

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



BRANCH BANKING & TRUST COMPANY
vs.
JEFFREY MURPHY

Case Number
2017CV685

PROPERTY ADDRESS
300 NORTH 2ND STREET, CATAWISSA, PA 17820

REAL ESTATE SALE REQUEST LEDGER

<i>DATE</i>	<i>CATEGORY</i>	<i>MEMO</i>	<i>CHK #</i>	<i>DEBIT</i>	<i>CREDIT</i>
08/10/2017	Advance Fee	Advance Fee	001680687	\$0.00	\$1,350.00
08/10/2017	Advertising Sale (Newspaper)			\$15.00	\$0.00
08/10/2017	Advertising Sale Bills & Copies			\$17.50	\$0.00
08/10/2017	Crying Sale			\$10.00	\$0.00
08/10/2017	Docketing			\$15.00	\$0.00
08/10/2017	Levy			\$15.00	\$0.00
08/10/2017	Mailing Costs			\$66.00	\$0.00
08/10/2017	Posting Handbill			\$15.00	\$0.00
08/10/2017	Press Enterprise Inc.			\$1,020.48	\$0.00
08/10/2017	Sheriff Automation Fund			\$50.00	\$0.00
08/10/2017	Web Posting			\$100.00	\$0.00
10/26/2017	Service			\$225.00	\$0.00
10/26/2017	Service Mileage			\$16.00	\$0.00
10/26/2017	Copies			\$7.50	\$0.00
10/26/2017	Notary Fee			\$10.00	\$0.00
10/26/2017	Tax Claim Search			\$5.00	\$0.00
10/26/2017	Surcharge			\$160.00	\$0.00
				\$1,747.48	\$1,350.00
TOTAL BALANCE:				\$(397.48)	

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

Representing Lenders in
Pennsylvania

Foreclosure Manager

October 26, 2017

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: BRANCH BANKING & TRUST COMPANY v.
JEFFREY M. MURPHY
300 NORTH 2ND STREET CATAWISSA, PA 17820-1214
No.: 2017-CV-685

Dear Sir/Madam:

Please **STAY** the Sheriff's Sale of the above referenced property, which is scheduled for November 1, 2017 due to the following: The defendant(s) brought the underlying mortgage loan current and the Plaintiff is discontinuing the foreclosure action.

\$9,032.31 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 WIRT for
Phelan Hallinan Diamond & Jones, LLP

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

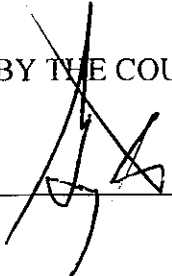
BRANCH BANKING & TRUST COMPANY	:	Court of Common Pleas
Plaintiff	:	
	:	Civil Division
vs.	:	
	:	COLUMBIA County
JEFFREY M. MURPHY	:	
Defendant	:	No.: 2017-CV-685
	:	No.: 2017-ED-103

ORDER

AND NOW, this 26 day of October, 2017 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	\$39,726.25
Interest Through November 1, 2017	\$1,456.62
Legal fees	\$3,670.00
Cost of Suit and Title	\$711.78
Sheriff's Sale Costs	\$1,350.00
Property Inspections	\$160.00
Escrow Deficit	\$1,552.12
	<hr/>
TOTAL	\$48,626.77

Plus interest at six percent per annum.

BY THE COURT


 J.

FILED
 PROTHONOTARY
 2017 OCT 27 A 10:54
 COURT OF COMMON PLEAS
 COLUMBIA COUNTY, PA

TX Result Report

P 1
10/26/2017 14:32
Serial No. A6VF011029028
TC:00002512

Addressee	Start Time	Time	Prints	Result	Note
912155670072	10-26 14:31	00:00:41	002/002	OK	ORG

Result OK : Communication OK S-OK : Stop Communication Busy : Busy No Ans : No Answer TEL : RX from TEL Refuse : Receipt Refused
 Cont : Continue LOVR : Receiving Length Over SOVR : Exceed Broadcast No. M-Full : Memory Full
 NG : Other Error IL-PJL : PJL Error MDN-ER : MDN Resp. Error DSN-ER : DSN Resp. Error LGN-ER : Login Error

Note TMR : Timer TX PC : PC-Fax POL : Polling Call : Manual TX
 FWD : Forward Fcode : F-Code BUL : Bulletin I-FAX : Internet Fax ORG : Original Size

COLUMBIA COUNTY SHERIFF'S OFFICE
 PO BOX 380
 PH 570-389-5622 | FAX 570-389-5625
 www.sheriffofcolumbiacounty.com

fax

TO: Patrick Wirt FROM: Sheriff Timothy Chamberlain
 FAX: PAGES: 2
 PHONE: DATE:
 RE: Murphy CC:

Urgent For Review Please Comment Please Reply Please Recycle

I received your stay, attached is a cost sheet showing a balance due of \$397.48.

