction one hundred and twenty-five feet to Washington Street; thence along said Street in a southerly direction forty feet to the place of BEGINNING Same being Lot No. 6, Section 8 as marked and numbered on Land Improvement Co.'s Addition to Berwick, Columbia County, Pennsylvania

BEING KNOWN AS: 417 Washington Street Berwick, PA 18603 PROPERTY ADDRESS: 417 WASHINGTON STREET, BERWICK, PA 18603 UPI / TAX PARCEL NUMBER: 04C-02-125-00-000

Sezed and taxen into execution to be sold as the property of ALEXIS GRIFFITH, JOSHUA HILL in suit of M & T BANK.

TERMS OF SALE:

MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price or costs (opening bid of sale). Minimum payment is to be paid an cash, celt-ed check or cashler'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 cashler's check. IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD. If the successful bidder failts to pay the bid price as per the above terms, the Sherilf may elect to either sue the bidder for the balance due without a resole of the prop erty, or to reself 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 foos incurred by the sheriff in connection with any action against the bidder in which the bidder is found liable for damagos, if proceeds any action against the blooder in which the policer is round have not be mapping an involved and payable to Plaintiff, the proceeds check will be payable to Plaintiff, unless the Columbia County Sheriffs Office receives advance written notice otherwise, signed by an authorized representation of the plaintiff.

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

TIMOTHY Y. CHAMBERLAIN, Sheriff Columbia County, Pennsylvania



February 16, 2016

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

M & T BANK

VS.

ALEXIS GRIFFITH JOSHUA HILL

NO: 2015-CV-1578

Dear Timothy:

The amount due on the sewer account #129012 for the property located at 417 Washington Street, Berwick Pa through June 30, 2016 is \$568.20.

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 SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure) No. 2015CV1578

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, MAY 04, 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 THOSE TWO CERAIN LOTS, pieces or parcels of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

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TAX PARCEL # 04C-02-125-00-000

BEING KNOWN AS: 417 Washington Street, Berwick, PA 18603

PROPERTY ADDRESS: 417 WASHINGTON STREET, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 04C-02-125-00-000

Seized and taken into execution to be sold as the property of ALEXIS GRIFFITH, JOSHUA HILL in suit of M & T BANK.

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

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

TIMOTHY T. CHAMBERLAIN, Sheriff COLUMBIA COUNTY, Pennsylvania

WRIT OF EXECUTION – (MORTGAGE FORECLOSURE) P.R.C.P. 3180-3183 AND Rule 3257

M&T BANK	
One Fountain Plaza	
Buffalo, NY 14203	In the Court of Common Pleas of Columbia County
VS.	Columbia County
ALEXIS GRIFFITH	
JOSHUA HILL	No. 2015-CV-1578
417 Washington Street Berwick, PA 18603	2016 - ED-22
Delwick, PA 1000.5	WRIT OF EXECUTION (MORTGAGE FORECLOSURE)
Commonwealth of Pennsylvania:	
County of Columbia	
To the Sheriff of Columbia County, Pennsylva	nia
To satisfy the judgment, interest and cost following described property:	s in the above matter you are directed to levy upon and sell the
PREMISES: 417 Washington Street Berwick, PA	. 18603
See Exhi	ibit "A" attached
•	AMOUNT DUE \$64,181.54
	Monthly Interest From 2/1/2016 Through Date of Sale
	(Costs to be added)
Dated: 252010	Prothonotary, Common Pleas Court of Columbia County, Pennsylvania

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

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

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

						
M&T BANK						
One Fountain Plaza						
Buffalo, NY 14203	M 1 200	IN THE	COURT OF COMMO)N PLE	EAS	
	Plaintiff		6.01 11.0			
	vs.	İ	of Columbia County	1		
ALEXIS GRIFFITH JOSHUA HILL			CIVIL ACTION – LA	W		
Mortgagor(s) and Record Owne 417 Washington Street	er(s)	ACTION (OF MORTGAGE FOR	ECLO	SURE	
Berwick, PA 18603	Defendant(s)	No. 20	15-CV-1578			
	PRAECIPE FOR WRIT	OF EXECUTION	CLERK OF A	238 FEB	PROTE	
TO THE PROTHONOTARY:			Maria Carl	ÇŢ	西門	
Issue Writ of Execution in the abo	eve matter:			B	ED WOTARY	,
	Amount Due		\$64,181. 5 }	j4 j4	~	
	Monthly Interest from 2/1/2016 to Date of Sale at 4.1250%	****	904,101.29 гд	<u> </u>		
	(Costs to be added)					
						

