

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



**Plaintiff**  
FULTON BANK, N.A.

vs.

**Defendant**  
MARY BRINK  
STEVE BRINK

**Attorney for the Plaintiff:**

PHELAN HALLINAN DIAMOND & JONES LLP  
ONE PENN CENTER AT SUBURAN STATION  
SUITE 1400 1617 JFK BLVD  
PHILADELPHIA, PA 19103-1814

**Sheriff's Sale Date:** Wednesday, January 31, 2018

**Writ of Execution No. :** 2017CV750

**Advance Sheriff Costs:** \$1,350.00

**Location of the real estate:** 601 F JOHN STREET, MIFFLINVILLE, PA 18631

## Sheriff Costs

Advertising Sale (Newspaper)	\$15.00
Advertising Sale Bills & Copies	\$17.50
Crying Sale	\$10.00
Docketing	\$15.00
Levy	\$15.00
Mailing Costs	\$42.00
Posting Handbill	\$15.00
Poundage	\$323.73
Press Enterprise Inc.	\$1,150.80
Sheriff Automation Fund	\$50.00
Web Posting	\$100.00
Surcharge	\$170.00
Service	\$240.00
Service Mileage	\$16.00
Tax Claim Search	\$5.00
Copies	\$8.00
Notary Fee	\$15.00
<b>Total Sheriff Costs</b>	<b>\$2,208.03</b>

**Grand Total:** \$2,208.03

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

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

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

**Re: FULTON BANK, N.A. v. STEVEN L. BRINK et al.**  
**No.: 2017-CV-750**

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 01/31/2018 Sheriff Sale.\*\***

Very truly yours,

**Phelan Hallinan Diamond & Jones, LLP**  
By:  
Legal Assistant

CC: STEVEN L. BRINK and MARY ELLEN BRINK

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**

**FULTON BANK, N.A.**  
Plaintiff

v.

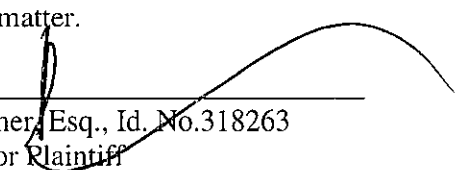
**STEVEN L. BRINK**  
**MARY ELLEN BRINK**  
Defendant(s)

:  
: **CIVIL DIVISION**  
:  
: **No.: 2017-CV-750**  
:  
:

**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: NOV 08 2017

  
\_\_\_\_\_  
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**

**FULTON BANK, N.A.**  
Plaintiff

v.

**STEVEN L. BRINK**  
**MARY ELLEN BRINK**  
Defendant(s)

:  
: **CIVIL DIVISION**  
:  
: **No.: 2017-CV-750**  
:  
:

**NOTICE OF THE DATE OF CONTINUED SHERIFF'S SALE**

The Sheriff's Sale scheduled for 11/01/2017 at 09:00 AM in the above-captioned matter has been continued until 01/31/2018 at 09:00 AM.

Date: NOV 08 2017

\_\_\_\_\_  
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**

**FULTON BANK, N.A.**  
Plaintiff

v.

**STEVEN L. BRINK**  
**MARY ELLEN BRINK**  
Defendant(s)

:  
: **CIVIL DIVISION**  
:  
: **No.: 2017-CV-750**  
:  
:

**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:

STEVEN L. BRINK  
424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET  
MIFFLINVILLE, PA 18631

STEVEN L. BRINK  
PO BOX 614  
MIFFLINVILLE, PA 18631-0614

MARY ELLEN BRINK  
424 EAST FIFTH STREET, A/K/A 601 F JOHNPO BOX 614  
STREET  
MIFFLINVILLE, PA 18631

Date: NOV 08 2017

MARY ELLEN BRINK  
MIFFLINVILLE, PA 18631-0614

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**

**FULTON BANK, N.A.**  
Plaintiff

v.

**STEVEN L. BRINK**  
**MARY ELLEN BRINK**  
Defendant(s)

:  
: **CIVIL DIVISION**  
:  
: **No.: 2017-CV-750**  
:  
:

**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: NOV 08 2017

  
\_\_\_\_\_  
Peter Wapner, Esq., Id. No.318263  
Attorney for Plaintiff

NOV 08 2017  
1469584764711

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
MARY BRINK (et al.)

Case Number  
2017CV750

## SHERIFF'S RETURN OF SERVICE

10/26/2017 06:19 PM - DEPUTY KRISTIE ROSPENDOWSKI, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: JASON KOWALSKI AT 601 EAST JOHN STREET, MIFFLINVILLE, PA 18631.

  
KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,

  
TIMOTHY T. CHAMBERLAIN, SHERIFF

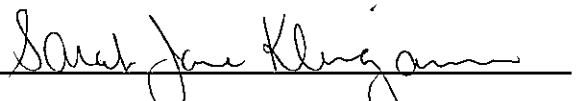
October 30, 2017

NOTARY

Affirmed and subscribed to before me this

30TH day of OCTOBER, 2017

COMMONWEALTH OF PENNSYLVANIA  
NOTARIAL SEAL  
SARAH JANE KLINGAMAN, NOTARY PUBLIC  
TOWN OF BLOOMSBURG, COLUMBIA COUNTY  
MY COMMISSION EXPIRES OCT. 4, 2020



HALLINAN DIAMOND & JONES LLP, ONE PENN CENTER AT SUBURBAN STATION, SUITE 1400 1617 JEX BLVD, PHILA

(cc) County Suite Sheriff, Teleosoft, Inc.



# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff



Earl D. Mordan, Jr.  
Chief Deputy

FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 106

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

### Serve To:

Name: JASON KOWALSKI

Primary Address: 601 EAST JOHN STREET  
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge: JASON KOWALSKI

Relation: SELF

Date: 10/26/17

Time: 1819

Deputy: 455

Mileage:

### Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP

Phone: 215-563-7000

### Service Attempts:

Date:	10/19/17					
Time:	1010					
Mileage:						
Deputy:	4					

### Service Attempt Notes:

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

KOWALSKI, JASON

2017CV750

601 EAST JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
MARY BRINK (et al.)

Case Number  
2017CV750

## SHERIFF'S RETURN OF SERVICE

10/26/2017 06:19 PM - DEPUTY KRISTIE ROSPENDOWSKI, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: SHAYLA NOWAKOSKI AT 601 E JOHN STREET, MIFFLINVILLE, PA 18631.

  
KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,



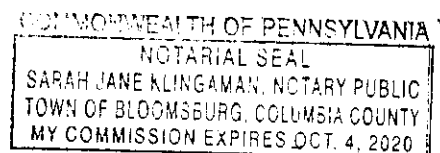
TIMOTHY T. CHAMBERLAIN, SHERIFF

October 30, 2017

NOTARY

Affirmed and subscribed to before me this

30TH day of OCTOBER, 2017



HALLINAN DIAMOND & JONES LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILA

(c) CountySuite Sheriff Teleosoft, Inc.

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff



Earl D. Mordan, Jr.  
Chief Deputy

FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 106

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

570-204-8921 Jason

### Serve To:

Name: SHAYLA NOWAKOSKI

Primary Address: 601 E JOHN STREET  
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge: SHAYLA NOWAKOSKI

Relation: SELF

Date: 10/26/17 Time: 1819

Deputy: 45.5 Mileage:

### Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP

Phone: 215-563-7000

### Service Attempts:

Date: 10/19/17

Time: 1010

Mileage:

Deputy: 4

### Service Attempt Notes:

1. L/C

2.

