

SHERIFF'S SALE

Distribution Sheet

Federal National Mortgage Assoc. vs. Patricia A. Robinson
 NO. 878-2016 JD
 NO. 12-2017 ED DATE OF SALE: June 7, 2017

I HEREBY CERTIFY AND RETURN, That in obedience to and by virtue of the within writ, to me directed, I seized and took into execution the within described real estate, and after having given due legal and timely notice of the time and place of sale, by advertisements in divers public newspapers and by handbills set up in the most public places in my bailiwick, I did on (date) June 7, 2017 and (time) 9:00 AM, of said day at the Court House, in the Town of Bloomsburg, Pennsylvania, expose said premises to sale at public vendue or outcry, when and where I sold the same to Steven and Cindy Beyer for the price or sum of \$69737.50 Dollars. Steven and Cindy Beyer being the highest and best bidder, and that the highest and best price bidden for the same; which I have applied as follows:

Bid Price	\$ <u>68125.00</u>	
Poundage	<u>1362.50</u>	
Transfer Taxes <u>Lien Search</u>	<u>250.00</u>	
Total Needed to Purchase		\$ <u>69737.50</u>
Amount Paid Down		<u>7000.00</u>
Balance Needed to Purchase		<u>62737.50</u>

EXPENSES:

Columbia County Sheriff - Costs	\$ <u>383.00</u>	
Poundage	<u>1362.50</u>	\$ <u>1745.50</u>
Newspaper		<u>1004.19</u>
Printing		<u>-</u>
Solicitor		<u>100.00</u>
Columbia County Prothonotary		<u>10.00</u>
Columbia County Recorder of Deeds -	Deed copy work	<u>67.00</u>
	Realty transfer taxes	<u>748.77</u>
	State stamps	<u>748.77</u>
Tax Collector ()	<u>-</u>
Columbia County Tax Assessment Office		<u>5.00</u>
State Treasurer		<u>120.00</u>
Other:		<u>150.00</u>
		<u>250.00</u>
		<u>778.31</u>
	TOTAL EXPENSES:	\$ <u>5727.54</u>

Total Needed to Purchase	\$ <u>69737.50</u>	
Less Expenses	<u>5727.54</u>	
Net to First Lien Holder	<u>64009.96</u>	
Plus Deposit	<u>1350.00</u>	
Total to First Lien Holder	\$ <u>65359.96</u>	

Sheriff's Office, Bloomsburg, Pa.

So answers

July 26, 2017



Sheriff

COLUMBIA COUNTY SHERIFF'S OFFICE
SHERIFF'S REAL ESTATE FINAL COST SHEET

FEDERAL NATIONAL MORTGAGE ASSOC. VS EARL & PATRICIA ROBINSON

NO. 12-2017 ED

NO. 878-2016 JD

DATE/TIME OF SALE: JUNE 7, 2017 @ 9:00 AM

BID PRICE (INCLUDES COST) \$ 6875.00

POUNDAGE - 2% OF BID \$ 1362.50

TRANSFER TAX - 2% OF FAIR MKT \$ -

MISC. COSTS \$ 250.00

TOTAL AMOUNT NEEDED TO PURCHASE \$ 69737.50

PURCHASER(S): Steven W. and Cindy A. Beyer

ADDRESS: 38 Sandy Stone Drive, Orangeville PA 17854

NAMES(S) ON DEED: same

PURCHASER(S) SIGNATURE(S): Cindy A. Beyer

TOTAL DUE: \$ 69737.50

LESS DEPOSIT: \$ 7000.00

DOWN PAYMENT: \$ -

TOTAL DUE IN 8 DAYS \$ 62737.50

SHERIFF'S SALE

Distribution Sheet

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Bid Price	\$ <u>68,750.00</u>	
Poundage	<u>1362.50</u>	
Transfer Taxes <u>Lien Search</u>	<u>250.00</u>	
Total Needed to Purchase		\$ <u>69,737.50</u>
Amount Paid Down		<u>7000.00</u>
Balance Needed to Purchase		<u>62,737.50</u>

EXPENSES:

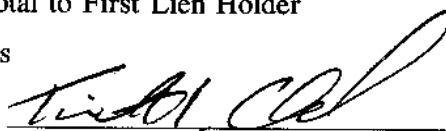
Columbia County Sheriff - Costs	\$ <u>383.00</u>	
Poundage	<u>1362.50</u>	
Newspaper		\$ <u>1745.50</u>
Printing		<u>1004.19</u>
Solicitor		<u>-</u>
Columbia County Prothonotary		<u>100.00</u>
Columbia County Recorder of Deeds -	Deed copy work	<u>10.00</u>
	Realty transfer taxes	<u>671.00</u>
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Tax Collector ()		<u>748.77</u>
Columbia County Tax Assessment Office		<u>-</u>
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Other:		<u>120.00</u>
		<u>150.00</u>
		<u>250.00</u>
		<u>778.31</u>
TOTAL EXPENSES:		\$ <u>5727.54</u>

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Net to First Lien Holder	<u>64,009.96</u>	
Plus Deposit	<u>1350.00</u>	
Total to First Lien Holder	\$ <u>65,359.96</u>	

Sheriff's Office, Bloomsburg, Pa.