By:_	M	_
-	KML LAW GROUP, P.C.	
	_Michael McKeever Pa. ID 56129	f
	_Jay E. Kivitz Pa. ID 26769	to 10 mm
	_Lisa Lee Pa. ID 78020	topamp
	_Kristina Murtha Pa. ID 61858	•
	_David Fein Pa. ID 82628	
	_Thomas Puleo Pa. ID 27615	
	_Joshua I. Goldman Pa. 205047	
	_Jill P. Jenkins Pa. ID 306588	
	_Andrew F. Gornall Pa. ID 92382	
	_Salvatore Filippello Pa. ID 313897	
	_Alyk L. Oflazian Pa. ID 312912	
	Attorneys for Plaintiff	

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

M&T BANK One Fountain Plaza Buffalo, NY 14203

IN THE COURT OF COMMON PLEAS

Plaintiff

of Columbia County

vs.

ALEXIS GRIFFITH JOSHUA HILL (Mortgagor(s) and Record Owner(s)) 417 Washington Street Berwick, PA 18603 **CIVIL ACTION - LAW**

ACTION OF MORTGAGE FORECLOSURE

Defendant(s)

No. 2015-CV-1578

AFFIDAVIT PURSUANT TO RULE 3129

M&T BANK, Plaintiff in the above action, by counsel, KML Law Group, P.C., sets forth as of the date the praccipe for the writ of execution was filed the following information concerning the real property located at:

417 Washington Street Berwick, PA 18603

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

ALEXIS GRIFFITH 217 West 3rd Street Apartment B Nescopeck, PA 18635

JOSHUA HILL 417 Washington Street Berwick, PA 18603

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

ALEXIS GRIFFITH 217 West 3rd Street Apartment B Nescopeck, PA 18635

JOSHUA HILL 417 Washington Street Berwick, PA 18603 3. Name and last known address of every judgment creditor whose judgment is a record lien on the property to be sold:

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

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

- 4. Name and address of the last recorded holder of every mortgage of record:
- 5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:
- 6. Name and address of every other person of whom the plaintiff has knowledge who has any record interest in the property which may be affected by the sale.
- 7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale.

TENANTS/OCCUPANTS 417 Washington Street Berwick, PA 18603

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

DATED: 2/3/6

Bv: KML LAW GROUP, P.C. 1 Cuptal Espaid
Par 11) 315477 Michael McKeever Pa. ID 56129 Jay E. Kivitz Pa. ID 26769 Lisa Lee Pa. ID 78020 Kristina Murtha Pa. ID 61858 David Fein Pa. ID 82628 Thomas Puleo Pa. ID 27615 Joshua I. Goldman Pa. 205047 ____Jill P. Jenkins Pa. ID 306588 Andrew F, Gornall Pa, ID 92382 Salvatore Filippello Pa. ID 313897 ____Alyk L. Oflazian Pa. ID 312912 Jennifer Lynn Frechie Pa. 1D 316160 Attorneys for Plaintiff

REAL ESTATE OUTLINE

ED# 2016 80 22

DATE RECEIVED DOCKET AND INDEX 2.015	19014 Sov 1578
CHECK FOR PROPER	INFO.
WRIT OF EXECUTION	<u>X</u>
COPY OF DESCRIPTION	X
WHEREABOUTS OF LKA	X
NON-MILITARY AFFIDAVIT	2/10/14 L.M.
NOTICES OF SHERIFF SALE	X
WAIVER OF WATCHMAN	X
AFFIDAVIT OF LIENS LIST	X
CHECK FOR \$1,350.00 OR	X CK# 829626
**IF ANY OF ABOVE IS MISSIN	
SALE DATE	May 4" 2016 TIME 9:00
POSTING DATE	
ADV. DATES FOR NEWSPAPER	IST WEEK
	2 ND WEEK
	3 RD WEEK

640-02-125-00-000

Berndi Boro

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

M&T BANK

One Fountain Plaza

Buffalo, NY 14203

Plaintiff

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2015-CV-1578

IN THE COURT OF COMMON PLEAS

vs.

