

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

REAL ESTATE SALE REQUEST LEDGER

<u>DATE</u>	<u>CATEGORY</u>	<u>MEMO</u>	<u>CHK #</u>	<u>DEBIT</u>	<u>CREDIT</u>
03/13/2015	Advance Fee	Advance Fee	001495491	\$0.00	\$1,350.00
03/13/2015	Advertising Sale (Newspaper)			\$15.00	\$0.00
03/13/2015	Advertising Sale Bills & Copies			\$17.50	\$0.00
03/13/2015	Crying Sale			\$10.00	\$0.00
03/13/2015	Docketing			\$15.00	\$0.00
03/13/2015	Levy			\$15.00	\$0.00
03/13/2015	Mailing Costs			\$30.00	\$0.00
03/13/2015	Posting Handbill			\$15.00	\$0.00
03/13/2015	Poundage			\$249.95	\$0.00
03/13/2015	Press Enterprise Inc			\$1,036.77	\$0.00
03/13/2015	Sheriff Automation Fund			\$50.00	\$0.00
03/13/2015	Web Posting			\$100.00	\$0.00
06/01/2015	Service			\$210.00	\$0.00
06/01/2015	Surcharge			\$150.00	\$0.00
06/01/2015	Service Mileage			\$24.00	\$0.00
06/01/2015	Tax Claim Search			\$5.00	\$0.00
06/01/2015	Notary Fee			\$15.00	\$0.00
06/01/2015	Copies			\$7.00	\$0.00
				\$1,965.22	\$1,350.00

TOTAL BALANCE:	\$(615.22)
-----------------------	-------------------

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: Patrick Cosenza

From: Sheriff Timothy T. Chamberlain

Fax:

Pages: 2

Phone:

Date: June 1, 2015

Re: Calarco

CC:

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

● **Comments:**

I received your stay, attached is cost sheet showing a balance due of \$615.22

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 29, 2015

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR
TRUSTEE TO CITIBANK, N.A. AS TRUSTEE FOR BEAR STEARNS ASSET
BACKED SECURITIES TRUST 2007-SD2, ASSET BACKED CERTIFICATES
SERIES 2007-SD2 v.
ROBERT M. CALARCO and THERESA A. CALARCO
224 EAST 6TH STREET A/K/A 224 EAST SIXTH STREET BERWICK, PA
18603-3104
No.: 2014-CV-1625

Dear Sir/Madam:

Please STAY the Sheriff's Sale of the above referenced property, which is scheduled for June 10, 2015 due to the following: The defendant(s) brought the underlying mortgage loan current and the Plaintiff is discontinuing the foreclosure action.

\$12,497.55 was received in consideration of the stay.

You are hereby directed to immediately 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,
Patrick Cosenza for

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

Jessica Gliwa
Legal Assistant

Representing Lenders in
Pennsylvania

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

No.: 2014-CV-1625
No.:

Re: **WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO
CITIBANK, N.A. AS TRUSTEE FOR BEAR STEARNS ASSET BACKED SECURITIES TRUST
2007-SD2, ASSET BACKED CERTIFICATES SERIES 2007-SD2 VS. ROBERT M. CALARCO
A/K/A ROBERT CALARCO, and THERESA A. CALARCO**
No.: 2014-CV-1625, No.:

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 06/10/2015 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:

Jessica Gliwa, Legal Assistant

cc: Sheriff of COLUMBIA County

PHELAN HALLINAN DIAMOND & JONES, LLP
Paul Cressman, Esq., Id. No.318079
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
paul.cressman@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, PENNSYLVANIA

WILMINGTON TRUST, NATIONAL
ASSOCIATION, AS SUCCESSOR TRUSTEE TO
CITIBANK, N.A. AS TRUSTEE FOR BEAR
STEARNS ASSET BACKED SECURITIES TRUST
2007-SD2, ASSET BACKED CERTIFICATES
SERIES 2007-SD2
Plaintiff,

: COLUMBIA COUNTY
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
:
: No.: 2014-CV-1625
No.:

v.

ROBERT M. CALARCO A/K/A ROBERT
CALARCO
THERESA A. CALARCO
Defendant(s)

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".

Date:

8/18/15

Paul Cressman, Esq., Id. No.318079
Attorney for Plaintiff

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.

Name and
Address
Of Sender

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

AZK/CAG - 06/10/2015 SALE

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage
1	****	TENANT/OCCUPANT 224 EAST 6TH STREET A/K/A 224 EAST SIXTH STREET BERWICK, PA 18603-3104	\$0.47
2	****	PA Department of Revenue Bureau Compliance Lien Section P.O. Box 280948 Harrisburg, PA 17128-0948	\$0.47
3	****	Robert Calarco C/O John McDaniel Esq. 107 REAR EAST 2ND STREET BERWICK, PA 18603	\$0.47
4	****	Theresa A. Calarco C/O Anthony J. McDonald Esq. 106 NORTH MARKET STREET BERWICK, PA 18603-4820	\$0.47
5	****	Domestic Relations of Columbia County COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815	\$0.47
6	****	Commonwealth of Pennsylvania Department of Welfare P.O. Box 2675 Harrisburg, PA 17105	\$0.47
7	****	Internal Revenue Service Advisory 1000 Liberty Avenue Room 704 Pittsburgh, PA 15222	\$0.47
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	\$0.47
		RE: ROBERT M. CALARCO A/K/A ROBERT CALARCO (COLUMBIA) I Writ Team	\$3.76

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.
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Form 3877 Facsimile