So answers

July 26, 2017



Sheriff

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff

FEDERAL NATIONAL MORTGAGE ASSOC vs.

Defendant

EARL ROBINSON, JR
PATRICIA A ROBINSON

Attorney for the Plaintiff:

MILSTEAD & ASSOCIATES LLC
1 EAST STOW ROAD
MARLTON, NJ 08053

Sheriff's Sale Date: Wednesday, June 7, 2017

Writ of Execution No. : 2016CV878

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 138 EAST 8TH STREET, BLOOMSBURG, PA 17815

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	\$24.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,004.19
Prothonotary, Acknowledge Deed	\$10.00
Sheriff Automation Fund	\$50.00
Sheriff's Deed	\$35.00
Solicitor Services	\$100.00
Transfer Tax Form	\$25.00
Web Posting	\$100.00
Service	\$165.00
Service Mileage	\$6.00
Distribution Form	\$25.00
Copies	\$5.50
Notary Fee	\$10.00
Tax Claim Search	\$5.00
Surcharge	\$120.00

Total Sheriff Costs \$1,772.19

Municipal Costs

Sewer	\$778.31
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Total Municipal Costs \$778.31

Distribution Costs

Recording Fees	\$67.00
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Total Distribution Costs \$67.00

Grand Total: \$2,617.50

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

**COLUMBIA COUNTY REGISTER AND RECORDER
RECEIPT**

Inv Number: 214972	Invoice Date: 07/26/2017 11:31:54 AM	RECEIPT	Reg/Drw ID: 0101
Customer: SHERIFF	Last Change:	Receipt By: WALK-IN	By: BSL

Chg #	Charge / Payment / Fee Description	Amount	Inst # / Inst Date	Municipality
1	DEED	\$1,564.54	201705859	BLOOMSBURG TOWN
	Grantor - ROBINSON, EARL -JR		07/26/17 11:31:56 AM	OF
	Grantee - BEYER, STEVEN W			
	Consideration - \$69,737.50			
	Tax Basis - \$74,877.48			
	Return Via - MAIL			
	Fees Summary:			
	STATE TRANSFER TAX	\$748.77		
	STATE WRIT TAX	\$0.50		
	JCS/ACCESS TO JUSTICE	\$35.50		
	AFFORDABLE HOUSING	\$13.00		
	RECORDING FEES - RECORDER	\$13.00		
	RECORDER IMPROVEMENT FUND	\$3.00		
	COUNTY IMPROVEMENT FUND	\$2.00		
	BLOOMSBURG AREA SCHOOL REALTY TAX	\$374.39		
	TOWN OF BLOOMSBURG	\$374.38		
	Inst Info: SHERIFF'S DEED			
	TOTAL CHARGES	<u>\$1,564.54</u>		
	PAYMENTS			
	CHECK: 7874 - SHERIFF	\$67.00		
	CHECK: 7876 - SHERIFF	\$748.77		
	CHECK: 7877 - SHERIFF	<u>\$748.77</u>		
	TOTAL PAYMENTS	<u>\$1,564.54</u>		
	AMOUNT DUE	\$1,564.54		
	PAYMENT ON INVOICE	(\$1,564.54)		
	BALANCE DUE ON INVOICE	\$0.00		

Steven W Beyer
Cindy Beyer
38 Sandy Stone Dr
Orangeville PA 17859-9038

0050

60-8571/2313

Date June 26, 2017

Pay to the
Order of

Columbia County Sheriff

\$ 60,000.00

Sixty thousand and XX/100

Dollars



MEMBERS CHOICE FINANCIAL CREDIT UNION
P.O. BOX 329
DANVILLE, PA 17821

www.mcfcu.org 800-834-0082

MEMO

138 E. 8th Street

St W Beyer Cindy A. Beyer

⑆231385714⑆10000011099007⑈0050

MILSTEAD & ASSOCIATES, LLC

Michael J. Milstead

Richard M. Milstead

Joel H. Aronow*

Mark F. Herrera*

Nelson Diaz*

Rhondi Lynn Schwartz

*Also admitted to PA
*Also admitted to MD

Attorneys at Law

1 E. Stow Road, Marlton, New Jersey 08053

Phone (856) 482-1400 Fax (856) 482-9190

www.milsteadlaw.com

Andrew M. Lubin*

David H. Lipow*

Mary L. Harbert-Bell*

Matthew C. Waldi*

Bernadette Inace*

Roger Fay*

2501 Seaport Drive
Suite 210
Chester, PA 19013
(215) 717-0043 Fax (215) 717-0044

Our File No. 216927-1

Columbia County Sheriff
Attn: Real Estate Department
Columbia County Courthouse
PO Box 380
Bloomsburg, PA 17815