ALEXIS GRIFFITH

JOSHUA HILL

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

417 Washington Street Berwick, PA 18603

Defendant(s)

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JOSHUA HILL 417 Washington Street Berwick, PA 18603

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

ALEXIS GRIFFITH 217 West 3rd Street Apartment B Nescopeck, PA 18635

JOSHUA HILL 417 Washington Street Berwick, PA 18603

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

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

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

- 4. Name and address of the last recorded holder of every mortgage of record:
- 5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:
- 6. Name and address of every other person of whom the plaintiff has knowledge who has any record interest in the property which may be affected by the sale.
- 7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale.

TENANTS/OCCUPANTS 417 Washington Street Berwick, PA 18603

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

DATED: 2/3/6

By: KMŁ LAW GROUP, P.C. 1 Custal Espard
Pa. 10315477 Michael McKeever Pa. 1D 56129 Jay E. Kivitz Pa. ID 26769 Lisa Lee Pa. ID 78020 Kristina Murtha Pa. ID 61858 David Fein Pa. 1D 82628 Thomas Puleo Pa. ID 27615 Joshua I, Goldman Pa. 205047 Jill P. Jenkins Pa. ID 306588 Andrew F. Gornall Pa. ID 92382 Salvatore Filippello Pa. ID 313897 Alyk L. Oflazian Pa. ID 312912 Jennifer Lynn Frechie Pa. 1D 316160 **Attorneys for Plaintiff**

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

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

Autorney for Plainting		
M&T BANK One Fountain Plaza Buffalo, NY 14203	Plaintiff	IN THE COURT OF COMMON PLEAS
	vs.	of Columbia County
ALEXIS GRIFFITH JOSHUA HILL		CIVIL ACTION – LAW
Mortgagor(s) and Record Own 417 Washington Street Berwick, PA 18603	er(s)	ACTION OF MORTGAGE FORECLOSURE
	Defendant(s) PRAECIPE FOR WRIT	No. 2015-CV-1578-1 PROTHC 90 TARY OF EXECUTION OF EXECUTION
TO THE PROTHONOTARY: Issue Writ of Execution in the ab	ove matter	the state of the s
	Amount Due Monthly Interest from 2/1/2016 to Date of Sale at 4.1250% (Costs to be added)	\$64,181.54
	Ву:	M

By:_	
_	KML LAW GROUP, P.C.
	_Michael McKeever Pa. ID 56129
	_Jay E. Kivitz Pa. ID 26769
	Jay E. Kivitz Pa. ID 26769 Lisa Lee Pa. ID 78020 Kristina Murtha Pa. ID 61858
	_Kristina Murtha Pa. ID 61858
	_David Fein Pa. ID 82628
	_Thomas Puleo Pa. ID 27615
	_Joshua I. Goldman Pa. 205047
	Jill P. Jenkins Pa. ID 306588
	_Andrew F. Gornall Pa. ID 92382
	_Salvatore Filippello Pa. ID 313897
	_Alyk L. Oflazian Pa. ID 312912
	Attorneys for Plaintiff

No. 2015-CV-1578 IN THE COURT OF COMMON PLEAS

M&T BANK

Š

ALEXIS GRIPFITH and JOSHUA HILL (Mortgagor(s) and Record Owner(s)) 417 Washington Street Berwick, PA 18603

PRAECIPE FOR WRIT OF EXECUTION (Mortgage Foreclosure)

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

WRIT OF EXECUTION – (MORTGAGE FORECLOSURE) P.R.C.P. 3180-3183 AND Rule 3257

M&T BANK		
One Fountain Plaza	In the Court of Common F	long of
Buffalo, NY 14203	Columbia County	Teas of
vs.	Columbia County	
¥5.		
ALEXIS GRIFFITH		
JOSHUA HILL	No. 2015-CV-1578	
417 Washington Street	2016-ED-22	
Berwick, PA 18603	WRIT OF EXECU	
	(MORTGAGE FORE	
	(MORTGREE) STEEL	32321
Commonwealth of Pennsylvania:	ı	
County of Columbia		
To the Sheriff of Columbia County, Pennsylvania		
To satisfy the judgment, interest and costs in the following described property:	above matter you are directed to levy up	oon and sell the
PREMISES: 417 Washington Street Berwick, PA 18603		
See Exhibit "A		
	AMOUNT DUE	\$64,181.54
	Monthly Interest From 2/1/2016 Through Date of Sale	_
	(Costs to be added)	
Dated: 252016	Prothonotary, Common Pleas Court	etti
	of Columbia County, Pennsylvania	
	Deputy HAVULL OLA FOR	025on