**PRIORITY CLAIM
FOR
SHERIFFS SALE**
Please Print or Type

EXECUTION NUMBER	SECOND EXECUTION NUMBER
2014CV1625 (06/10/15)	
DATE OF SALE	
06/10/2015	
AMOUNT	
\$1,992.14	
CORPORATION TAX FILE (BOX) NUMBER	
	\$0.00
EMPLOYER EIN	
	\$0.00
SALES TAX LICENSE NUMBER	
	\$0.00
SOCIAL SECURITY NUMBER	
***-**-6264	\$1,992.14
INHERITANCE TAX FILE NUMBER	
	\$0.00
OTHER TAX NUMBER	
	\$0.00

MR TIMOTHY T CHAMBERLAIN
SHERIFF OF COLUMBIA COUNTY
BOX 380

BLOOMSBURG PA 17815

DEFENDANT

ROBERT M CALARCO AKA ROBERT CALARCO AND THERESA A CALARCO

This statement is to advise you that the above owes the Commonwealth of Pennsylvania taxes, interest, penalty and lien costs as shown on the Statement of Account below for the following taxes. This statement is made in accordance with 42 Pa. C.S.A. § 8151 and 72 P.S. § 1402 (Fiscal Code § 1402).

A. For the following taxes a priority in the distribution of the proceeds of the judicial sale should be made in accordance with the applicable provisions of the Tax Reform Code of 1971, 72 P.S. § 7101, et seq. Tax liens were filed with the Prothonotary of Columbia County.

- ☐ Sales and Use Tax, 72 P.S. § 7242
☐ Employer Withholding Tax, 72 P.S. § 7345
☒ Pennsylvania Personal Income Tax, 72 P.S. § 7345

B. A Corporation tax lien is a first lien and is required to be paid out of the proceeds of the judicial sale before any pre-existing judgement, mortgage, or any other claim or lien against the corporation in accordance with 72 P.S. § 1401 (Fiscal Code § 1401).

- ☐ Corporation Taxes, 72 P.S. § 1401

STATEMENT OF ACCOUNT

Type of Tax	Settlement or Lien Date	Lien Number or Filing Period	Amount or Balance
Personal Income Tax	7/17/2013	13CV909	\$1,992.14
TOTAL:			\$1,992.14

I certify that the above Statement of Account is a true and correct statement of all liened taxes, penalties and interest owed to the Commonwealth of Pennsylvania (based upon the Department of Revenue records) by the above named entity.

WITNESS my hand and the seal of the Department of

Revenue 13 day of, May 2015

DIRECTOR, BUREAU OF COMPLIANCE

Sean Washington

ACTING SECRETARY OF REVENUE

Eileen McNulty

IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

WILMINGTON TRUST, NATIONAL
ASSOCIATION, AS SUCCESSOR TRUSTEE TO
CITIBANK, N.A. AS TRUSTEE FOR BEAR
STEARNS ASSET BACKED SECURITIES
TRUST 2007-SD2, ASSET BACKED
CERTIFICATES SERIES 2007-SD2

Plaintiff

Court of Common Pleas

Civil Division

COLUMBIA County

No.: 2014-CV-1625

vs.

ROBERT M. CALARCO
A/K/A ROBERT CALARCO
THERESA A. CALARCO

Defendants

CLERK OF COURT'S OFFICE
COUNTY OF COLUMBIA, PA

2015 MAY 13 PM 1 16

FILED
PROTHONOTARY

ORDER

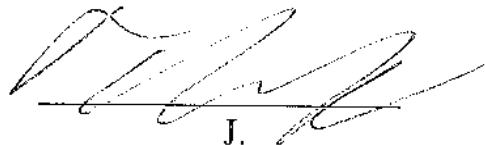
AND NOW, this 12 day of May, 2015 the Prothonotary is ORDERED to amend the in rem judgment and the Sheriff is ORDERED to amend the writ nunc pro tunc in this case as follows:

Principal Balance	\$76,674.74
Interest Through April 27, 2015	\$5,302.29
Late Charges	\$88.39
Legal fees	\$2,640.00
Cost of Suit and Title	\$810.00
Escrow Deficit	\$334.12
Suspense/Misc. Credits	<u>(\$36.23)</u>
TOTAL	\$85,813.31

Plus interest at six percent per annum.

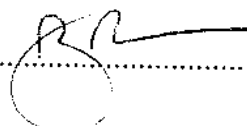
Note: The above figure is not a payoff quote. Sheriff's commission is not included in the above figure.

BY THE COURT

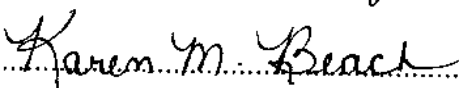

J.

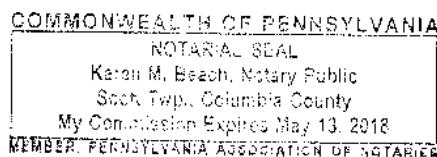
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

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 April 22, 29 and May 6, 2015 that the affiant is one of the officers or publisher or designated agent of the owner or publisher of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.

.....

Sworn and subscribed to before me this 6th day of May 2015...

.....
(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
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax: 215-568-7616

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

**Re: WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO
CITIBANK, N.A. AS TRUSTEE FOR BEAR STEARNS ASSET BACKED SECURITIES
TRUST 2007-SD2, ASSET BACKED CERTIFICATES SERIES 2007-SD2 v. ROBERT M.
CALARCO A/K/A ROBERT CALARCO et al.**
No.: 2014-CV-1625

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 06/10/2015 Sheriff Sale.****

Very truly yours,

Phelan Hallinan Diamond & Jones, LLP

By:

Legal Assistant

CC: ROBERT M. CALARCO A/K/A ROBERT CALARCO and THERESA A. CALARCO

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**

WILMINGTON TRUST, NATIONAL ASSOCIATION, AS :
SUCCESSOR TRUSTEE TO CITIBANK, N.A. AS : **CIVIL DIVISION**
TRUSTEE FOR BEAR STEARNS ASSET BACKED :
SECURITIES TRUST 2007-SD2, ASSET BACKED : **No.: 2014-CV-1625**
CERTIFICATES SERIES 2007-SD2 :
Plaintiff :

v.