COLUMBIA COUNTY SHERIFF'S OFFICE
PO BOX 380
PH 570-389-5622 | FAX 570-389-5625
www.sheriffofcolumbiacounty.com

fax

TO: Patrick Wirt FROM: Sheriff Timothy Chamberlain

FAX: PAGES: 2

PHONE: DATE:

RE: Murphy CC:

Urgent For Review Please Comment Please Reply Please Recycle

I received your stay, attached is a cost sheet showing a balance due of \$397.48.

SHERIFF'S SALE COST SHEET

VS. _____

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

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>225.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>66.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>16.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	\$ <u>71.50</u>	412.00
NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>477.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>1020.48</u>	
SOLICITOR'S SERVICES	\$100.00	
TOTAL *****		\$ <u>1270.48</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ _____	
TOTAL *****		\$ <u>-0-</u>

REAL ESTATE TAXES:

BORO, TWP & COUNTY 20	\$ _____	
SCHOOL DIST. 20	\$ _____	
DELINQUENT 20	\$ <u>5.00</u>	
TOTAL *****		\$ <u>5.00</u>

MUNICIPAL FEES DUE:

SEWER 20	\$ _____	
WATER 20	\$ _____	
TOTAL *****		\$ <u>-0-</u>

SURCHARGE FEE (DSTE)		\$ <u>160.00</u>
MISC. _____	\$ _____	
_____	\$ _____	
TOTAL *****		\$ <u>-0-</u>

1847.48

TOTAL COSTS (OPENING BID) \$ 1932.48

Catawissa Borough

307 Main Street

Catawissa, PA 17820

Phone: (570) 356-2561

Fax: (570) 356-2794

FAX

To: Columbia County Sheriff's Office

From: Catawissa Borough

Fax: 570-389-5625

Pages: 4 including cover sheet

Phone: 570-389-5622

Date 10/24/17

Re: Sheriff Sale NO: 2017-CV-685

cc:

Confidential

Phone: (570) 356-2561

CATAWISSA BOROUGH
307 MAIN STREET
CATAWISSA, PA 17820
Email: cataboro@catawissaboro.com

Fax: (570)356-2794

October 24, 2017

Sheriff of Columbia County
Attn: Sheriff Timothy T. Chamberlain
35 West Main Street
Bloomsburg, PA 17815

Dear Sheriff Chamberlain,

Below is the amounts owed to the Catawissa Borough electric and sewer for:

NO: 2017-CV-685

Jeffery M. Murphy
300 North 2nd St.
Catawissa, PA 17820

Amount owed: \$283.84

Thank you for your time and consideration.

Sincerely,



Connie M. Cole
Borough Secretary

KEEP THIS SLIP FOR YOUR FILE
CATAWISSA BOROUGH
 307 MAIN ST.
 GATWISSA, PENNSYLVANIA 17820
 ADDRESS SERVICE REQUESTED

ACCOUNT NO. BILLING PERIOD DUE DATE
 000385-03 01/17/2016 -- 02/03/2016 02/22/2016
 SERVICE TO:
 300 N 2ND ST

NEW	5967
OLD	5797
USED	170

OUTSTANDING BALANCE Electric Sewer
 COST -12.31
 PA TAX 50.44 40.00
 PPAC 1.24

NET AMOUNT 39.37 40.00
 [PPAC Adjust Rate 0.007312]
 AFTER 02/22/2016
 PENALTY 5.91 6.00
 GROSS AMOUNT 45.28 46.00

PAYMENTS MADE AFTER 02/03/2016
 ARE NOT REFLECTED ON THIS BILL

PREPARED BY
 WEST CLASSICAL
 UTILITIES
 PERMIT NO. 22
 BLOOMSBURG PA

PAY BILLS AT FCBT
 Final Bill

ACCOUNT NO. BILLING PERIOD
 000385-03 01/17/2016 02/03/2016

NET AMOUNT	Electric	Sewer
39.37		40.00
GROSS AMOUNT	45.28	46.00
PAY GROSS AMOUNT AFTER 02/22/2016		