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

No. 2015-CV-1578

IN THE COURT OF COMMON PLEAS

M&T BANK

. VS

ALEXIS GRIFFITH and JOSHUA HILL

Mortgagor(s) 417 Washington Street Berwick, PA 18603

WRIT OF EXECUTION

(Mortgage Foreclosure)

\$64,181.54

INTEREST from COSTS PAID: REAL DEBT

SHERIFF PROTHY

Office of Judicial Support STATUTORY COSTS DUE PROTHY

Judg. Fee Cr. Sat.

KML Law Group, P.C. Attorney for Plaintiff

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

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

M&T BANK

One Fountain Plaza

Buffalo, NY 14203

Plaintiff

VS.

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2015-CV-1578

ALEXIS GRIFFITH JOSHUA HILL (Mortgagor(s) and Record Owner(s)) 417 Washington Street Berwick, PA 18603

Defendant(s)

AFFIDAVIT PURSUANT TO RULE 3129

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JOSHUA HILL 417 Washington Street Berwick, PA 18603

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JOSHUA HILL 417 Washington Street Berwick, PA 18603

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

- 4. Name and address of the last recorded holder of every mortgage of record:
- 5. Name and address of every other person who has any record interest in or record lien on the property and whose interest may be affected by the sale:
- 6. Name and address of every other person of whom the plaintiff has knowledge who has any record interest in the property which may be affected by the sale.
- 7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale.

TENANTS/OCCUPANTS 417 Washington Street Berwick, PA 18603

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

DATED: 1/3/16

By: KML LAW GROUP, P.C. ✓ Crystal Espard Pa. 10315477 Michael McKeever Pa. ID 56129 Jay E. Kivitz Pa. ID 26769 Lisa Lee Pa. ID 78020 Kristina Murtha Pa. ID 61858 David Fein Pa. ID 82628 Thomas Puleo Pa. ID 27615 Joshua I. Goldman Pa. 205047 Jill P. Jenkins Pa. ID 306588 Andrew F. Gornall Pa. ID 92382 Salvatore Filippello Pa. ID 313897 Alyk L. Oflazian Pa. ID 312912 Jennifer Lynn Frechie Pa. ID 316160 Attorneys for Plaintiff

ALL THOSE TWO CERAIN LOTS, pieces or parcels of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to-wit:

TRACT NO. 1: BEGINNING at a point on the westerly side of Washington Street, north of Elm Street at the northeast corner of Lot No.3, Section 8; thence along said lot in a westerly direction one hundred twenty-five feet to a ten foot alley; thence along said alley in a northerly direction, parallel with Washington Street, eighty feet to line of Lot No.6, Section 8; thence along said lot in an easterly direction one hundred and twenty-five feet to Washington Street; thence along said Street in a southerly direction eighty feet to the place of BEGINNING. Same being Lot Nos. 4 and 5, Section 8, of the Berwick Land Improvement Company's Addition to Berwick.

TRACT NO.2 BEGINNING at a point on the west side of Washington Street, north of Elm Street, at the northeast Corner of Lot No.5, Section 8; thence along said lot in a westerly direction one hundred and twenty-five feet to a ten foot alley; thence along said alley in a northerly direction forty feet to line of Lot No.7, Section 8; thence along same in an easterly direction one hundred and twenty-five feet to Washington Street; thence along said Street in a southerly direction forty feet to the place of BEGINNING Same being Lot No. 6, Section 8 as marked and numbered on Land Improvement Co.'s Addition to Berwick, Columbia County, Pennsylvania.

TAX PARCEL # 04C-02-125-00-000

BEING KNOWN AS: 417 Washington Street, Berwick, PA 18603

KML LAW GROUP, P.C.

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

February 3, 2016 Docket #2015-CV-1578

ATTENTION: COLUMBIA COUNTY SHERIFF

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

ALEXIS GRIFFITH and JOSHUA HILL will be personally served notice of Sheriff's Sale by an outside process server.