ROBERT M. CALARCO A/K/A ROBERT CALARCO
THERESA A. CALARCO
Defendant(s)

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: 5/8/14

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

PHILAN 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**

WILMINGTON TRUST, NATIONAL ASSOCIATION, AS :
SUCCESSOR TRUSTEE TO CITIBANK, N.A. AS : **CIVIL DIVISION**
TRUSTEE FOR BEAR STEARNS ASSET BACKED :
SECURITIES TRUST 2007-SD2, ASSET BACKED : **No.: 2014-CV-1625**
CERTIFICATES SERIES 2007-SD2 :
Plaintiff :

v.


ROBERT M. CALARCO A/K/A ROBERT CALARCO
THERESA A. CALARCO
Defendant(s)

NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE

The Sheriff's Sale scheduled for 05/13/2015 at 09:00 AM in the above-captioned matter has been continued until 06/10/2015 at 09:00 AM.

Date: _____

3/25/14



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@phclanhallinan.com
215-563-7000

Attorney for Plaintiff

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

WILMINGTON TRUST, NATIONAL ASSOCIATION, AS :
SUCCESSOR TRUSTEE TO CITIBANK, N.A. AS : **CIVIL DIVISION**
TRUSTEE FOR BEAR STEARNS ASSET BACKED :
SECURITIES TRUST 2007-SD2, ASSET BACKED : **No.: 2014-CV-1625**
CERTIFICATES SERIES 2007-SD2 :
Plaintiff :

v.

ROBERT M. CALARCO A/K/A ROBERT CALARCO
THERESA A. CALARCO
Defendant(s)

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:

ROBERT M. CALARCO
1100 FOWLER AVENUE
BERWICK, PA 18603-2300


ROBERT M. CALARCO
224 EAST 6TH STREET, A/K/A 224 EAST
SIXTH STREET
BERWICK, PA 18603-3104

ROBERT M. CALARCO
125 EAST 5TH STREET
BERWICK, PA 18603

Date: _____

5/19/11

THERESA A. CALARCO
224 EAST 6TH STREET, A/K/A 224 EAST
SIXTH STREET
BERWICK, PA 18603-3104



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**

WILMINGTON TRUST, NATIONAL ASSOCIATION, AS :
SUCCESSOR TRUSTEE TO CITIBANK, N.A. AS : **CIVIL DIVISION**
TRUSTEE FOR BEAR STEARNS ASSET BACKED :
SECURITIES TRUST 2007-SD2, ASSET BACKED : **No.: 2014-CV-1625**
CERTIFICATES SERIES 2007-SD2 :
Plaintiff :

v.

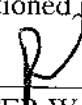
ROBERT M. CALARCO A/K/A ROBERT CALARCO
THERESA A. CALARCO
Defendant(s)

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: _____

5/13/14


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

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: April 27, 2015

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 one month to a date in June 2015. Currently the sale is set for 5/13/15 at 9:00am. Please provide a new sale date and time as soon as possible via fax to 215-563-8656.

RE: WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO
CITIBANK, N.A. AS TRUSTEE FOR BEAR STEARNS ASSET BACKED SECURITIES
TRUST 2007-SD2, ASSET BACKED CERTIFICATES SERIES 2007-SD2
v. ROBERT M. CALARCO & THERESA A. CALARCO
COLUMBIA County, 2014-CV-1625

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 Ralston

Fax – 215-563-8656

June 10, 2015 9:00 AM

**PRIORITY CLAIM
FOR
SHERIFFS SALE**
Please Print or Type

EXECUTION NUMBER	SECOND EXECUTION NUMBER
2014CV1625 (05/15/15)	
DATE OF SALE	
05/15/2015	
AMOUNT	
\$1,989.18	

MR TIMOTHY T CHAMBERLAIN
SHERIFF OF COLUMBIA COUNTY
BOX 380

BLOOMSBURG PA 17815

CORPORATION TAX FILE (BOX) NUMBER	
EMPLOYER EIN	\$0.00
SALES TAX LICENSE NUMBER	\$0.00
SOCIAL SECURITY NUMBER	\$0.00
***-**-6264	\$1,989.18
INHERITANCE TAX FILE NUMBER	\$0.00
OTHER TAX NUMBER	\$0.00

DEFENDANT

ROBERT M CALARCO AKA ROBERT CALARCO AND THERESA A CALARCO

This statement is to advise you that the above owes the Commonwealth of Pennsylvania taxes, interest, penalty and lien costs as shown on the Statement of Account below for the following taxes. This statement is made in accordance with 42 Pa. C.S.A. § 8151 and 72 P.S. § 1402 (Fiscal Code § 1402).

A. For the following taxes a priority in the distribution of the proceeds of the judicial sale should be made in accordance with the applicable provisions of the Tax Reform Code of 1971, 72 P.S. § 7101, et seq. Tax liens were filed with the Prothonotary of Columbia County.

- ☐ Sales and Use Tax, 72 P.S. § 7242
☐ Employer Withholding Tax, 72 P.S. § 7345
☒ Pennsylvania Personal Income Tax, 72 P.S. § 7345

B. A Corporation tax lien is a first lien and is required to be paid out of the proceeds of the judicial sale before any pre-existing judgement, mortgage, or any other claim or lien against the corporation in accordance with 72 P.S. § 1401 (Fiscal Code § 1401).