Re: Federal National Mortgage Association vs. Patricia A. Robinson, et al.
Property Address: 138 E 8th St, Bloomsburg, PA 17815
Docket No. 2016-CV-878
Our File No. 216927-1
Sheriff Sale Date: June 7, 2017

Dear Sir/Madam:

As you may be aware, my office represents the Plaintiff in the above referenced foreclosure sale. It is my understanding that the property was purchased for \$69,737.50, Please accept this letter as my claim on behalf of the Plaintiff for all net proceeds of the Sale after payment of all Sale costs up to Plaintiffs Writ amount of \$85,454.16, plus interest to date of disbursement, and Sale Deposit.

Please make check payable to our firm, Milstead & Associates, LLC, and forward it to me upon confirmation of your Schedule of Distribution. Additionally, please fax me a copy of your proposed Schedule of Distribution when it is prepared. Thank you for your consideration to this request.

Please feel free to contact us should you have any questions.

Respectfully yours,
Milstead & Associates, LLC

James Scafide
Legal Assistant

Federal National Mortgage Association
c/o Seterus
14523 SW Millikan Way
Suite 200
Beaverton, OR 97005,

Plaintiff,

vs.

Patricia A. Robinson
138 E 8th St
Bloomsburg, PA 17815

Defendant.

COURT OF COMMON PLEAS
COLUMBIA COUNTY

No.: 2016-CV-878

**STATEMENT OF AMOUNTS OWED BY MORTGAGE HOLDER
FOLLOWING THE SHERIFF SALE OF THE PROPERTY TO A THIRD PARTY**

To the Sheriff of Columbia County, Pa.:

Federal National Mortgage Association, ("Plaintiff") does hereby file a Claim against the Proceeds of a Sheriff's Sale entered to the above number held on June 7, 2017 of property located at 138 E 8th St, Bloomsburg, PA 17815. Plaintiff is the holder of a mortgage dated January 19, 2007, which is recorded in Mortgage at Instrument Number 200700938, Columbia County Records. Plaintiff claims as follows:

Judgment Amount: \$85,454.16*

Date: November 7, 2016

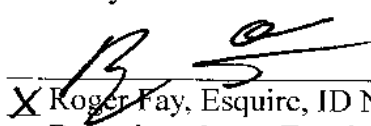
Interest accrued to date of Sale: \$3,032.64

Sale Deposit: \$1,350.00

Total Claim: \$89,836.80

MILSTEAD & ASSOCIATES, LLC
Attorney for Plaintiff

6-9-17


X Roger Fay, Esquire, ID No. 315987
Bernadette Irace, Esquire, ID No. 313008
1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400

Sale Results: The property was sold to a Third Party for the amount of \$69,737.50.

*For purposes of distribution process only as the total debt may be in excess of this amount

STEVEN W BEYER
CINDY A BEYER
38 SANDY STONE DR.
ORANGEVILLE, PA 17859-9038

60-593/313

3203

DATE

June 7 2017

PAY TO
THE ORDER OF

Columbia County Sheriff \$ 7,000.00
Seven thousand and 00/100

DOLLARS

A

Security Features
Visible
Under UV Light



MEMO

138 E. 8th Street Emily A. Buyer

0313059361 2100316806 03203

SPECIALTY MARK

SHERIFF'S SALE COST SHEET

16-878

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

DOCKET/RETURN	\$15.00
SERVICE PER DEF.	\$ <u>165.00</u>
LEVY (PER PARCEL	\$15.00
MAILING COSTS	\$ <u>24.00</u>
ADVERTISING SALE BILLS & COPIES	\$17.50
ADVERTISING SALE (NEWSPAPER)	\$15.00
MILEAGE	\$ <u>6.00</u>
POSTING HANDBILL	\$15.00
CRYING/ADJOURN SALE	\$10.00
SHERIFF'S DEED	\$35.00
TRANSFER TAX FORM	\$25.00
DISTRIBUTION FORM	\$25.00
COPIES	\$ <u>5.50</u>
NOTARY	\$ <u>10.00</u>
TOTAL *****	\$ <u>383.00</u>

WEB POSTING	\$150.00
PRESS ENTERPRISE INC.	\$ <u>1,004.19</u>
SOLICITOR'S SERVICES	\$100.00
TOTAL *****	\$ <u>1254.19</u>