Thank you,

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

SHERIFF'S DEPARTMENT COLUMBIA COUNTY

SHERIFF SERVIC	E INSTRUCTIONS			mprest.
PLAINTIFF/S/ M&T BANK			COURT NUMBER 2015-CV-1578	
DEFENDANT/S/ ALEXIS GRIFFITH an	d JOSHUA HILL		TYPE OF WRIT OR COMPLAINT EXECUTION	
SERVE	NAME OF INDIVIDUAL, COMPANY ALEXIS GRIFFITH & JOSHU	, CORPORATION, ETC., TO JA HILL	O SERVICE	
AT	ADDRESS (Street or Road, Apartme 417 Washington Street, Berw		ate and ZIP Code)	
	CR OTHER INFORMATION THAT WIL	L ASSIST IN EXPEDITING	SERVICE:	
PLEASE POST				
SIGNATURE OF ATTORNE KML Law Gro		TELEPHONE (215) 82	NUMBER 25-6345	DATE February 3, 2016
ADDRESS OF ATTORNEY		L		
KML Law Gro Suite 5000 – f 701 Market St Philadelphia, l	Mellon Independence Center reet			:

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

M&T BANK One Fountain Plaza Buffalo, NY 14203

Plaintiff

vs.

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

NO. 2015-CV-1578

ALEXIS GRIFFITH
JOSHUA HILL
Mortgagor(s) and Record Owner(s)
417 Washington Street
Berwick, PA 18603

Defendant(s)

CERTIFICATION AS TO THE SALE OF REAL PROPERTY

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

By:_	M		
<i>-</i>	KML LAW GROUP, P.C.		
	_Michael McKeever Pa. ID 56129		. 6
	_Jay E. Kivitz Pa. ID 26769	1 Butal	TODARU
	_Lisa Lee Pa. ID 78020	x Carrell	Caron
	_Kristina Murtha Pa. ID 61858	P 165	Espain!
	_David Fein Pa. ID 82628	-10.10	7
	_Thomas Puleo Pa. ID 27615		
	_Joshua I. Goldman Pa. 205047		
	Jill P. Jenkins Pa. ID 306588		
	_Andrew F. Gornall Pa. ID 92382		
	_Salvatore Filippello Pa. ID 313897		
	Alyk L. Oflazian Pa. ID 312912		
	_Jennifer Lynn Frechie Pa. ID 3161	60	
	Attorneys for Plaintiff		

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

M&T BANK

One Fountain Plaza Buffalo, NY 14203

Plaintiff

VS.

ALEXIS GRIFFITH
JOSHUA HILL
Mortgagor(s) and Record Owner(s)

417 Washington Street Berwick, PA 18603

Defendant(s)

IN THE COURT OF COMMON PLEAS

of Columbia County

CIVIL ACTION - LAW

ACTION OF MORTGAGE FORECLOSURE

No. 2015-CV-1578

WAIVER OF WATCHMAN

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

By:_	M	
-	KML LAW GROUP, P.C.	
	_Michael McKeever Pa. ID 56129	
	_Jay E. Kivitz Pa. ID 26769	3./
	_Lisa Lee Pa. ID 78020	Purchal France
	_Kristina Murtha Pa. ID 61858 💎 🔟	Mysou Cy
	_David Fein Pa. ID 82628	Cuystal Españo/
	_Thomas Puleo Pa. ID 27615	1/2/1/19/19/19
	_Joshua I. Goldman Pa. 205047	
	Jill P. Jenkins Pa. ID 306588	
	_Andrew F. Gornall Pa. ID 92382	
	_Salvatore Filippello Pa. ID 313897	
	_Alyk L. Oflazian Pa. ID 312912	
	_Jennifer Lynn Frechie Pa. ID 316160	
	Attorneys for Plaintiff	

KML Law Group, P.C.

ATTORNEYS AT LAW

SUITE 5000 BNY INDEPENDENCE CENTER 701 MARKET STREET PHILADELPHIA, PA 19106 WWW.KMLLAWGROUP,COM

February 3, 2016

Tami Kline Prothonotary of Columbia County PO Box 380	001 010	3	
Bloomsburg, PA 17815	18 7 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	E	PROT
RE:	77	$^{\circ}$	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~
M&T BANK vs. ALEXIS GRIFFITH and JOSHUA HILL	10 5 10 5 10 5 50 5 50 5	AN 11	ABYZON. da
No. 2015-CV-1578 KML File#: 150603FC	2 (3) (3)	1 16	

Kindly take Judgment and issue the Writ of Execution and forward the same to the Sheriff's Office.