- ☐ Corporation Taxes, 72 P.S. § 1401

STATEMENT OF ACCOUNT

Type of Tax	Settlement or Lien Date	Lien Number or Filing Period	Amount or Balance
Personal Income Tax	7/17/2013	13CV909	\$1,989.18
TOTAL:			\$1,989.18

I certify that the above Statement of Account is a true and correct statement of all liened taxes, penalties and interest owed to the Commonwealth of Pennsylvania (based upon the Department of Revenue records) by the above named entity.

WITNESS my hand and the seal of the Department of

Revenue 14 day of April 2015

DIRECTOR, BUREAU OF COMPLIANCE

Mary Hubler

ACTING SECRETARY OF REVENUE

Eileen McNulty

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

REAL ESTATE TAX CERTIFICATION

Date: 04/14/2015

Fee: \$5.00

Cert. NO: 20668

CALARCO ROBERT M & THERESA A
224 EAST SIXTH STREET
BERWICK PA 18603

District: BERWICK BORO
Deed: 0436 -0447
Location: 1/2 LOT 17
Parcel Id:04A-05 -047-00,000

Assessment: 23,026

Balances as of 04/14/2015

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

COLUMBIA COUNTY SHERIFF

By: _____

Per: _____

SUE

Wilmington Trust, National Association, as Successor Trustee to
Citibank, N.A. as Trustee for Bear Stearns Asset Backed
Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-
SD2

Plaintiff

vs.

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

Defendant(s)

Sheriff
04A-05-047-00
NO
DELA
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2014-CV-1625
: 2015-ED-23
: COLUMBIA County
:

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Robert M. Calarco a/k/a Robert Calarco
1100 Fowler Avenue
Berwick, PA 18603-2300

Theresa A. Calarco
224 East 6th Street, a/k/a 224 East Sixth Street
Berwick, PA 18603-3104

****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 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104 is scheduled to be sold at the Sheriff's Sale on May 13, 2015 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 \$80,141.67 obtained by Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2 (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.

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

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Posting - Sale Bill	Zone:	
Manner:	< Not Specified >	Expires:	
Notes:	SHERIFF'S SALE BILL		

Serve To:

Name:	(POSTING)
Primary Address:	224 EAST 6TH STREET BERWICK, PA 18603
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:			
Relation:			
Date:	4-7-15	Time:	5:45
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. _____

(POSTING)

2014CV1625

224 EAST 6TH STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

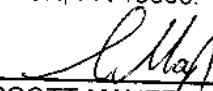


WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SHERIFF'S RETURN OF SERVICE

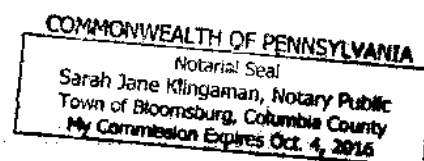
04/07/2015 03:45 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 224 EAST 6TH STREET, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

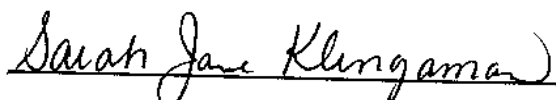
April 07, 2015



NOTARY

Affirmed and subscribed to before me this

7TH day of APRIL, 2015



PHILAN & HALLINAN LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILADELPHIA
(c) County/State Sheriff's Association, Inc.

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



71901140006000048801

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

Wilmington Trust, National Association, as Successor Trustee to : COURT OF COMMON PLEAS
Citibank, N.A. as Trustee for Bear Stearns Asset Backed :
Securities Trust 2007-SD2, Asset Backed Certificates Series 2007- : CIVIL DIVISION
SD2 :
 : NO.: 2014-CV-1625
Plaintiff : 2015-ED-23
 :
 : COLUMBIA County
 :
vs.

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

Defendant(s)

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Robert M. Calarco a/k/a Robert Calarco
1100 Fowler Avenue
Berwick, PA 18603-2300

Theresa A. Calarco
224 East 6th Street, a/k/a 224 East Sixth Street
Berwick, PA 18603-3104

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NOTICE OF OWNER'S RIGHTS

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SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 23

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

570 204-6384

Serve To:

Name: ROBERT CALARCO

@ work

Primary Address: 1100 FOWLER AVENUE
BERWICK SCHOOL DIST
BERWICK, PA 18603

Phone: DOB:

Alternate Address: 224 EAST 6TH STREET
BERWICK, PA 18603

Phone:

Final Service:

Served:

Personally Adult In Charge Posted Other

Adult In Charge:

Relation:

Date: 3-17-15

Time: 10:42

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.

CALARCO, ROBERT

2014CV1625

1100 FOWLER AVENUE, BERWICK SCHOOL DIST, BERW NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Zone: 23

Warrant:

Serve To:

Name: Connie C. GINGER

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: 3-17-15

Time: 10:23

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.

2014CV1625

1615 LINCOLN AVENUE, BERWICK, PA 18603

NO EXPIRATION

Tax Notice 2015 County & Municipality

BERWICK BORO

MAKE CHECKS PAYABLE TO:

Connie C Gingham
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.
2934

DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	23,026	9.491	214.17	218.54	240.39
SINKING		1	22.57	23.03	25.33
FIRE		1.25	28.20	28.78	30.22
LIGHT		1.75	39.49	40.30	42.32
BORO RE		11.1	250.48	255.59	268.37

The discount & penalty
have been calculated
for your convenience

PAY THIS AMOUNT

554.91

April 30
If paid on or before

566.24

June 30
If paid on or before

606.63

June 30
If paid after

TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED

CALARCO ROBERT M & THERESA A
224 EAST SIXTH STREET
BERWICK PA 18603

CNTY TWP
Discount 2 % 2 %
Penalty 10 % 5 %

PARCEL: 04A-05 -047-00,000
224 E SIXTH ST
.1045 Acres

Land 2,500
Buildings 20,526
Total Assessment 23,026

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

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Zone:

23

Warrant:

Serve To:

Name: THERESA CALARCO

Primary Address: 224 EAST 6TH STREET
BERWICK, PA 18603

Phone: _____ DOB: _____

Alternate Address: 125 EAST 5TH STREET
BERWICK, PA 18603

Phone: _____

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date:

3-17-15

Time:

10:55

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.