SERVICE TO: 300 N 2ND ST
 METER #: 207-0

JESSICA BRITAIN
 2302 SNYDERTOWN ROAD
 DANVILLE, PA 17821

RETURN THIS PORTION WITH PAYMENT

Tenant

Statement

Catawissa Borough
307 Main Street
Catawissa PA 17820-

Phone Number: (570)-356-2561

STATEMENT DATE: 10/24/2017

ACCOUNT NUMBER: 000365-00

CUSTOMER:
JEFFREY MURPHY
300 N 2ND ST
CATAWISSA PA 17820-

SERVICE ADDRESS:
300 N 2ND ST

PREVIOUS BALANCE	\$131.61
CURRENT CHARGES	\$0.00

TOTAL AMOUNT DUE IF PAID BY 10/20/2017 \$131.61

*+ \$106.95 for current billing
going to be printed on 10/27/17*

RETURN THIS PORTION WITH YOUR PAYMENT

Catawissa Borough
307 Main Street
Catawissa PA 17820-

ACCOUNT NO: 000365-00

CUSTOMER: JEFFREY MURPHY
300 N 2ND ST
CATAWISSA

PA 17820-

AMOUNT REMITTED: _____

Attention: Sheriff's Office

Branch Banking & Trust Company

: COURT OF COMMON PLEAS

Plaintiff : CIVIL DIVISION

vs.

: NO.: 2017-CV-685

Jeffrey M. Murphy

: 2017-ED-103

Defendant(s) : COLUMBIA County

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Jeffrey M. Murphy
300 NORTH 2ND STREET
CATAWISSA, PA 17820-1214

10/16/17 County Boro & School Taxes Paid for 2017
Rachel Clark T/C

****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 300 North 2nd Street, Catawissa, PA 17820-1214 is scheduled to be sold at the Sheriff's Sale on NOV. 1st 2017 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 \$40,068.73 obtained by Branch Banking & Trust Company (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.

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

CHRISTINE SCHOFFLER
Legal Assistant, 1286

Representing Lenders in
Pennsylvania

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

No.: 2017-CV-685
No.: 2017-ED-103

Re: **BRANCH BANKING & TRUST COMPANY VS. JEFFREY M. MURPHY**
No.: 2017-CV-685, No.: 2017-ED-103

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 11/01/2017 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: CHRISTINE SCHOFFLER, Legal Assistant

cc: Sheriff of COLUMBIA County

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

BRANCH BANKING & TRUST COMPANY : COLUMBIA COUNTY
Plaintiff, :
 :
 : COURT OF COMMON PLEAS
v. :
 :
 : CIVIL DIVISION
JEFFREY M. MURPHY :
Defendant(s) :
 :
 : No.: 2017-CV-685
 : No.: 2017-ED-103

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".

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

Date: SEP 19 2017

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.

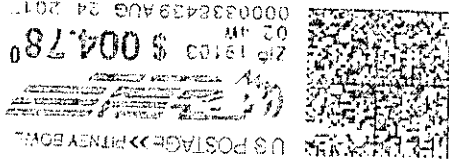
Name and Address Of Sender

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



AZK/RMS - 11/01/2017 SALE

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	****	TENANT/OCCUPANT 300 NORTH 2ND STREET CATAWISSA, PA 17820-1214	\$0.47	
2	****	COMMONWEALTH OF PENNSYLVANIA BUREAU OF INDIVIDUAL TAXES INHERITANCE TAX DIVISION 6TH FLOOR, STRAWBERRY SQ. DEPT 280601 HARRISBURG, PA 17128	\$0.47	
3	****	DEPARTMENT OF PUBLIC WELFARE, TPL CASUALTY UNIT, ESTATE RECOVERY PROGRAM P.O. BOX 8486 WILLOW OAK BUILDING HARRISBURG, PA 17105	\$0.47	
4	****	DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. BOX 380 BLOOMSBURG, PA 17815	\$0.47	
5	****	COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675 HARRISBURG, PA 17105	\$0.47	
6	****	INTERNAL REVENUE SERVICE ADVISORY 1000 LIBERTY AVENUE ROOM 704 PITTSBURGH, PA 15222	\$0.47	
7	****	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: JEFFREY M. MURPHY (COLUMBIA) PH # 1004973/1021			\$3.29	



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 B900 S913 and S921 for limitations of coverage.

Form 3877 Facsimile

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



BRANCH BANKING & TRUST COMPANY
vs.
JEFFREY MURPHY

Case Number
2017CV685

SHERIFF'S RETURN OF SERVICE

09/18/2017 05:17 PM - DEPUTY MICHAEL BEYER, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 300 NORTH 2ND STREET, CATAWISSA, PA 17820.