Please return a copy of the enclosed pleadings to my office with your time stamp affixed thereto in the stamped, self-addressed envelope for this purpose.

Thank you for your cooperation in this matter.

Package prepared by BARB HAND.

Judgment/Writ Department **Scott Lion - Supervisor** Direct: (215) 825-6345 SLion@kmllawgroup.com

***If you have received an incorrect filing fee. Please contact Scott Lion at the phone number listed above, and we will immediately overnight a check to you for the correct amount.

Columbia County Columbia County Sheriff 35 West Main Street PO Box 380

--

Bloomsburg PA 17815



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

KML Law Group, P.C.

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

M&T BANK One Fountain Plaza Buffalo, NY 14203

IN THE COURT OF COMMON PLEAS

Plaintiff

of Columbia County

vs.

CIVIL ACTION - LAW

ALEXIS GRIFFITH
JOSHUA HILL
Mortgagor(s) and Record Owner(s)
417 Washington Street
Berwick, PA 18603

ACTION OF MORTGAGE FORECLOSURE

Docket No. 2015-CV-1578

Defendant(s)

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

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO:

GRIFFITH, ALEXIS

ALEXIS GRIFFITH

417 Washington Street Berwick, PA 18603

Your house at 417 Washington Street, Berwick, PA 18603 is scheduled to be sold at Sheriff's Sale on 100 (2014), at 9:00 AM, in Sheriff's Office, Courthouse, Bloomsburg, PA to enforce the court judgment of \$64,181.54 obtained by M&T BANK against you.

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

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

- 1. The sale will be cancelled if you pay to M&T BANK, the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay call:

 215-825-6329 or 1-866-413-2311or email homerotention@kmllawgroup.com (KML File Number 150603FC). Para informacion en espanol puede communicarse con Loretta al 215-825-6344.
- 2. You may be able to stop the sale by filing a petition asking the Court to strike or open judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
- 3. You may also be able to stop the sale through other legal proceedings.

Print Your Documents Page 1 of 1

Document Receipt

Trans # 7375 Carrier / service: USPS Server First-Class Mail® 2/10/2016 12:00:00 AM

Ship to:

PHILADELPHIA DISTRICT OFFICE US SMALL BUSINESS

ADMINISTRATION

900 MARKET STREET 5TH FLOOR

Tracking #: 71901140006000073698

ROBERT N.C. NIX FEDERAL BUILDING Doc Ref #:

2016ED22 5.1300

Postage

PHILADELPHIA PA 19107

Print Your Documents Page 1 of 1

Document Receipt

Trans # 7374 Carrier / service: USPS Server First-Class Mail® 2/10/2016 12:00:00 AM

Ship to:

OFFICE OF F.A.I.R DEPARTMENT OF PUBLIC

WELFARE

PO BOX 8016 Tracking #: 71901140006000073681

Doc Ref #: 2016ED22

Postage 5.1300

HARRISBURG PA 17105

Document Rece

Trans # 7376 Carrier / service: USPS Server First-Class Mail® 2/10/2016 12:00:00 AM

Ship to:

INTERNAL REVENUE SERVICE TECHNICAL SUPPORT GROUP

600 ARCH STREET ROOM 3259 71901140006000073704 Tracking #:

Doc Ref# 2016ED22 Postage 5.1300

PHILADELPHIA PA 19106

KML Law Group, P.C.

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

M&T BANK

One Fountain Plaza Buffalo, NY 14203 IN THE COURT OF COMMON PLEAS

Plaintiff

of Columbia County

VS.

CIVIL ACTION - LAW

ALEXIS GRIFFITH
JOSHUA HILL
Mortgagor(s) and Record Owner(s)
417 Washington Street
Berwick, PA 18603

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Defendant(s)

Docket No. 2015-CV-1578

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ALEXIS GRIFFITH

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

DOLLARS

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

FERSTRUST 800.220.BANK / firstrust.com

3-7380/2360

02/04/2016

PAY TO THE ORDER OF

МЕМО

SHERIFF OF COLUMBIA COUNTY

**1,350.00

ONE THOUSAND THREE HUNDRED FIFTYAND XX/100 ~~~~~

Sheriff's Office PO Box 380 Bloomshurg PA, 17815

MORTGAGE CASH ACCOUNT VOID AFTER 180 DAYS

150603/ Griffith

#B29626# #236073801# 80 00082795#