CALARCO, THERESA

2014CV1625

224 EAST 6TH STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 23

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: OCCUPANT

Primary Address: 224 EAST 6TH STREET
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Theresa Calarco

Relation: Occupant / Homeowner

Date: 3-17-15

Time: 10:35

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.

OCCUPANT

2014CV1625

224 EAST 6TH STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: BERWICK AREA JOINT SEWER AUTHORITY

Primary Address: 106 MARKET STREET
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: SALLI NASATKA

Relation: SECRETARY

Date: 3/17/15 Time: 1055

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.

BERWICK AREA JOINT SE

2014CV1625

106 MARKET STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 23

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: ANTHONY MCDONALD, ESQ.

Primary Address: 106 MARKET STREET
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: SALLI NASATKA

Relation: SECRETARY

Date: 3/17/15 Time: 1055

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.

MCDONALD ESQ., ANTHO

2014CV1625

106 MARKET STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 23

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

594-3799
570-~~777~~

Serve To:

Name: JOHN W. MCDANEL LAW PRACTICE

Primary Address: 107 REAR E, SECOND STREET
P.O. BOX 381
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 3-17-15

Time: 11:00

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.

JOHN W. MCDANEL LAW I

2014CV1625

107 REAR E, SECOND STREET, P.O. BOX 381, BERWICK, NO EXPIRATION

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 03/13/15

Account:

Name:

Company: **TIM CHAMBERLAIN - COLUM COUNTY SHERIFF**

Address: **PO BOX 380
BLOOMSBURG, PA 17815**

Ad ID: 1027945
Description: **Robert & Theresa Calarco**
Run Dates: **04/22/15 to 05/06/15**
Class: 2
Agate Lines: 189
Blind Box:

Total Ad Cost \$1,036.77
Amount Paid \$0.00

Publication	Start	Stop	Inserts	Cost
Press Enterprise	04/22/15	05/06/15	3	\$1,036.77

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2014CV1625

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 13, 2015
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 or 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 Sixth Street, said point being 297 feet east of Pine Street; THENCE along the southerly side of East Sixth Street in an easterly direction a distance of 49 1/2 feet; THENCE in a southerly direction on a line parallel with Pine Street, a distance of 90.75 feet; THENCE in a westerly direction on a line parallel with Sixth Street, a distance of 49 1/2 feet; THENCE in a northerly direction on a line parallel with Pine Street, a distance of 90.75 feet to Sixth Street, the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Robert M. Calarco and Theresa A. Calarco, his wife, by Deed from Edward J. Burnett and Tracy D. Burnett, his wife, dated 07/05/1994, recorded 07/07/1994 in Book 573, Page 420.

Tax Parcel: 04A-05-047-00,000

Premises Being: 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

PROPERTY ADDRESS: 224 EAST 6TH STREET, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 04A-05-047-00,000

Seized and taken into execution to be sold as the property of ROBERT CALARCO, THERESA CALARCO in suit of WILMINGTON TRUST NATIONAL ASSOCIATION.

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

**TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania**

Attorney for the Plaintiff:
PHELAN & HALLINAN LLP
PHILADELPHIA, PA 215-663-7000

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al.)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 33

Warrant:

Notes: PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Columbia County Tax Office

Primary Address: PO Box 380
Bloomsburg, PA 17815

Phone: 570-389-5649

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge: DENISE SIEGEL

Relation: TAX CLERK

Date: 3/13/15

Time: 1505

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.

COLUMBIA COUNTY TAX C

2014CV1625

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

WILMINGTON TRUST NATIONAL ASSOCIATION
vs.
ROBERT CALARCO (et al)

Case Number
2014CV1625

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 23

Warrant:

Notes: 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: Amy CLAM

Relation: Conference Officer

Date: 3/13/15

Time: 1508

Deputy: S

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

2014CV1625

11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P NO EXPIRATION

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2014CV1625

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 13, 2015
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 or 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 Sixth Street, said point being 297 feet east of Pine Street; THENCE along the southerly side of East Sixth Street in an easterly direction a distance of 49 1/2 feet; THENCE in a southerly direction on a line parallel with Pine Street, a distance of 90.75 feet; THENCE in a westerly direction on a line parallel with Sixth Street, a distance of 49 1/2 feet; THENCE in a northerly direction on a line parallel with Pine Street, a distance of 90.75 feet to Sixth Street, the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Robert M. Calarco and Theresa A. Calarco, his wife, by Deed from Edward J. Burnett and Tracy D. Burnett, his wife, dated 07/05/1994, recorded 07/07/1994 in Book 573, Page 420.

Tax Parcel: 04A-05-047-00,000

Premises Being: 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

PROPERTY ADDRESS: 224 EAST 6TH STREET, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 04A-05-047-00,000

Seized and taken into execution to be sold as the property of ROBERT CALARCO, THERESA CALARCO in suit of WILMINGTON TRUST NATIONAL ASSOCIATION.

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

Attorney for the Plaintiff:
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

Wilmington Trust, National Association, as Successor Trustee to
Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities
Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

vs.