3.

4.

5.

6.

NOWAKOSKI, SHAYLA

2017CV750

601 E JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRATION

# TX Result Report

P 1  
10/30/2017 16:00  
Serial No. A6VF011029028  
TC:00002756

Addressee	Start Time	Time	Prints	Result	Note
912155670072	10-30 16:00	00:00:42	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 Ralston

FROM: Sheriff Timothy Chamberlain

FAX:

PAGES: 2

PHONE:

DATE: October 30, 2017

RE: Brink

CC:

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

I received your stay, attached is a cost sheet showing a balance due of \$2,208.03.

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

# fax

TO: Patrick Ralston FROM: Sheriff Timothy Chamberlain

---

FAX: PAGES: 2

---

PHONE: DATE: October 30, 2017

---

RE: Brink CC:

---

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

I received your stay, attached is a cost sheet showing a balance due of \$2,208.03.

**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 30, 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: FULTON BANK, N.A. v.  
STEVEN L. BRINK and MARY ELLEN BRINK  
424 EAST FIFTH STREET A/K/A 601 F JOHN STREET MITTLETONVILLE, PA  
18631  
No.: 2017-CV-750

Dear Sir/Madam:

Please STAY the Sheriff's Sale of the above referenced property, which is scheduled for January 31, 2018 due to the following: The defendant(s) brought the underlying mortgage loan current and the Plaintiff is discontinuing the foreclosure action.

\$16,186.41 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.

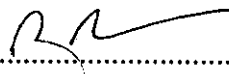
Please return the original Writ of Execution to the Prothonotary as soon as possible. **In addition, please forward a copy of the cost sheet pertaining to this sale to our office via facsimile to 215-567-0072 or regular mail at your earliest convenience.**

Thank you for your cooperation in this matter.

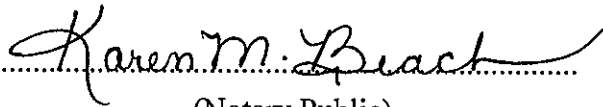
Very Truly Yours,  
PATRICK RALSTON for  
Phelan Hallinan Diamond & Jones, LLP

STATE OF PENNSYLVANIA  
COUNTY OF COLUMBIA } SS

Paula J. Ream being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since that day and on the attached notice October 11, 18, 25, 2017 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 26<sup>th</sup> day of October 2017.....

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

Representing Lenders in  
Pennsylvania

Foreclosure Manager

October 25, 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: FULTON BANK, N.A. v.  
STEVEN L. BRINK and MARY ELLEN BRINK  
424 EAST FIFTH STREET A/K/A 601 F JOHN STREET MIFFLINVILLE, PA  
18631  
No.: 2017-CV-750

Dear Sir/Madam:

Please Postpone the Sheriff Sale of the above referenced property, which is scheduled for November 1, 2017 due to the following: Additional Lienholder(s).

The Property is to be relisted for the January 31, 2018 Sheriff Sale.

Thank you for your cooperation in this matter.

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



# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
MARY BRINK (et al.)

Case Number  
2017CV750

## SHERIFF'S RETURN OF SERVICE

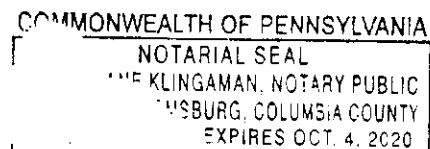
10/25/2017 08:55 AM - CHIEF DEPUTY EARL D. MORDAN, JR., BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE RAYMOND KESSLER ESQ, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR REMIT CORPORATION AT 36 WEST MAIN STREET, BLOOMSBURG, PA 17815.

  
EARL D. MORDAN, JR., CHIEF DEPUTY

SO ANSWERS,

  
TIMOTHY T. CHAMBERLAIN, SHERIFF

October 25, 2017



NOTARY

Affirmed and subscribed to before me this

25TH day of OCTOBER, 2017



HALLINAN DIAMOND & JONES LLP, ONE PENN CENTER AT SUBURBAN STATION, SUITE 1400 1617 JFK BLVD, PHILA

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 106

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

### Serve To:

Name: REMIT CORPORATION

Primary Address: 36 WEST MAIN STREET  
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address: Raymond Kessler Esq.

Phone:

### Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge: Raymond Kessler Esq.

Relation:

Date: 10/25/17

Time: 08:55

Deputy: #2

Mileage:

### Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP

Phone: 215-563-7000

### Service Attempts:

Date:	8/22/17	8/30/17	10.9.17			
Time:	0804	1115	1030			
Mileage:						
Deputy:	4	4	4			

### Service Attempt Notes:

1. NO ANSWER
2. NO ANSWER
- 3.
- 4.
- 5.
- 6.

REMIT CORPORATION

2017CV750

36 WEST MAIN STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy

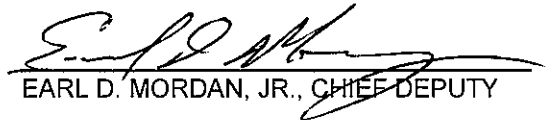


FULTON BANK, N.A.  
vs.  
MARY BRINK (et al.)

Case Number  
2017CV750

## SHERIFF'S RETURN OF SERVICE

10/25/2017 08:55 AM - SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE THE DEFENDANT, TO WIT: REMIT CORP AT THE COLUMBIA COUNTY SHERIFF'S OFFICE, P.O. BOX 380, BLOOMSBURG, PA 17815.

  
EARL D. MORDAN, JR., CHIEF DEPUTY

SO ANSWERS,

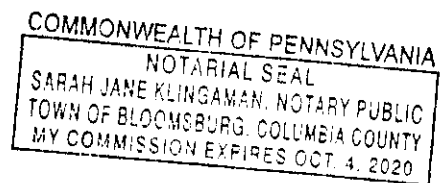
  
TIMOTHY T. CHAMBERLAIN, SHERIFF


October 25, 2017

NOTARY

Affirmed and subscribed to before me this

25TH day of OCTOBER, 2017





HALLINAN DIAMOND & JONES LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILA

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

<b>Category:</b>	Real Estate Sale - Sale Notice	<b>Zone:</b>	106
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	
<b>Notes:</b>	SALE DATE & TIME: 11/01/2017 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

### Serve To:

<b>Name:</b>	REMIT CORP
<b>Primary Address:</b>	36 WEST MAIN STREET BLOOMSBURG, PA 17815
<b>Phone:</b>	DOB:
<b>Alternate Address:</b>	
<b>Phone:</b>	

### Final Service:

<b>Served:</b>	<input checked="" type="checkbox"/> Personally <input type="checkbox"/> Adult In Charge <input type="checkbox"/> Posted <input type="checkbox"/> Other
<b>Adult In Charge:</b>	Raymond Kessle & Co
<b>Relation:</b>	
<b>Date:</b>	10/25/17
<b>Time:</b>	08:55
<b>Deputy:</b>	#2
<b>Mileage:</b>	

### Attorney / Originator:

<b>Name:</b>	PHELAN HALLINAN DIAMOND & JONES LLP
<b>Phone:</b>	215-563-7000

### Service Attempts:

Date:	8/22/17	8/30/17	10/9/17			
<b>Time:</b>	0834	1115	1030			
<b>Mileage:</b>						
<b>Deputy:</b>	4	4	4			

### Service Attempt Notes:

1. NO ANSWER
2. NO ANSWER
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_
6. \_\_\_\_\_

REMIT CORP

2017CV750

36 WEST MAIN STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

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

Fulton Bank, N.A.

v.