PROTHIONOTARY (NOTARY)	\$10.00
RECORDER OF DEEDS	\$ <u>67.00</u>
TOTAL *****	\$ <u>77.00</u>

REAL ESTATE TAXES:

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

MUNICIPAL FEES DUE:

SEWER	20	\$ <u>778.31</u>
WATER	20	\$ _____
TOTAL *****		\$ <u>778.31</u>

SURCHARGE FEE (DSTE)		\$ <u>120.00</u>
MISC. _____	\$ _____	
_____	\$ _____	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 2617.50

recd 4-7-17

**MUNICIPAL AUTHORITY OF THE
TOWN OF BLOOMSBURG**

Town Hall 301 E Second Street Bloomsburg PA 17815
570.784.5422 570.784.1518 fax bloomsburgpa.org

March 31, 2017

Tim Chamberlain
Sheriff of Columbia County
Columbia County Court House
P. O. Box 380
Bloomsburg PA 17815

RE: Robinson, Patricia
138 E. 8th Street
Bloomsburg PA 17815

No. 2016-CV-878
2017-ED-12

Dear Sheriff Chamberlain:

The Bloomsburg Municipal Authority has been informed that the referenced property is scheduled for a Sheriff sale on 4/5/17. The Authority would like to inform your office that it holds a claim against this property for unpaid sewer in the amount of \$778.31 (estimated through 4/5/17).

If you require any further information, please contact me at 784-5422.

Sincerely,

Amber Kenney
Amber Kenney
Office Manager

Board of Directors: Thomas Evans, Chairman W. Carey Howell, Vice Chairman
 Claude Renninger, Treasurer Lawrence Mack Andrew Barton

**MUNICIPAL AUTHORITY OF THE
TOWN OF BLOOMSBURG**

COPY

Town Hall 301 E Second Street Bloomsburg PA 17815
570.784.5422 570.784.1518 fax bloomsburgpa.org

March 31, 2017

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RE: Robinson, Patricia
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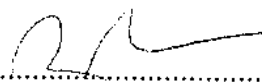
Sincerely,


Amber Kenney
Office Manager

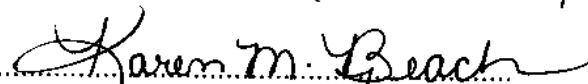
Board of Directors: Thomas Evans, Chairman W. Carey Howell, Vice Chairman
Claude Renninger, Treasurer Lawrence Mack Andrew Barton

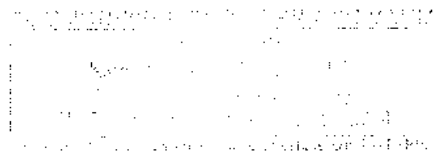
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paula J. Ream being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since that day and on the attached notice March 15, 22, 29, 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 this29th.....day of March.....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.

.....

Milstead & Associates, LLC
BY: Roger Fay, Esquire
ID No. 315987
1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400
Attorneys for Plaintiff
File No. 216927-1

Federal National Mortgage Association,

Plaintiff,

vs.

Patricia A. Robinson,

Defendant

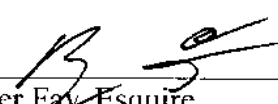
**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2016-CV-878

**Pa. R.C.P. 3129.3 (b)(2)(i)(B) Certificate of
Filing of Notice of Continued Sheriff Sale**

Certificate of Filing

**On this date, I caused to be 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.**



Roger Fay, Esquire
Attorney ID No. 315987
Milstead & Associates, LLC

Dated: 3-22-17

Milstead & Associates, LLC

1 E. Stow Road
Marlton, NJ 08053

(856) 482-1400
fax: (856) 482-9190
jscafide@milsteadlaw.com

FACSIMILE TRANSMITTAL SHEET

TO:	FROM:
FORECLOSURE SALES	James Scafide
COMPANY:	DATE:
COLUMBIA COUNTY SHERIFF	March 20, 2017
FAX NUMBER:	TOTAL NO. OF PAGES INCLUDING COVER:
570-389-5625	1
PHONE NUMBER:	SENDER'S REFERENCE NUMBER:
570-389-5624	216927-1
RE:	YOUR REFERENCE NUMBER:
Patricia A. Robinson	2016-CV-878

A follow-up copy will not be sent by mail.

Please accept this fax as authorization to POSTPONE the sale which is currently scheduled for April 05, 2017 to June 07, 2017.

Thank You

James Scafide

**IF THERE IS A PROBLEM WITH THIS TRANSMISSION
PLEASE CALL (856) 482-1400**

THE INFORMATION CONTAINED IN THIS FACSIMILE MESSAGE IS ATTORNEY PRIVILEGED AND CONFIDENTIAL INFORMATION INTENDED ONLY FOR THE USE OF THE INTENDED RECIPIENT(S) NAMED ABOVE. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT OR THE EMPLOYEE OR AGENT RESPONSIBLE TO DELIVER IT TO THE INTENDED RECIPIENT, YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US BY TELEPHONE AND RETURN THE ORIGINAL MESSAGE TO US AT THE ADDRESS LISTED ABOVE VIA UNITED STATES POSTAL SERVICE.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



FEDERAL NATIONAL MORTGAGE ASSOC
vs.
EARL ROBINSON, JR (et al.)