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco
Commonwealth of Pennsylvania:

County of Columbia

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2014-CV-1625

2015-ED-23
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: 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104
(See Legal Description attached)


Amount Due

\$80,141.67

Interest from 03/06/2015 to Date of Sale

\$_____ and costs.

@ \$13.17 per diem


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

Dated 03-13-15
(SEAL)

PH # 957457

Proth & Clerk of Sev. Courts
My Com. Ex. 1st Monday in 2016

REAL ESTATE OUTLINE

ED # 2015 8022

DATE RECEIVED 3/13/15
DOCKET AND INDEX 2014 CV 1925

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>X</u>	
COPY OF DESCRIPTION	<u>/</u>	
WHEREABOUTS OF LKA	<u>X</u>	
NON-MILITARY AFFIDAVIT	<u>X</u>	
NOTICES OF SHERIFF SALE	<u>X</u>	
WAIVER OF WATCHMAN	<u>X</u>	
AFFIDAVIT OF LIENS LIST	<u>X</u>	
CHECK FOR \$1,350.00 OR	<u>X</u>	CK# <u>001495491</u>

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

SALE DATE 5-13-15 TIME 9:00
POSTING DATE _____
ADV. DATES FOR NEWSPAPER 1ST WEEK _____
2ND WEEK _____
3RD WEEK _____

Wilmington Trust, National Association, as Successor	:	COURT OF COMMON PLEAS
Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset	:	
Backed Securities Trust 2007-SD2, Asset Backed	:	CIVIL DIVISION
Certificates Series 2007-SD2	:	
Plaintiff	:	NO.: <u>2014-CV-1625</u>
	:	
v.	:	2015-ED-23
	:	COLUMBIA COUNTY
Robert M. Calarco a/k/a Robert Calarco		
Theresa A. Calarco		
Defendant(s)		

AFFIDAVIT PURSUANT TO RULE 3129.1

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2, 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 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104.

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

Name	Address (if address cannot be reasonably ascertained, please so indicate)
Robert M. Calarco a/k/a Robert Calarco	1100 Fowler Avenue, Berwick, PA 18603-2300
Theresa A. Calarco	224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

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

Name	Address (if address cannot be reasonably ascertained, please so indicate)
Robert M. Calarco a/k/a Robert Calarco	1100 Fowler Avenue Berwick, PA 18603-2300
Theresa A. Calarco	224 East 6th Street, a/k/a 224 East Sixth Street Berwick, PA 18603-3104

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) _____
- PA Department of Revenue Bureau
Compliance Lien Section** **P.O. Box 280948
Harrisburg, PA 17128-0948**
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** **224 East 6th Street
a/k/a 224 East Sixth Street
Berwick, PA 18603-3104**
- Robert Calarco C/O John McDanel Esq.** **107 Rear East 2nd Street
Berwick, PA 18603**
- Theresa A. Calarco C/O Anthony J. McDonald Esq.** **106 North Market Street
Berwick, PA 18603-4820**
- 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: 3/12/15

By: Meredith Wooters
Phelan Hallinan Diamond & Jones, LLP
 Meredith Wooters, Esq., Id. No. 307207
 Attorney for Plaintiff
 PHELAN HALLINAN DIAMOND & JONES, LLP
 1617 JFK Boulevard, Suite 1400
 One Penn Center Plaza, Philadelphia, PA 19103
 215-563-7000

Wilmington Trust, National Association, as Successor Trustee to : COURT OF COMMON PLEAS
Citibank, N.A. as Trustee for Bear Stearns Asset Backed :
Securities Trust 2007-SD2, Asset Backed Certificates Series 2007- : CIVIL DIVISION
SD2 :

Plaintiff : NO.: 2014-CV-1625
: 2015-ED-23
: COLUMBIA County
:

vs.

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

Defendant(s)

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Robert M. Calarco a/k/a Robert Calarco
1100 Fowler Avenue
Berwick, PA 18603-2300

Theresa A. Calarco
224 East 6th Street, a/k/a 224 East Sixth Street
Berwick, PA 18603-3104

****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 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104 is scheduled to be sold at the Sheriff's Sale on May 13 2015 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 \$80,141.67 obtained by Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2 (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.

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 215-563-7000.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call 215-563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the sheriff and will be made available for inspection in his office. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the filing of the proposed schedule.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

**North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815**

Telephone (570) 784-8760

SHORT DESCRIPTION

By virtue of a Writ of Execution No. **2014-CV-1625**

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

v.

**Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco**

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

224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104
Parcel No. 04A-05-047-00,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$80,141.67**

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN piece or 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 Sixth Street, said point being 297 feet east of Pine Street;

THENCE along the southerly side of East Sixth Street in an easterly direction a distance of 49 1/2 feet;

THENCE in a southerly direction on a line parallel with Pine Street, a distance of 90.75 feet;

THENCE in a westerly direction on a line parallel with Sixth Street, a distance of 49 1/2 feet;

THENCE in a northerly direction on a line parallel with Pine Street, a distance of 90.75 feet to Sixth Street, the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Robert M. Calarco and Theresa A. Calarco, his wife, by Deed from Edward J. Burnett and Tracy D. Burnett, his wife, dated 07/05/1994, recorded 07/07/1994 in Book 573, Page 420.

Tax Parcel: 04A-05-047-00,000

Premises Being: 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

PHELAN HALLINAN DIAMOND & JONES, LLP
Meredith Wooters, Esq., Id. No.307207
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Meredith.Wooters@phelanhallinan.com
215-563-7000

Attorneys for Plaintiff

**Wilmington Trust, National Association, as Successor Trustee to
Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities
Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2**
Plaintiff

: **COURT OF COMMON PLEAS**

:

: **CIVIL DIVISION**

:

: **NO.: 2014-CV-1625**

:

: **2015-ED-23**

:

: **COLUMBIA County**

:

v.