Steven L. Brink  
Mary Ellen Brink

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2017-CV-750

2017-ED-106  
COLUMBIA COUNTY

Commonwealth of Pennsylvania:

County of Columbia

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: 424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631  
(See Legal Description attached)

Amount Due

\$122,158.72

Interest from 08/18/2017 at \$20.08 per diem

\$ \_\_\_\_\_

Costs to be added

\$ \_\_\_\_\_

Barbara W. Jurek /ss  
(Clerk) Office of the Prothy Support, Common Pleas Court  
of Columbia County, Penna.

Dated 8-18-2017  
(SEAL)

PH # 1004674

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

No.: 2017-CV-750

IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, PENNSYLVANIA

Fulton Bank, N.A.

v.

Steven L. Brink

Mary Ellen Brink

WRIT OF EXECUTION  
(Mortgage Foreclosure)

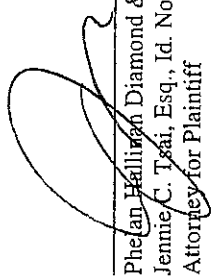
Costs

Office of Judicial Support

Judg. Fee

Cr.

Sat.

  
Phelan Halligan Diamond & Jones, LLP  
Jennie C. Tsai, Esq., Id. No. 315213  
Attorney for Plaintiff

Address where papers may be served:  
Steven L. Brink  
424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET  
MIFFLINVILLE, PA 18631

Mary Ellen Brink  
424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET  
MIFFLINVILLE, PA 18631

Complaint \$130.00 pd  
Judgment \$25.00 pd  
Writ \$25.00 pd  
Satisfy \$10.00  
Sheriff

Fulton Bank, N.A.

: COURT OF COMMON PLEAS  
:  
Plaintiff : CIVIL DIVISION

vs.

: NO.: 2017-CV-750

Steven L. Brink  
Mary Ellen Brink

: 2017-ED-106  
:  
: COLUMBIA County

Defendant(s) :

**NOTICE OF SHERIFF'S SALE OF REAL PROPERTY**

**TO: Steven L. Brink  
424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET  
MIFFLINVILLE, PA 18631**

**Mary Ellen Brink  
424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET  
MIFFLINVILLE, PA 18631**

**\*\*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 **424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631** is scheduled to be sold at the Sheriff's Sale on Nov. 1<sup>st</sup> 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 **\$122,158.72** obtained by **Fulton Bank, N.A.** (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 Fifth Street  
Bloomsburg, PA 17815**

**Telephone (570) 784-8760  
Pennsylvania Lawyer Referral Service  
Pennsylvania Bar Association  
PO Box 186  
Harrisburg, PA 17108**

**Telephone (800) 692-7375**



### LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel, and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows:

BEGINNING at a point on the centerline of Fifth Street extended, said point also being the Northeasterly corner of Lot No. 6;

THENCE running along the centerline of Fifth Street extended, 33 feet South of and parallel with line of land now or formerly of Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the Northwesterly corner of Lot No. 8;

THENCE running along the Westerly line of Lot No. 8, South 27 degrees 00 minutes 00 seconds East, 277.00 feet to the Northerly right-of-way line of an unopened 50 foot wide private street;

THENCE running along the Northerly right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the Southeasterly corner of Lot No. 6;

THENCE running along the Easterly line of Lot No. 6, North 27 degrees 00 minutes 00 seconds West, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 7 on survey subdivision plat prepared by Charles B. Webb, P.E., P.L.S. dated November 13, 1975.

TITLE TO SAID PREMISES IS VESTED IN MARY-ELLEN BRINK AND STEVEN L. BRINK, W/H, by Deed from F & M HOMES, INC., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605000

Premises Being: 424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. **2017-CV-750**

**Fulton Bank, N.A.**

v.

**Steven L. Brink**

**Mary Ellen Brink**

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

**424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631**

**Parcel No. 23 05 04605000**

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$122,158.72**

**Attorneys for Plaintiff**

Phelan Hallinan Diamond & Jones, LLP

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 106

Warrant:

Notes:

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

### Serve To:

Name: STEVE BRINK

Primary Address: 601F JOHN STREET  
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally Adult In Charge · Posted · Other

Adult In Charge:

STEVE BRINK

Relation:

DEF

Date:

10/17/17

Time:

1440

Deputy:

4

Mileage:

### Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP

Phone: 215-563-7000

### Service Attempts:

Date:

8/22/17

8/22/17

Time:

1333

1433

Mileage:

Deputy:

4

4

### Service Attempt Notes:

1. NO ANSWER C/C
2. POST OFFICE - NO ONE STILL THERE
- 3.
- 4.
- 5.
- 6.

BRINK, STEVE

2017CV750

601F JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

<b>Category:</b>	Real Estate Sale - Sale Notice	<b>Zone:</b>	106
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	
<b>Notes:</b>	SALE DATE & TIME: 11/01/2017 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

### Serve To:

<b>Name:</b>	MARY BRINK
<b>Primary Address:</b>	601 F JOHN ST MIFFLINVILLE, PA 18631
<b>Phone:</b>	DOB: 02/05/1981
<b>Alternate Address:</b>	424 E. 5TH ST PO BOX 614 MIFFLINVILLE, PA 18631
<b>Phone:</b>	570-854-1051

### Final Service:

<b>Served:</b>	Personally · <u>Adult In Charge</u> · Posted · Other
<b>Adult In Charge:</b>	STEVE BLINK
<b>Relation:</b>	(HUSBAND)
<b>Date:</b>	10/17/17
<b>Time:</b>	1440
<b>Deputy:</b>	4
<b>Mileage:</b>	

### Attorney / Originator:

<b>Name:</b> PHELAN HALLINAN DIAMOND & JONES LLP	<b>Phone:</b> 215-563-7000
--------------------------------------------------	----------------------------

### Service Attempts:

Date:	8/22/17	8/22/17	8/29/17	8/31/17	9.1.17	9/5/17	10.2.17
Time:	1333	1433	1154	1246	1012	1303	1002
Mileage:							
Deputy:	4	4	4	4	4	4	4

### Service Attempt Notes:

1. NO ANSWER L/C
  2. STOPPED @ JESS OFFICE
  3. L/C
  4. L/C
  5. L/C - TALKED W/ NEIGHBOR SHAYLA THEN WALKED TO GIBBINS HOME
  6. TALKED W/ STEVE, HIS # 370-854-1051. GIVE TO HIM; SET UP TIME TO MEET @ HIS HOME.
- NO ONE HOME  
NO ONE HOME L/C

BRINK, MARY

2017CV750

601 F JOHN ST, MIFFLINVILLE, PA 18631

NO EXPIRATION

Fulton Bank, N.A.  
PLAINTIFF

V.