Case Number
2016CV878

SHERIFF'S RETURN OF SERVICE

02/28/2017 07:47 AM - DEPUTY KRISTIE ROSPENDOWSKI, 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 138 EAST 8TH STREET, BLOOMSBURG, PA 17815.


KRISTIE ROSPENDOWSKI DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

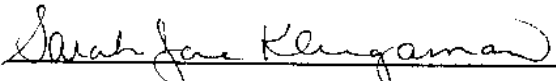
March 01, 2017

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

NOTARY

Affirmed and subscribed to before me this

1ST day of MARCH, 2017



Plaintiff Attorney: MILSTEAD & ASSOCIATES LLC, 1 EAST STOW ROAD, MARLTON, NJ 08053

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Zone:

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 AT 9:00 AM
SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)

Primary Address: 138 EAST 8TH STREET
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge:

Relation:

Date:

Time:

Deputy:

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

(POSTING)

2016CV878

138 EAST 8TH STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

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

REAL ESTATE TAX CERTIFICATION

Date: 01/27/2017

Fee: \$5.00

Cert. NO: 26224

ROBINSON EARL & PATRICIA A JR
232 EAST DUBLIN PIKE
DUBLIN PA 18917

District: TOWN OF BLOOMSBURG
Deed: 20070 -0937
Location: 138 E 8TH ST
Parcel Id:05E-02 -044-00,000

Assessment: 20,292

Balances as of 01/27/2017

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

COLUMBIA COUNTY SHERIFF

By: _____

Per: _____

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2016CV878

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

**WEDNESDAY, APRIL 05, 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 piece, parcel and trace of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a corner on the line of land or lot of ground now or formerly of Creasy & Wells, on the South side of Eighth Street, between Catherine and Iron Streets, in said Town, and running thence along said Eighth Street Westwardly forty-six feet to line of land now or formerly of Harry H. Seilers; thence along the same Southwardly one hundred feet, more or less, to the Pennsylvania Canal; thence along the same Eastwardly forty-six feet to line of land now or formerly of Creasy & Wells; thence along the same Northwardly on hundred feet, more or less, to the place of beginning on Eighth Street aforesaid.

Title to said Premises vested in Earl Robinson Jr. and Patricia A. Robinson by Deed from Earl Robinson Jr. dated January 19, 2007 and recorded on January 25, 2007 in the Columbia County Recorder of Deeds as Instrument No. 200700937.

Being known as: 138 E 8th St, Bloomsburg, PA 17815

Tax Parcel Number: 05E-02-044

PROPERTY ADDRESS: 138 EAST 8TH STREET, BLOOMSBURG, PA 17815

UPI / TAX PARCEL NUMBER: 05E-02-044

Seized and taken into execution to be sold as the property of EARL ROBINSON, JR, PATRICIA A ROBINSON in suit of FEDERAL NATIONAL MORTGAGE ASSOC.

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:
MILSTEAD & ASSOCIATES LLC
MARLTON, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

056-02-094

Town Blom

REAL ESTATE OUTLINE

ED # 2017 ED 12

DATE RECEIVED 1-17-17
DOCKET AND INDEX 2016 CV 878

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>X</u>	
COPY OF DESCRIPTION	<u>X</u>	
WHEREABOUTS OF LKA	<u>X</u>	
NON-MILITARY AFFIDAVIT	<u>X</u>	
NOTICES OF SHERIFF SALE	<u>X</u>	
WAIVER OF WATCHMAN	<u>X</u>	
AFFIDAVIT OF LIENS LIST	<u>X</u>	
CHECK FOR \$1,350.00 OR _____	<u>X</u>	CK# <u>16607</u>

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

SALE DATE April 5th TIME 9.00
POSTING DATE _____
ADV. DATES FOR NEWSPAPER 1ST WEEK _____
2ND WEEK _____
3RD WEEK _____

Milstead & Associates, LLC
BY: Robert W. Williams, Esquire
ID No. 315501
1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400
Attorneys for Plaintiff
File Number 216927-1

**Federal National Mortgage Association,
Plaintiff,**

Vs.