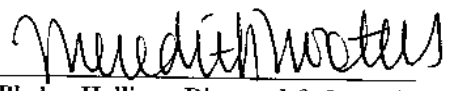
**Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco**
Defendant(s)

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
Meredith Wooters, Esq., Id. No.307207
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Meredith Wooters, Esq., Id. No.307207
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Meredith.Wooters@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

Wilmington Trust, National Association, as Successor Trustee to
Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities
Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

: COLUMBIA County
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2014-CV-1625
:
: 2015-ED-23

vs.

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

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 Robert M. Calarco a/k/a Robert Calarco is over 18 years of age and resides at 1100 Fowler Avenue, Berwick, PA 18603-2300, 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104, and 125 East 5th Street, Berwick, PA 18603.

(c) that defendant Theresa A. Calarco is over 18 years of age and resides at 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104 and 125 East 5th Street, Berwick, PA 18603.

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
Meredith Wooters, Esq., Id. No.307207
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP
Meredith Wooters, Esq., Id. No.307207
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Meredith.Wooters@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

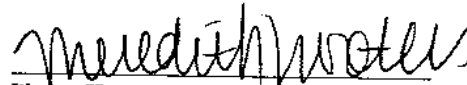
Wilmington Trust, National Association, as Successor Trustee to : COLUMBIA County
Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities :
Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2 : COURT OF COMMON PLEAS
vs. :
: CIVIL DIVISION
: NO.: 2014-CV-1625
Robert M. Calarco a/k/a Robert Calarco :
Theresa A. Calarco : 2015-ED-23

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 Robert M. Calarco a/k/a Robert Calarco is over 18 years of age and resides at 1100 Fowler Avenue, Berwick, PA 18603-2300, 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104, and 125 East 5th Street, Berwick, PA 18603.
- (c) that defendant Theresa A. Calarco is over 18 years of age and resides at 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104 and 125 East 5th Street, Berwick, PA 18603.

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
Meredith Wooters, Esq., Id. No.307207
Attorney for Plaintiff

Wilmington Trust, National Association, as Successor	:	COURT OF COMMON PLEAS
Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset	:	
Backed Securities Trust 2007-SD2, Asset Backed	:	CIVIL DIVISION
Certificates Series 2007-SD2	:	
Plaintiff	:	NO.: <u>2014-CV-1625</u>
	:	
v.	:	2015-ED-23
	:	
Robert M. Calarco a/k/a Robert Calarco	:	COLUMBIA COUNTY
Theresa A. Calarco	:	
Defendant(s)	:	

AFFIDAVIT PURSUANT TO RULE 3129.1

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2, 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 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104.

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

Name	Address (if address cannot be reasonably ascertained, please so indicate)
Robert M. Calarco a/k/a Robert Calarco	1100 Fowler Avenue, Berwick, PA 18603-2300
Theresa A. Calarco	224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

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

Name	Address (if address cannot be reasonably ascertained, please so indicate)
Robert M. Calarco a/k/a Robert Calarco	1100 Fowler Avenue Berwick, PA 18603-2300
Theresa A. Calarco	224 East 6th Street, a/k/a 224 East Sixth Street Berwick, PA 18603-3104

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)

**PA Department of Revenue Bureau
Compliance Lien Section**

**P.O. Box 280948
Harrisburg, PA 17128-0948**

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

**224 East 6th Street
a/k/a 224 East Sixth Street
Berwick, PA 18603-3104**

Robert Calarco C/O John McDaniel Esq.

**107 Rear East 2nd Street
Berwick, PA 18603**

Theresa A. Calarco C/O Anthony J. McDonald Esq.

**106 North Market Street
Berwick, PA 18603-4820**

**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: 3/12/15

By: Meredith Wooters

Phelan Hallinan Diamond & Jones, LLP
Meredith Wooters, Esq., Id. No.307207
Attorney for Plaintiff
PHELAN HALLINAN DIAMOND & JONES, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza, Philadelphia, PA 19103
215-563-7000

Wilmington Trust, National Association, as Successor Trustee to : COURT OF COMMON PLEAS
Citibank, N.A. as Trustee for Bear Stearns Asset Backed :
Securities Trust 2007-SD2, Asset Backed Certificates Series 2007- : CIVIL DIVISION
SD2 :
: NO.: 2014-CV-1625

Plaintiff : 2015-ED-23
:
: COLUMBIA County
:

vs.

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

Defendant(s)

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Robert M. Calarco a/k/a Robert Calarco
1100 Fowler Avenue
Berwick, PA 18603-2300

Theresa A. Calarco
224 East 6th Street, a/k/a 224 East Sixth Street
Berwick, PA 18603-3104

****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 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104 is scheduled to be sold at the Sheriff's Sale on May 13 2015 at 9:00 A.M. in the Office of The Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815 to enforce the court judgment of \$80,141.67 obtained by Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2 (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.

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 215-563-7000.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call 215-563-7000.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the sheriff and will be made available for inspection in his office. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the filing of the proposed schedule.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

**North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815**

Telephone (570) 784-8760

SHORT DESCRIPTION

By virtue of a Writ of Execution No. **2014-CV-1625**

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

v.

**Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco**

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

224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104
Parcel No. 04A-05-047-00,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$80,141.67**

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN piece or 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 Sixth Street, said point being 297 feet east of Pine Street;

THENCE along the southerly side of East Sixth Street in an easterly direction a distance of 49 1/2 feet;

THENCE in a southerly direction on a line parallel with Pine Street, a distance of 90.75 feet;

THENCE in a westerly direction on a line parallel with Sixth Street, a distance of 49 1/2 feet;

THENCE in a northerly direction on a line parallel with Pine Street, a distance of 90.75 feet to Sixth Street, the place of beginning.