STEVEN L. BRINK  
MARY ELLEN BRINK  
DEFENDANT(S)

: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: CASE NO. 2017-CV-750  
:  
: 2017-ED-106  
: COLUMBIA COUNTY

**AFFIDAVIT PURSUANT TO RULE 3129.1**

FULTON BANK, N.A., 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 424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET, MIFFLINVILLE, PA 18631.

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

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

STEVEN L. BRINK

424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631

MARY ELLEN BRINK

424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631

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

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

STEVEN L. BRINK

424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631

MARY ELLEN BRINK

424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631

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)

BLOOMSBURG MUNICIPAL AUTHORITY

C/O REMIT CORPORATION  
36 WEST MAIN STREET  
BLOOMSBURG, PA 17815-1703

BLOOMSBURG MUNICIPAL AUTHORITY  
C/O RAYMOND W. KESSLER, ESQ.

36 WEST MAIN STREET  
BLOOMSBURG, PA 17815

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

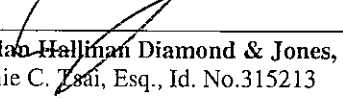
Address (if address cannot be  
reasonably ascertained, please indicate)

NONE.

5. Name and address of every other person who has any record lien on the property:  
 Name Address (if address cannot be reasonably ascertained, please indicate)
- NONE.
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the sale.  
 Name Address (if address cannot be reasonably ascertained, please indicate)
- JASON E. NOWAKOSKI AND SHAYLA R. NOWAKOSKI 601 E. JOHN STREET  
 MIFFLINVILLE, PA 18631
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 424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET  
 MIFFLINVILLE PA, 18631
- 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 228 WALNUT STREET, SUITE 220  
 U.S. ATTORNEY FOR THE MIDDLE PO BOX 11754  
 DISTRICT OF PA HARRISBURG, PA 17108-1754  
 FEDERAL BUILDING

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: AUG 17 2017

By:   
 Phelan Hallinan Diamond & Jones, LLP  
 Jennie C. Tsai, Esq., Id. No. 315213  
 Attorney for Plaintiff  
 PHELAN HALLINAN DIAMOND & JONES, LLP  
 1617 JFK Boulevard, Suite 1400  
 One Penn Center Plaza, Philadelphia, PA 19103  
 215-563-7000

**Phelan Hallinan & Schmieg, LLP**

1617 JFK Boulevard, Suite 1400

Philadelphia, PA 19103-1814

215-320-0007

Fax: 215-563-7009

Sue Moran  
Legal Assistant, Ext. 1253

Representing Lenders in  
Pennsylvania and New Jersey

Office of the **Sheriff**  
COLUMBIA County Courthouse

Dear Sir/Madame:

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

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

Sincerely,

Sue Moran  
Enclosure

## AFFIDAVIT OF SERVICE (FNMA)

PLAINTIFF  
FULTON BANK, N.A.

COLUMBIA COUNTY

PH # 1004674

DEFENDANT  
STEVEN L. BRINK  
MARY ELLEN BRINK

SERVICE TEAM/ spl  
COURT NO.: 2017-CV-750

SERVE STEVEN L. BRINK AT:  
424 EAST FIFTH STREET  
A/K/A 601 F JOHN STREET  
MIFFLINVILLE, PA 18631

TYPE OF ACTION  
XX Notice of Sheriff's Sale  
SALE DATE: November 1, 2017

Previous Successful Service

SERVED

Served and made known to STEVEN L. BRINK, Defendant on the 19<sup>TH</sup> day of SEPT, 2017, at 4:30 o'clock P. M., at 601 EAST JOHN STREET, in the manner described below:

☐ Defendant personally served.

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

Relationship is MOTHER "PEGGY RHODOMOYER"

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

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

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

☐ \_\_\_\_\_ an officer of said Defendant's company.

☐ Other: \_\_\_\_\_

Description: Age 60 Height 5'-5" Weight 140 Race W Sex F Other BLIND/GRAY HAIR

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

DATE: 09-19-2017NAME: John NeubauerPRINTED NAME: JOHN NEUBAUERTITLE: PROCESS SERVERNOT SERVED

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

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

☐ No Answer on \_\_\_\_\_ at \_\_\_\_\_; \_\_\_\_\_ at \_\_\_\_\_; \_\_\_\_\_ at \_\_\_\_\_

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

☐ Cluster Mail Box ☐ Can't Gain Access

Comments: 9/15, 16, 23/1

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

BY: \_\_\_\_\_

PRINTED NAME: \_\_\_\_\_



**AFFIDAVIT OF SERVICE**

**PLAINTIFF**  
**BRANCH BANKING & TRUST COMPANY**

**COLUMBIA COUNTY**

PH # 1004973

**DEFENDANT**  
**JEFFREY M. MURPHY**

SERVICE TEAM/lmm  
 COURT NO.: 2017-CV-685

**SERVE JEFFREY M. MURPHY AT:**  
**300 NORTH 2ND STREET**  
**CATAWISSA, PA 17820-1214**

**TYPE OF ACTION**  
**XX Notice of Sheriff's Sale**  
**SALE DATE: November 1, 2017**

Previous Successful Service

**SERVED**

Served and made known to JEFFREY M. MURPHY, Defendant on the 18<sup>th</sup> day of SEPTEMBER 20 17, at 5:10 o'clock P. M., at 300 N. 2ND ST, CATAWISSA, PA., in the manner described below:

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

Description: Age 30 Height 5'3" Weight 120 Race W Sex F Other \_\_\_\_\_

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

DATE: 9/18/17

NAME: Ronald Moll

PRINTED NAME: Ronald Moll

TITLE: Process Server

**NOT SERVED**

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

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

Comments: \_\_\_\_\_

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

BY: \_\_\_\_\_

PRINTED NAME: \_\_\_\_\_

8/17

5/14/6

## AFFIDAVIT OF SERVICE (FNMA)

COLUMBIA COUNTY

PLAINTIFF  
FULTON BANK, N.A.

PH # 1004674

DEFENDANT  
STEVEN L. BRINK  
MARY ELLEN BRINKSERVICE TEAM/ spl  
COURT NO.: 2017-CV-750SERVE MARY ELLEN BRINK AT:  
424 EAST FIFTH STREET  
A/K/A 601 F JOHN STREET  
MIFFLINVILLE, PA 18631TYPE OF ACTION  
XX Notice of Sheriff's Sale  
SALE DATE: November 1, 2017

Previous Successful Service

SERVEDServed and made known to MARY ELLEN BRINK, Defendant on the 19<sup>TH</sup> day of SEPT, 2017, at 4:30 o'clock P.M., at 601 EAST JOHN STREET, in the manner described below:

Defendant personally served.

☒ Adult family member with whom Defendant(s) reside(s).Relationship is MOTHER-IN-LAW "PEGGY RHODOMYER"

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

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

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

an officer of said Defendant's company.