Michael Beyer
MICHAEL BEYER, DEPUTY

SO ANSWERS,

Timothy T. Chamberlain
TIMOTHY T. CHAMBERLAIN, SHERIFF

September 19, 2017

NOTARY

Affirmed and subscribed to before me this
19TH day of SEPTEMBER, 2017

Barbara N Silveira

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



BRANCH BANKING & TRUST COMPANY
vs.
MURPHY, JEFFREY

Case Number
2017CV685

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill	Expires:	Zone:	Warrant:
Manner: < Not Specified >			
Notes: SALE DATE & TIME: 11/01/2017 AT 9:00 AM SHERIFF'S SALE BILL			

Post

Serve To:

Name: (POSTING)
Primary Address: 300 NORTH 2ND STREET
 CATAWISSA, PA 17820
Phone: _____ **DOB:** _____
Alternate Address: _____
Phone: _____

Final Service:

Served: Personally · Adult In Charge · Posted · Other
Adult In Charge: _____
Relation: _____
Date: 9/18/17 **Time:** 1717
Deputy: 5 **Mileage:** _____

Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP **Phone:** 215-563-7000

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

(POSTING)

2017CV685

300 NORTH 2ND STREET, CATAWISSA, PA 17820

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



BRANCH BANKING & TRUST COMPANY
vs.
MURPHY, JEFFREY

Case Number
2017CV685

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice **Zone:** 103
Manner: < Not Specified > **Expires:** **Warrant:**

Notes: SALE DATE & TIME: 11/01/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

(NO WARRANT AS OF 8/15/17 AM) LATE AT NIGHT (DARK BLUE BMW)

Serve To:

Name: JEFFREY MURPHY
Primary Address: 300 NORTH 2ND STREET
CATWISSA, PA 17820
Phone: **DOB:**
Alternate Address:
Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other
Adult In Charge: JEFFREY MURPHY
Relation: DEF
Date: 9/11/17 **Time:** 2021
Deputy: 435 **Mileage:**

Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP **Phone:** 215-563-7000

Service Attempts:

Date:	8/11/17	8/14/17	8/16/17	8/17/17	8/22/17	9/29/17
Time:	1225	1315	1155	1057	1119	0853
Mileage:						
Deputy:	4	4	4311	4	4	4

Service Attempt Notes:

1. No one home. L/C
2. No one home. (CHECKED W/ CATWISSA, CHECK WARRANTS, LAID REAR WARRANTS ^{CITEK} ENTRY TO HOME. DESKLET THINK HE WORKS ANYWHERE)
- 3.
4. L/C
5. L/C
6. COULD STILL BE BODY. NO ANSWER
L/C

MURPHY, JEFFREY

2017CV685

300 NORTH 2ND STREET, CATWISSA, PA 17820

NO EXPIRATION

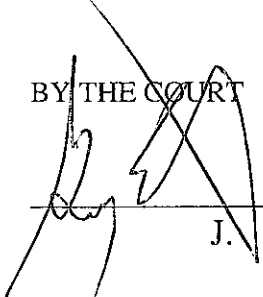
**IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA**

BRANCH BANKING & TRUST COMPANY	:	Court of Common Pleas
Plaintiff	:	
	:	Civil Division
vs.	:	
	:	COLUMBIA County
JEFFREY M. MURPHY	:	
Defendant	:	No.: 2017-CV-685
	:	No.: 2017-ED-103

AND NOW, this 29th day of August, 2017 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	\$39,726.25
Interest Through August 16, 2017	\$1,124.66
Legal fees	\$3,095.00
Cost of Suit and Title	\$707.00
Sheriff's Sale Costs	\$1,350.00
Property Inspections	\$140.00
Escrow Deficit	\$361.12
TOTAL	\$46,504.03

Plus interest at six percent per annum.

BY THE COURT


 J.

PROTHONOTARY
 COURT OF COMMON PLEAS
 COLUMBIA COUNTY, PENNSYLVANIA
 AUG 29 2017 1:08 PM

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

REAL ESTATE TAX CERTIFICATION
Fee: \$5.00

Cert. NO: 28277

Date: 08/24/2017

MURPHY JEFFREY M
300 NORTH SECOND STREET
CATAWISSA PA 17820

District: CATAWISSA BORO
Deed: 20150 -9476
Location: 300 N SECOND ST
Parcel Id:08 -02 -089-00,000

Assessment: 17,764
Balances as of 08/24/2017

YEAR	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
------	----------	------------	---------	----------	------	---------

NO TAX CLAIM TAXES DUE

COLUMBIA COUNTY SHERIFF

By: _____

Per: _____