TITLE TO SAID PREMISES IS VESTED IN Robert M. Calarco and Theresa A. Calarco, his wife, by Deed from Edward J. Burnett and Tracy D. Burnett, his wife, dated 07/05/1994, recorded 07/07/1994 in Book 573, Page 420.

Tax Parcel: 04A-05-047-00,000

Premises Being: 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

LEGAL DESCRIPTION

ALL THAT CERTAIN piece or 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 Sixth Street, said point being 297 feet east of Pine Street;

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THENCE in a westerly direction on a line parallel with Sixth Street, a distance of 49 1/2 feet;

THENCE in a northerly direction on a line parallel with Pine Street, a distance of 90.75 feet to Sixth Street, the place of beginning.

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Tax Parcel: 04A-05-047-00,000

Premises Being: 224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

SHORT DESCRIPTION

By virtue of a Writ of Execution No. **2014-CV-1625**

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

v.

**Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco**

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

224 East 6th Street, a/k/a 224 East Sixth Street, Berwick, PA 18603-3104

Parcel No. 04A-05-047-00,000

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$80,141.67**

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S RETURN

Wilmington Trust, National Association, as Successor Trustee to
Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities
Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

Plaintiff

vs.

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No.: 2014-CV-1625

2015-ED-23

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

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

No.: 2014-CV-1625

2015-ED-23

Defendant

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

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.

ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)
224 East 6th Street

a/k/a 224 East Sixth Street

Berwick, PA 18603-3104

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

PLEASE POST THE PREMISES WITH THE SHERIFF'S HANDBILL 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
Meredith Moore
ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400
Philadelphia, PA 19103-1814

Telephone Number

(215)563-7000

Date

3/12/15

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

Plaintiff

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

No.: 2014-CV-1625

2015-ED-23

Defendant

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

Type or Writ of Complaint
EXECUTION/NOTICE OF SALE

SERVE



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

ROBERT M. CALARCO A/K/A ROBERT CALARCO

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

224 East 6th Street

a/k/a 224 East Sixth Street

Berwick, PA 18603-3104

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 ☒ 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

3/12/15

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

Plaintiff

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

No.: 2014-CV-1625

2015-ED-23

Defendant

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

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.

ROBERT M. CALARCO A/K/A ROBERT CALARCO

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

224 East 6th Street

a/k/a 224 East Sixth Street

Berwick, PA 18603-3104

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

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

Telephone Number

(215)563-7000

Date

3/12/15

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

Plaintiff

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

No.: 2014-CV-1625

2015-ED-23

Defendant

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

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.

ROBERT M. CALARCO A/K/A ROBERT CALARCO

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

224 East 6th Street

a/k/a 224 East Sixth Street

Berwick, PA 18603-3104

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

Telephone Number

Date

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

(215)563-7000

3/12/15

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

Plaintiff

Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

No.: 2014-CV-1625

2015-ED-23

Defendant

Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

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.

THERESA A. CALARCO

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

224 East 6th Street

a/k/a 224 East Sixth Street

Berwick, PA 18603-3104

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

Meredith Wooten

Defendant

Telephone Number

Date

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

(215)563-7000

3/12/15

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

Plaintiff
Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for Bear Stearns Asset Backed Securities Trust 2007-SD2, Asset Backed Certificates Series 2007-SD2

No.: 2014-CV-1625

2015-ED-23

Defendant
Robert M. Calarco a/k/a Robert Calarco
Theresa A. Calarco

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.

THERESA A. CALARCO

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

224 East 6th Street

a/k/a 224 East Sixth Street

Berwick, PA 18603-3104

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

Meredith Miller

____ Defendant

Telephone Number

Date

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

(215)563-7000

3/12/15

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

Document Receipt

Trans #	4879	Carrier / service:	USPS Server	First-Class Mail®	3/13/2015 12:00:00 AM
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Ship to:

U.S. JUSTICE U.S. ATTORNEY FOR THE MIDDLE DISTRICT

228 WALNUT STREET

SUITE 220 P.O. BOX 11754

HARRISBURG PA 17108

Tracking # 71901140006000048825

Doc Ref # 2015ED23

Postage 5.3400

Document Receipt

Trans #	4878	Carrier / service:	USPS Server	First-Class Mail®	3/13/2015 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP	INTERNAL REVENUE
	SERVICE
600 ARCH STREET ROOM 3259	Tracking #: 71901140006000048818
	Doc Ref #: 2015ED23
	Postage 5.3400
PHILADELPHIA PA 19106	

Document Receipt

Trans #	4877	Carrier / service:	USPS Server	First-Class Mail®	3/13/2015 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION900 MARKET STREET 5TH FLOOR
ROBERT N.C. NIX FEDERAL BUILDING

Tracking #: 71901140006000048801

Doc Ref #: 2015ED23

Postage 5.3400

PHILADELPHIA PA 19107

23

Document Receipt

Trans #	4876	Carrier / service:	USPS Server	First-Class Mail®	3/13/2015 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000048795

Doc Ref #: 2015ED23

Postage 5.3400

HARRISBURG PA 17105

Document Receipt

Trans #	4875	Carrier / service	USPS Server	First-Class Mail®	3/13/2015 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000048788

Doc Ref #: 2015ED23

Postage 5 3400

HARRISBURG PA 17128

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

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

TD Bank, NA
3-180/360

001495491

DATE
2/9/2015

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

TAN [957457] 224 EAST 6TH STREET (2014-CV-1625)


AUTHORIZED SIGNATURE

THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OF FIRE OR HEAT WILL DESTROY THIS DOCUMENT.

⑈001495491⑈ ⑆036001808⑆ 361508666⑈