Other: \_\_\_\_\_

Description: Age 60 Height 5'-5" Weight 140 Race W Sex F Other BLOND/GRAY HAIRI, J. NEUBAUER, a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities.DATE: 09-19-2017NAME: John NeubauerPRINTED NAME: JOHN NEUBAUERTITLE: PROCESS SERVERNOT SERVED

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

\_\_\_\_ Vacant \_\_\_\_ Does Not Exist \_\_\_\_ Moved \_\_\_\_ Does Not Reside (Not Vacant)

\_\_\_\_ No Answer on \_\_\_\_\_ at \_\_\_\_\_; \_\_\_\_\_ at \_\_\_\_\_; \_\_\_\_\_ at \_\_\_\_\_

\_\_\_\_ Service Refused \_\_\_\_ Red Tag Door \_\_\_\_ Deceased \_\_\_\_ Defendant Unknown

\_\_\_\_ Cluster Mail Box \_\_\_\_ Can't Gain Access

Comments: \_\_\_\_\_

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

BY: \_\_\_\_\_

PRINTED NAME: \_\_\_\_\_

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

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

No.: 2017-CV-750  
No.: 2017-ED-106

Re: FULTON BANK, N.A. VS. STEVEN L. BRINK, and MARY ELLEN BRINK  
No.: 2017-CV-750, No.: 2017-ED-106

**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

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

FULTON BANK, N.A.  
Plaintiff

vs.

STEVEN L. BRINK  
MARY ELLEN BRINK  
Defendants

Court of Common Pleas

Civil Division

COLUMBIA County

No.: 2017-CV-750

No.: 2017-ED-106

AND NOW, this 25 day of September, 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	\$119,434.49
Interest Through September 18, 2017	\$6,184.04
Late Charges	\$214.90
Legal fees	\$2,770.00
Cost of Suit and Title	\$596.27
Sheriff's Sale Costs	\$1,350.00
Property Inspections	\$185.00
Escrow Deficit	\$1,721.08
<b>TOTAL</b>	<b>\$132,455.78</b>

Plus interest at six percent per annum.

BY THE COURT



J.

FILED  
PROTHONOTARY  
2017 SEP 26 A 9:20  
CLERK OF COURTS OFFICE  
COUNTY OF COLUMBIA, PA

1004674

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
MARY BRINK (et al.)

Case Number  
2017CV750

## SHERIFF'S RETURN OF SERVICE

09/19/2017 08:38 AM - 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 601 F JOHN STREET, MIFFLINVILLE, PA 18631.

  
SCOTT MAYERNICK, DEPUTY

SO ANSWERS,

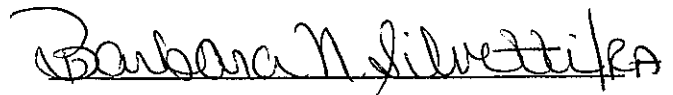
  
TIMOTHY T. CHAMBERLAIN, SHERIFF

September 19, 2017

NOTARY

Affirmed and subscribed to before me this

19TH day of SEPTEMBER, 2017



HALLINAN DIAMOND & JONES LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILA

By County's e-Sheriff, TeleScrip, Inc.

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Zone:

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 11/01/2017 AT 9:00 AM  
SHERIFF'S SALE BILL

### Serve To:

Name: (POSTING)  
Primary Address: 601 F JOHN STREET  
MIFFLINVILLE, PA 18631

Phone: DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally · Adult In Charge (Posted) · Other

Adult In Charge:

Relation:

Date: 9-19-17

Time: 08:38

Deputy: 3

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)

2017CV750

601 F JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRATION



September 6, 2017

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

**FULTON BANK, N.A.**

**VS.**

**STEVEN L. BRINK  
MARY ELLEN BRINK**

**NO: 2017-CV-750  
NO: 2017-ED-106**

Dear Timothy:

The amount due on the sewer account #701885 for the property located at 424 E. Fifth Street, A/K/A 601 F. John Street Mifflinville, Pa through December 31, 2017 is \$393.20.

Please feel free to contact me with any questions that you may have.

Sincerely,

Kelly Morris  
Authority Clerk

*Hearing Impaired 711*

*"BAJSA is an Equal Opportunity Provider and Employer"*

1108 Freas Avenue • Berwick, Pennsylvania 18603

Phone: (570) 752-8477 • Fax: (570) 752-8479

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 106

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

### Serve To:

Name: Central Columbia SD

Primary Address: 4777 Old Berwick Road  
Bloomsburg, PA 17815

Phone: 570-784-2850

DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

ALYSON LIVZIEY

Relation:

CLERK

Date:

8/29/17

Time:

1144

Deputy:

4

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.

CENTRAL COLUMBIA SD

2017CV750

4777 OLD BERWICK ROAD, BLOOMSBURG, PA 17815 NO EXPIRATION



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

REAL ESTATE TAX CERTIFICATION

Date: 08/24/2017

Fee: \$5.00

Cert. NO: 28276

BRINK MARY ELLEN & STEVEN L  
601F JOHN ST  
NESCOPECK PA 18635

District: MIFFLIN TWP  
Deed: 20080 -5358  
Location: 601 F JOHN ST  
Parcel Id:23 -05 -046-05,000

Assessment: 39,558  
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: \_\_\_\_\_

# COLUMBIA COUNTY

COLUMBIA COUNTY TAX OFFICE

11 W MAIN STREET

PO BOX 380

BLOOMSBURG, PA 17815

(570) 389-5649

FAX: (570) 389-5646

## TAX CERTIFICATION

2017 - REAL ESTATE

As of Date: 08/24/2017 11:25:58 AM

Owner: BRINK MARY ELLEN & STEVEN L

PO BOX 614

MIFFLINVILLE PA 18631

Municipality: MIFFLIN TWP

Parcel #: 23 -05 -046-05,000

Property Desc:

Bill #		Discount:		Face:		Penalty:	
		Amount	Due Date	Amount	Due Date	Amount	Due Date
023876	G	\$437.48	04/30/2017	\$446.41	06/30/2017	\$491.05	08/31/2017
		Discount Payment		04/21/2017		\$437.48	
023876	S	\$13.57	04/30/2017	\$13.85	06/30/2017	\$15.24	08/31/2017
		Discount Payment		04/21/2017		\$13.57	
023876	R	\$182.20	04/30/2017	\$185.92	06/30/2017	\$195.22	08/31/2017
		Discount Payment		04/21/2017		\$182.20	
Totals:		\$633.25		\$646.18		\$701.51	

Total Paid To Date:

\$633.25

S/E

Signature

8-24-17

Date

THIS CERTIFICATION ONLY INCLUDES THE CURRENT YEAR COUNTY & MUNICIPAL REAL ESTATE TAXES.  
PLEASE MAKE PAYMENT TO COLUMBIA COUNTY TAX OFFICE.  
DO NOT COMBINE CURRENT & DELINQUENT PAYMENTS ON A CHECK.

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff



Earl D. Mordan, Jr.  
Chief Deputy

FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 106

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

### Serve To:

Name: BERWICK SEWER AUTHORITY

Primary Address: 1108 FREAS AVE  
BERWICK, PA 18603

Phone: DOB:

Alternate Address:

Phone:

### Final Service:

Served: Personally Adult In Charge Posted Other

Adult In Charge: Kelly Morris

Relation: Clerk

Date: 8-22-17

Time: 13:00

Deputy: 3

Mileage:

### Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP

Phone: 215-563-7000

### Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

### Service Attempt Notes:

- 
- 
- 
- 
- 
- 

BERWICK SEWER AUTHORITY

2017CV750

1108 FREAS AVE, BERWICK, PA 18603

NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 106

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

### Serve To:

Name: Domestic Relations Office of Columbia Cou

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: ZILBERI NESS

Relation: CLERK

Date: 8/23/17

Time: 0815

Deputy: 4

Mileage:

### Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP

Phone: 215-563-7000

### Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

### Service Attempt Notes:

- 
- 
- 
- 
- 
- 

DOMESTIC RELATIONS OF 2017CV750 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



FULTON BANK, N.A.  
vs.  
BRINK, MARY (et al.)