Patricia A. Robinson

Defendant

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2016-CV-878

2017-ED-12

**AFFIDAVIT OF SERVICE
PURSUANT TO RULE 3129.1**

Federal National Mortgage Association, Plaintiff in the above entitled cause of action, sets forth as of the date the praecipe for writ of execution was filed the following information concerning real property located at 138 E 8th St, Bloomsburg, PA 17815:

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

Patricia A. Robinson
138 E 8th St
Bloomsburg, PA 17815

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

Same as above

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

Federal National Mortgage Association
(Plaintiff herein)
14523 SW Millikan Way
Suite 200
Beaverton, OR 97005

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

Federal National Mortgage Association
(Plaintiff herein)
14523 SW Millikan Way
Suite 200
Beaverton, OR 97005

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

None Known

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:

None Known

7. Name and address of every person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale:

Tenant/Occupant
138 E 8th St
Bloomsburg, PA 17815

Department of Revenue
Bureau of Individual Taxes
Inheritance Tax Division
PO Box 280601
Harrisburg, PA 17128-0601

Commonwealth of Pennsylvania
Department of Welfare
P.O. Box 2675
Harrisburg, PA 17105

Department of Domestic Relations
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

Bloomsburg Area School District
728 East 5th Street
Bloomsburg, PA 17815

Town of Bloomsburg
301 E. Second Street
Town Hall
Bloomsburg, PA 17815

I verify that the statements made in the 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. Section 4904 relating to unsworn falsification to authorities.



By: Robert W. Williams, Esquire
Attorney for Plaintiff

Date: 7/11/2017

Federal National Mortgage Association,

Plaintiff,

Vs.

Patricia A. Robinson,

Defendant

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

No.: 2016-CV-878

2017-ED-12

**PRAECIPE FOR WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)**

WRIT OF EXECUTION (MORTGAGE FORECLOSURE)

P.R.C.P. 3180 TO 3183 AND Rule 3257

COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF COLUMBIA:

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

To satisfy the judgment, interest and cost in the above matter you are directed to levy upon and sell the following described property:

138 E 8th St, Bloomsburg, PA 17815
(see legal description attached)

NOTE: Description of property may be included in, or attached to the Writ.

AMOUNT DUE	\$ <u>85,454.16</u>
INTEREST	
From 11/04/2016 to Date	\$ _____
of Sale at \$14.04 per diem	
TOTAL DUE	\$ _____
	\$ _____

Dated: Jan. 17, 2017

(SEAL)

Barbara N. Jurek 188
(clerk) Office of Judicial Support, Common
Pleas Court of Columbia County, Penna.

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

No.: 2016-CV-878

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

Federal National Mortgage Association

vs.

Patricia A. Robinson

**WRIT OF EXECUTION
(Mortgage Foreclosure)**

Filed:



Robert W. Williams, Esquire
Attorney for Plaintiff

Address:
138 E 8th St
Bloomsburg, PA 17815

Where papers may be served.

No. 2016-CV-878

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

Federal National Mortgage Association

vs.

Patricia A. Robinson

**WRIT OF EXECUTION
(Mortgage Foreclosure)**

Costs

Office of Judicial Support

Judg. Fee

Sat.



Robert W. Williams, Esquire
Attorney for Plaintiff

Address: 138 E 8th St
Bloomsburg, PA 17815

Where papers may be served.

All that piece, parcel and trace of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a corner on the line of land or lot of ground now or formerly of Creasy & Wells, on the South side of Eighth Street, between Catherine and Iron Streets, in said Town, and running thence along said Eighth Street Westwardly forty-six feet to line of land now or formerly of Harry H. Sellers; thence along the same Southwardly one hundred feet, more or less, to the Pennsylvania Canal; thence along the same Eastwardly forty-six feet to line of land now or formerly of Creasy & Wells; thence along the same Northwardly one hundred feet, more or less, to the place of beginning on Eighth Street aforesaid.

Title to said Premises vested in Earl Robinson Jr. and Patricia A. Robinson by Deed from Earl Robinson Jr. dated January 19, 2007 and recorded on January 25, 2007 in the Columbia County Recorder of Deeds as Instrument No. 200700937.

Being known as: 138 E 8th St, Bloomsburg, PA 17815

Tax Parcel Number: 05E-02-044

NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

OWNER(S) Patricia A. Robinson

PLAINTIFF/SELLER: Federal National Mortgage Association

DEFENDANT(S): Patricia A. Robinson

PROPERTY: 138 E 8th St
Bloomsburg, PA 17815
(Improvements erected thereon)

JUDGMENT AMOUNT: \$85,454.16

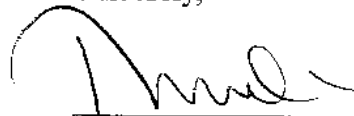
COLUMBIA COUNTY

No.: 2016-CV-878 2017-ED-12

The above captioned property is scheduled to be sold at Sheriff's Sale on April 5th 2017 at 9.00 AM/PM in the Columbia County Sheriff's Office, 35 West Main Street, Bloomsburg, PA 17815. You may hold a mortgage or judgment on the property which will be extinguished by the sale. You may wish to attend the sale to protect your interest.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff not later than 30 days after the sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within 10 days after the filing of the schedule.