Case Number  
2017CV750

## SERVICE COVER SHEET

### Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 106

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

### 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:

ELIZABETH WHITERIGHT

Relation:

CLERK

Date:

8/22/17

Time:

0814

Deputy:

4

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.

COLUMBIA COUNTY TAX C

2017CV750

PO BOX 380, BLOOMSBURG, PA 17815

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 08/18/17

Account:

Name:  
Company: TIM CHAMBERLAIN - COLUM COUNTY SHER  
Address: PO BOX 380  
BLOOMSBURG, PA 17815  
Telephone: (570) 389-5622

Ad ID: 1114060  
Description: BRINK SHERIFF SALE  
Run Dates: 10/11/17 to 10/25/17  
Class: 2  
Agate Lines: 210  
Blind Box:

Total Ad Cost \$1,150.80  
Amount Paid \$0.00

Publication	Start	Stop	Inserts	Cost
Press Enterprise	10/11/17	10/25/17	3	\$1,150.80

## SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2017CV750

Issued out of the Court of Common Pleas of Columbia County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Columbia County Courthouse in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania on:

WEDNESDAY, NOVEMBER 01, 2017  
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, parcel, and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows: BEGINNING at a point on the centerline of Fifth Street extended, said point also being the Northeastly corner of Lot No. 6; THENCE running along the centerline of Fifth Street extended, 33 feet South of and parallel with line of land now or formerly of Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the Northwestly corner of Lot No. 8; THENCE running along the Western line of Lot No. 8, South 27 degrees 00 minutes 00 seconds East, 277.00 feet to the Northery right-of-way line of an unopened 50 foot wide private street; THENCE running along the Northery right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the Southeastly corner of Lot No. 6; THENCE running along the Easterly line of Lot No. 6, North 27 degrees 00 minutes 00 seconds west, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, PE, PLS. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 7 on survey subdivision plat prepared by Charles B. Webb, PE, PLS. dated November 13, 1975.

TITLE TO SAID PREMISES IS VESTED IN MARY-ELLEN BRINK AND STEVEN L. BRINK, W/H, by Deed from F & M HOMES, INC., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605000

Premises Being: 424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631

PROPERTY ADDRESS: 601 F JOHN STREET, MIFFLINVILLE, PA 18631

UPI / TAX PARCEL NUMBER: 23-05-04605000

Seized and taken into execution to be sold as the property of MARY BRINK, STEVE BRINK in suit of FULTON BANK, N.A..

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 DIAMOND & JONES LLP TIMOTHY T. CHAMBERLAIN, Sheriff  
PHILADELPHIA, PA 215-563-7000 COLUMBIA COUNTY, Pennsylvania

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2017CV750

Issued out of the Court of Common Pleas of Columbia County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Columbia County Courthouse in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania on:

**WEDNESDAY, NOVEMBER 01, 2017**  
**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, parcel, and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows:

BEGINNING at a point on the centerline of Fifth Street extended, said point also being the Northeasterly corner of Lot No. 6; THENCE running along the centerline of Fifth Street extended, 33 feet South of and parallel with line of land now or formerly of Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the Northwesterly corner of Lot No. 8; THENCE running along the Westerly line of Lot No. 8, South 27 degrees 00 minutes 00 seconds East, 277.00 feet to the Northerly right-of-way line of an unopened 50 foot wide private street; THENCE running along the Northerly right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the Southeasterly corner of Lot No. 6; THENCE running along the Easterly line of Lot No. 6, North 27 degrees 00 minutes 00 seconds west, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 7 on survey subdivision plat prepared by Charles B. Webb, P.E., P.L.S. dated November 13, 1975. TITLE TO SAID PREMISES IS VESTED IN MARY-ELLEN BRINK AND STEVEN L. BRINK, W/H, by Deed from F & M HOMES, INC., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605000

Premises Being: 424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631

PROPERTY ADDRESS: 601 F JOHN STREET, MIFFLINVILLE, PA 18631

UPI / TAX PARCEL NUMBER: 23-05-04605000

Seized and taken into execution to be sold as the property of MARY BRINK, STEVE BRINK in suit of FULTON BANK, N.A..

---

**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 DIAMOND & JONES LLP  
PHILADELPHIA, PA 215-563-7000

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

PHELAN HALLINAN DIAMOND & JONES, LLP  
Jennie C. Tsai, Esq., Id. No.315213  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza  
Philadelphia, PA 19103  
Jennie.Tsai@phelanhallinan.com  
215-563-7000

Attorneys for Plaintiff

**Fulton Bank, N.A.**  
Plaintiff

: COURT OF COMMON PLEAS

:

: CIVIL DIVISION

:

: NO.: 2017-CV-750

:

: 2017-ED-106

: COLUMBIA County

:

v.

**Steven L. Brink**  
**Mary Ellen Brink**  
Defendant(s)

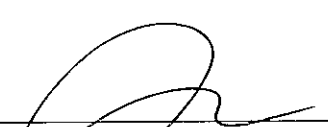
**CERTIFICATION**

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  
Jennie C. Tsai, Esq., Id. No.315213  
Attorney for Plaintiff



# REAL ESTATE OUTLINE

ED # 2017 ED 104

DATE RECEIVED 8-18-17  
DOCKET AND INDEX 2017 CV 750

## CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>Y</u>	
COPY OF DESCRIPTION	<u>X</u>	
WHEREABOUTS OF LKA	<u>X</u>	
NON-MILITARY AFFIDAVIT	<u>  </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>  </u>	<u>X</u>	CK# <u>001682279</u>

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

SALE DATE Nov. 1<sup>st</sup> TIME 9:00  
POSTING DATE     
ADV. DATES FOR NEWSPAPER 1<sup>ST</sup> WEEK     
2<sup>ND</sup> WEEK     
3<sup>RD</sup> WEEK

**Fulton Bank, N.A.**  
**PLAINTIFF**

**V.**

**STEVEN L. BRINK**  
**MARY ELLEN BRINK**  
**DEFENDANT(S)**

**:** COURT OF COMMON PLEAS  
**:**  
**:** CIVIL DIVISION  
**:**  
**:** CASE NO. 2017-CV-750  
**:** 2017-ED-106  
**:** COLUMBIA COUNTY

**AFFIDAVIT PURSUANT TO RULE 3129.1**

**FULTON BANK, N.A.**, Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praecept for the Writ of Execution was filed, the following information concerning the real property located at **424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET, MIFFLINVILLE, PA 18631**.

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

Name

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

**STEVEN L. BRINK**

**424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631**

**MARY ELLEN BRINK**

**424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631**

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

Name

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

**STEVEN L. BRINK**

**424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631**

**MARY ELLEN BRINK**

**424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET, MIFFLINVILLE, PA 18631**

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)

**BLOOMSBURG MUNICIPAL AUTHORITY**

**C/O REMIT CORPORATION  
36 WEST MAIN STREET  
BLOOMSBURG, PA 17815-1703**

**BLOOMSBURG MUNICIPAL AUTHORITY  
C/O RAYMOND W. KESSLER, ESQ.**

**36 WEST MAIN STREET  
BLOOMSBURG, PA 17815**

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

Name

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

**NONE.**

5. Name and address of every other person who has any record lien on the property:  
Name Address (if address cannot be  
reasonably ascertained, please indicate)

NONE.

6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the sale.  
Name Address (if address cannot be  
reasonably ascertained, please indicate)

JASON E. NOWAKOSKI AND SHAYLA R. NOWAKOSKI 601 E. JOHN STREET  
MIFFLINVILLE, PA 18631

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 424 EAST FIFTH STREET, A/K/A 601 F JOHN  
STREET  
MIFFLINVILLE PA, 18631

DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE  
P.O. BOX 380  
BLOOMSBURG, PA 17815

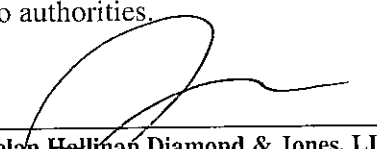
COMMONWEALTH OF PENNSYLVANIA P.O. BOX 2675  
DEPARTMENT OF WELFARE HARRISBURG, PA 17105

INTERNAL REVENUE SERVICE ADVISORY 1000 LIBERTY AVENUE ROOM 704  
PITTSBURGH, PA 15222

U.S. DEPARTMENT OF JUSTICE 228 WALNUT STREET, SUITE 220  
U.S. ATTORNEY FOR THE MIDDLE PO BOX 11754  
DISTRICT OF PA HARRISBURG, PA 17108-1754  
FEDERAL BUILDING

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: AUG 17 2017

By:   
Phelan Hallinan Diamond & Jones, LLP  
Jennie C. Tsai, Esq., Id. No.315213  
Attorney for Plaintiff  
PHELAN HALLINAN DIAMOND & JONES, LLP  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza, Philadelphia, PA 19103  
215-563-7000

### LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel, and tract of land situated in Mifflin Township, Columbia County, Pennsylvania, being bounded and described as follows:

BEGINNING at a point on the centerline of Fifth Street extended, said point also being the Northeasterly corner of Lot No. 6;

THENCE running along the centerline of Fifth Street extended, 33 feet South of and parallel with line of land now or formerly of Wayne L. Mensinger, North 63 degrees 00 minutes 00 seconds East, 80 feet to the Northwesterly corner of Lot No. 8;

THENCE running along the Westerly line of Lot No. 8, South 27 degrees 00 minutes 00 seconds East, 277.00 feet to the Northerly right-of-way line of an unopened 50 foot wide private street;

THENCE running along the Northerly right-of-way line of the unopened 50 foot wide private street, South 63 degrees 00 minutes 00 seconds West, 80.00 feet to the Southeasterly corner of Lot No. 6;

THENCE running along the Easterly line of Lot No. 6, North 27 degrees 00 minutes 00 seconds West, 277.00 feet to the place of BEGINNING.

CONTAINING 22,160 square feet of land (incorrectly listed as 21,160 square feet in previous deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Parcel Number 7 on survey subdivision plat prepared by Charles B. Webb, P.E., P.L.S. dated November 13, 1975.

TITLE TO SAID PREMISES IS VESTED IN MARY-ELLEN BRINK AND STEVEN L. BRINK, W/H, by Deed from F & M HOMES, INC., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605000

Premises Being: 424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. **2017-CV-750**

**Fulton Bank, N.A.**

v.

**Steven L. Brink**

**Mary Ellen Brink**

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

**424 East Fifth Street, a/k/a 601 F John Street, Mifflinville, PA 18631**

**Parcel No. 23 05 04605000**

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$122,158.72**

**Attorneys for Plaintiff**

Phelan Hallinan Diamond & Jones, LLP

FULTON BANK, N.A.

Plaintiff

COURT OF COMMON PLEAS  
CIVIL DIVISION

v.

STEVEN L. BRINK  
MARY ELLEN BRINK

Defendant(s)

NO. 2017-CV-750

COLUMBIA COUNTY

TO: STEVEN L. BRINK  
424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET  
MIFFLINVILLE, PA 18631

DATE OF NOTICE: AUG 01 2017

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

**IMPORTANT NOTICE**

YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE IN WRITING WITH THE COURT YOUR DEFENSES OR OBJECTIONS TO THE CLAIMS SET FORTH AGAINST YOU. UNLESS YOU ACT WITHIN TEN DAYS FROM THE DATE OF THIS NOTICE, A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT A HEARING AND YOU MAY LOSE YOUR PROPERTY OR OTHER IMPORTANT RIGHTS.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

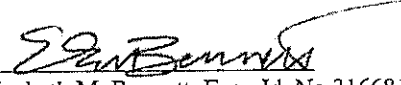
IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Office of the Prothonotary  
Columbia County Courthouse  
35 W. Main St.  
Bloomsburg, PA 17815  
(570) 389-5618

North Penn Legal Services  
168 East Fifth Street  
Bloomsburg, PA 17815  
(570) 784-8760

Pennsylvania Lawyer Referral Service  
Pennsylvania Bar Association  
PO Box 186  
Harrisburg, PA 17108  
(800) 692-7375

By:

  
Elizabeth M. Bennett, Esq., Id. No.316681  
Attorney for Plaintiff  
Phelan Hallinan Diamond & Jones, LLP  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza  
Philadelphia, PA 19103

# SHERIFF'S DEPARTMENT

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

Plaintiff Fulton Bank, N.A.	No.: 2017-CV-750 <div style="text-align: center; font-size: 1.2em;">2017-ED-106</div>
Defendant Steven L. Brink Mary Ellen Brink	Type or Writ of Complaint <b>EXECUTION/NOTICE OF SALE</b>

**SERVE**



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

STEVEN L. BRINK

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

424 East Fifth Street

a/k/a 601 F John Street

Mifflinville, PA 18631

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

**SERVE DEFENDANT WITH THE NOTICE OF SALE.**

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

\_\_\_\_\_  
Sheriff of COLUMBIA County, Penna.

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

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="text-align: center; font-size: 1.2em;">AUG 17 2017</div>
---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-----------------------------------	------------------------------------------------------------------------------

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

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

**RETURNED:**

AFFIRMED and subscribed to before me this _____ day of _____ 20__	<table style="width: 100%;"> <tr> <td style="width: 80%;">SO ANSWERS Signature of Dep. Sheriff</td> <td style="width: 20%;">Date</td> </tr> <tr> <td>Signature of Sheriff</td> <td>Date</td> </tr> <tr> <td colspan="2">Sheriff of _____</td> </tr> </table>	SO ANSWERS Signature of Dep. Sheriff	Date	Signature of Sheriff	Date	Sheriff of _____	
SO ANSWERS Signature of Dep. Sheriff	Date						
Signature of Sheriff	Date						
Sheriff of _____							

# SHERIFF'S DEPARTMENT

<b>SHERIFF SERVICE</b> <b>PROCESS RECEIPT and AFFIDAVIT OF RETURN</b>		<b>INSTRUCTIONS:</b> Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Plaintiff Fulton Bank, N.A.		Expiration date No.: 2017-CV-750 <div style="text-align: right; font-size: 1.2em;">2017-ED-106</div>
Defendant Steven L. Brink Mary Ellen Brink		Type or Writ of Complaint EXECUTION/NOTICE OF SALE
<b>SERVE</b>  <b>AT</b>	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <u>STEVEN L. BRINK</u> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>424 East Fifth Street</u> <u>a/k/a 601 F John Street</u> <u>Mifflinville, PA 18631</u>	

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

**SERVE DEFENDANT WITH THE NOTICE OF SALE.**

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

\_\_\_\_\_  
Sheriff of COLUMBIA County, Penna.