Sincerely,



Robert W. Williams, Esquire
MILSTEAD & ASSOCIATES, LLC
1 E. Stow Road
Marlton, NJ 08053

216927-1

MILSTEAD & ASSOCIATES, LLC

Michael J. Milstead

Richard M. Milstead

Joel H. Aronow*

Mark E. Herrera*

Nelson Diaz*

Rhondi Lynn Schwartz

*Also admitted in PA
= Also admitted in MD

Attorneys at Law

1 E. Stow Road, Marlton, New Jersey 08053

Phone (856) 482-1400 Fax (856) 482-9190

www.milsteadlaw.com

Andrew M. Lubin*

David H. Lipow*

Mary L. Harbert-Bell*

Matthew C. Wald*

Robert W. Williams*

Bernadette Irace*

Roger Fay*

2501 Seaport Drive
Suite 200
Chester, PA 19013
(215) 717-0043 Fax (215) 717-0044

Our File No. 216927-1

Columbia County Sheriff
Columbia County Courthouse
PO Box 380
Bloomsburg, PA 17815

Re: Federal National Mortgage Association vs. Patricia A. Robinson
List property for Sheriff's Sale/Service of Defendants

Dear Sir/Madam:

Please serve the defendant(s) as listed below:

Patricia A. Robinson, 138 E 8th St, Bloomsburg, PA 17815

Also post the handbill on the mortgage premises listed below:

138 E 8th St, Bloomsburg, PA 17815

Once service has been completed please forward the returns to our office in the enclosed self addressed stamped envelope.

PLEASE PROVIDE OUR OFFICE WITH A SALE DEPOSIT RECEIPT FOR THE ADVANCE IN THE ATTACHED SELF ADDRESSED ENVELOPE MARKED DEPOSIT RECEIPT.

Thank you for your attention to this matter.

Very truly yours,

James Scafide
Paralegal

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

Federal National Mortgage Association,

Plaintiff,

Vs.

Patricia A. Robinson,

Defendant

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

No.: 2016-CV-878

2017-ED-12

**PRAECIPE FOR
WRIT OF EXECUTION
(Mortgage Foreclosure)**

To the Prothonotary:

Issue Writ of Execution in the above matter:

AMOUNT DUE

\$ 85,454.16

INTEREST

From 11/04/2016 to Date
of Sale at \$14.04 per diem
(Costs to be added)

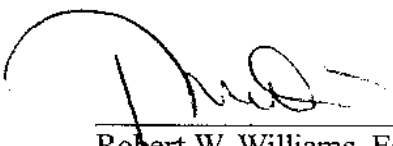
\$ _____

\$ _____

TOTAL DUE

\$ _____

DATE: 1/11/2017



Robert W. Williams, Esquire
Attorney for Plaintiff
1 E. Stow Road
Marlton, NJ 08053

No.: 2016-CV-878

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

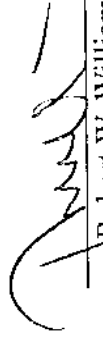
Federal National Mortgage Association

vs.

Patricia A. Robinson

**WRIT OF EXECUTION
(Mortgage Foreclosure)**

Filed:


Robert W. Williams, Esquire
Attorney for Plaintiff

Address:
138 E 8th St
Bloomsburg, PA 17815

Where papers may be served.

Federal National Mortgage Association,

Plaintiff,

Vs.

Patricia A. Robinson,

Defendant

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

No.: 2016-CV-878

2017-ED-12

**PRAECIPE FOR WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)**

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

COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF COLUMBIA:

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA:

To satisfy the judgment, interest and cost in the above matter you are directed to levy upon and sell the following described property:

138 E 8th St, Bloomsburg, PA 17815
(see legal description attached)

NOTE: Description of property may be included in, or attached to the Writ.

AMOUNT DUE	\$ 85,454.16
INTEREST	
From 11/04/2016 to Date	\$ _____
of Sale at \$14.04 per diem	
TOTAL DUE	\$ _____
	\$ _____

Dated: Jan 17, 2017

(SEAL)

Barbara N. Juretti 188
(clerk) Office of Judicial Support, Common
Pleas Court of Columbia County, Penna.

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

No. 2016-CV-878

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

Federal National Mortgage Association

vs.

Patricia A. Robinson


**WRIT OF EXECUTION
(Mortgage Foreclosure)**

Costs

Office of Judicial Support

Judg. Fee

Sat.



Robert W. Williams, Esquire
Attorney for Plaintiff

Address: 138 E 8th St
Bloomsburg, PA 17815

Where papers may be served.