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

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <div style="font-size: 1.2em;">AUG 17 2017</div>
<b>SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE</b>		
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

<b>SHERIFF SERVICE</b> <b>PROCESS RECEIPT and AFFIDAVIT OF RETURN</b>		<b>INSTRUCTIONS:</b> Please type or print legibly, insuring readability of all copies. Do not detach any copies.
Plaintiff Fulton Bank, N.A.		Expiration date No.: 2017-CV-750 <span style="font-size: 1.2em;">2017-ED-106</span>
Defendant Steven L. Brink Mary Ellen Brink		Type or Writ of Complaint <b>EXECUTION/NOTICE OF SALE</b>
<b>SERVE</b> <b>AT</b>		
NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <b>MARY ELLEN BRINK</b>		
ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <b>424 EAST FIFTH STREET</b> <b>A/K/A 601 F JOHN STREET</b> <b>MIFFLINVILLE, PA 18631</b>		

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 of other Originator requesting service on behalf of <input checked="" type="checkbox"/> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date <span style="font-size: 1.2em;">AUG 17 2017</span>
<b>SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE</b>		
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

<b>SHERIFF SERVICE</b> <b>PROCESS RECEIPT and AFFIDAVIT OF RETURN</b>	<b>INSTRUCTIONS:</b> Please type or print legibly, insuring readability of all copies. Do not detach any copies. <b>Expiration date</b>
Plaintiff Fulton Bank, N.A.	No.: <u>2017-CV-750</u> <u>2017-ED-106</u>
Defendant Steven L. Brink Mary Ellen Brink	Type or Writ of Complaint <b>EXECUTION/NOTICE OF SALE</b>

**SERVE**

**AT**

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

MARY ELLEN BRINK

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

424 East Fifth Street

a/k/a 601 F John Street

Mifflinville, PA 18631

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

**SERVE DEFENDANT WITH THE NOTICE OF SALE.**

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

\_\_\_\_\_  
Sheriff of COLUMBIA County, Penna.

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

Signature of Attorney or other Originator requesting service on behalf of <u>XX</u> Plaintiff _____ Defendant ADDRESS: <u>One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400</u> <u>Philadelphia, PA 19103-1814</u>	Telephone Number <u>(215)563-7000</u>	Date <u>AUG 17 2017</u>
<b>SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE</b>		
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

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

Plaintiff Fulton Bank, N.A.	No.: <u>2017-CV-750</u> <div style="font-size: 1.2em; font-weight: bold;">2017-ED-106</div>
Defendant Steven L. Brink Mary Ellen Brink	Type or Writ of Complaint <b>EXECUTION/NOTICE OF SALE</b>

**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)

424 East Fifth Street

a/k/a 601 F John Street

Mifflinville, PA 18631

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 <u>XX</u> Plaintiff _____ Defendant ADDRESS: <u>One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400</u> <u>Philadelphia, PA 19103-1814</u>	Telephone Number (215)563-7000	Date <div style="font-size: 1.2em; font-weight: bold;">AUG 17 2017</div>
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**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 RETURN

Fulton Bank, N.A.

Plaintiff

vs.

Steven L. Brink  
Mary Ellen Brink

Defendants

IN THE COURT OF COMMON PLEAS  
OF COLUMBIA COUNTY

No.: 2017-CV-750

2017-ED-106

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

**Phelan Hallinan Diamond & Jones, LLP**

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

Jill Nicholas  
Ext. 31569

Representing Lenders in  
Pennsylvania

August 16, 2017

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

**Re: FULTON BANK, N.A.**  
**v.**  
**STEVEN L. BRINK and MARY ELLEN BRINK**

**No. 2017-CV-750**

**Action in Mortgage Foreclosure**  
**Premises: 424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET,**  
**MIFFLINVILLE, PA 18631**

Dear Sir/Madam:

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

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

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

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

Yours truly,

SZR/Jill Nicholas for  
Phelan Hallinan Diamond & Jones, LLP

1004674

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



71901140006000111482

US SMALL BUSINESS ADMINISTRATION  
PHILADELPHIA DISTRICT OFFICE  
900 MARKET STREET

PHILADELPHIA PA 19107-4214

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## Document Receipt

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Trans #	11290	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS  
ADMINISTRATION

900 MARKET STREET

Tracking #: 71901140006000111482

Doc Ref #: 2017ED106

Postage 5.2600

PHILADELPHIA PA 19107-4214

## Document Receipt

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Trans #	11291	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE  
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000111499

Doc Ref #: 2017ED106

Postage 5.2600

PHILADELPHIA PA 19106



## Document Receipt

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Trans #	11290	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS  
ADMINISTRATION

900 MARKET STREET

Tracking #: 71901140006000111482

Doc Ref #: 2017ED106

Postage 5.2600

PHILADELPHIA PA 19107-4214

## Document Receipt

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Trans #	11289	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC  
WELFARE

PO BOX 8016

Tracking #: 71901140006000111475

Doc Ref #: 2017ED106

Postage 5.2600

HARRISBURG PA 17105

## Document Receipt

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Trans #	11288	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000111468

Doc Ref #: 2017ED106

Postage 5.2600

HARRISBURG PA 17128

## Document Receipt

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Trans #	11286	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

COMMONWEALTH OF PA

DEPT OF WELFARE

PO BOX 2675

Tracking #: 71901140006000111444

Doc Ref #: 2017ED106

Postage 5.2600

HARRISBURG PA 17105

## Document Receipt

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Trans #	11286	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

COMMONWEALT OF PA

DEPT OF WELFARE

PO BOX 2675

Tracking #: 71901140006000111444

Doc Ref #: 2017ED106

Postage 5.2600

HARRISBURG PA 17105

Document Receipt

Trans #	11284	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
Ship to:					
IRS		INTERNAL REVENUE OF JUSTICE			
1000 LIBERTY AVENUE		Tracking #:		71901140006000111420	
SUITE 220		Doc Ref #:		2017ED106	
		Postage		5.2600	
PITTSBURGH PA 15222					

## Document Receipt

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Trans #	11284	Carrier / service:	USPS Server	First-Class Mail®	8/18/2017 12:00:00 AM
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Ship to:

IRS

INTERNAL REVENUE OF  
JUSTICE1000 LIBERTY AVENUE  
SUITE 220

Tracking #: 71901140006000111420

Doc Ref #: 2017ED106

Postage 5.2600

PITTSBURGH PA 15222

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

TD Bank, NA  
3-180/360

001682279

DATE  
8/17/2017

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

SCL [1004674] 424 EAST FIFTH STREET (2017-CV-750)

*Travis S. Hallinan*  
AUTHORIZED SIGNATURE

⑈001682279⑈ ⑆036001808⑆ 361508666⑈