All that piece, parcel and trace of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a corner on the line of land or lot of ground now or formerly of Creasy & Wells, on the South side of Eighth Street, between Catherine and Iron Streets, in said Town, and running thence along said Eighth Street Westwardly forty-six feet to line of land now or formerly of Harry H. Sellers; thence along the same Southwardly one hundred feet, more or less, to the Pennsylvania Canal; thence along the same Eastwardly forty-six feet to line of land now or formerly of Creasy & Wells; thence along the same Northwardly one hundred feet, more or less, to the place of beginning on Eighth Street aforesaid.

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Being known as: 138 E 8th St, Bloomsburg, PA 17815

Tax Parcel Number: 05E-02-044

Milstead & Associates, LLC
BY: Robert W. Williams, Esquire
ID No. 315501
1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400
Attorneys for Plaintiff
File Number 216927-1

**Federal National Mortgage Association,
Plaintiff,**

Vs.

**Patricia A. Robinson,

Defendant**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2016-CV-878 2017-ED-12

**NOTICE OF SHERIFF'S SALE OF
REAL PROPERTY PURSUANT
TO P.A.R.C.P.3129**

TAKE NOTICE:

Your house (real estate) at 138 E 8th St, Bloomsburg, PA 17815, is scheduled to be sold at sheriff's sale on April 5th 2017 at 9:00 AM/PM in the Columbia County Sheriff's Office, 35 West Main Street, Bloomsburg, PA 17815 to enforce the Court Judgment of \$85,454.16 obtained by Federal National Mortgage Association.

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

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

1. The Sale will be cancelled if you pay to Milstead & Associates, LLC, Attorney for Plaintiff, back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call (856) 482-1400.
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.
3. 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 following page 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 bid price by calling Milstead & Associates, LLC at (856) 482-1400.

2. You may be able to petition the Court to set aside the Sale if the bid price was grossly inadequate compared to the market value of your property.

3. The Sale will go through only if the Buyer pays the Sheriff the full amount due on the Sale. To find out if this has happened you may call Milstead & Associates, LLC at (856) 482-1400.

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 a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a Decd 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 Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff not later than thirty days after the sale. 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.

7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the Sale.

YOU SHOULD TAKE THIS PAPER TO YOU 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.

Columbia County Notice to Defend
Columbia County Bar Association
168 E. 5th Street
Bloomsburg, PA 17815
570-784-8760

Milstead & Associates, LLC
BY: Robert W. Williams, Esquire
ID No. 315501
1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400
Attorneys for Plaintiff
File Number 216927-1

**Federal National Mortgage Association,
Plaintiff,**

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

Vs.

No.: 2016-CV-878

Patricia A. Robinson,

2017-ED-12

Defendant

AFFIDAVIT OF NON-MILITARY SERVICE

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

1. inquiry has been made with the Department of Defense, and it has been determined that Defendant is not in the Military or Naval Service of the United States or its Allies, and/or does not fall within the provisions of the Servicemembers Civil Relief Act of 2003, 50 U.S.C § 3901 et seq.

2. defendant, Patricia A. Robinson, is over 18 years of age,

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

DATE: 1/13/2017



Robert W. Williams, Esquire



Status Report Pursuant to Servicemembers Civil Relief Act

SSN: XXX-XX-3550

Birth Date:

Last Name: ROBINSONFirst Name: PATRICIAMiddle Name: AActive Duty Status As Of: Jan-13-2017

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects the individuals' active duty status based on the Active Duty Status Date			

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date			

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA
This response reflects whether the individual or his/her unit has received early notification to report for active duty			

Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

Mary M. Snavelly-Dixon, Director
Department of Defense - Manpower Data Center
4800 Mark Center Drive, Suite 04E25
Arlington, VA 22350



Status Report
Pursuant to Servicemembers Civil Relief Act

SSN: XXX-XX-1469

Birth Date:

Last Name: ROBINSON

First Name: EARL

Middle Name:

Active Duty Status As Of: Jan-13-2017

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects the individuals' active duty status based on the Active Duty Status Date

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA

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Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

Mary M. Snavelly-Dixon

Mary M. Snavelly-Dixon, Director
Department of Defense - Manpower Data Center
4800 Mark Center Drive, Suite 04E25
Arlington, VA 22350

Milstead & Associates, LLC
BY: Robert W. Williams, Esquire
ID No. 315501
1 E. Stow Road
Marlton, NJ 08053
(856) 482-1400
Attorneys for Plaintiff
File Number 216927-1

**Federal National Mortgage Association,
Plaintiff,**

Vs.

Patricia A. Robinson,

Defendant

**COURT OF COMMON PLEAS
COLUMBIA COUNTY**

No.: 2016-CV-878

2017-ED-17

CERTIFICATION

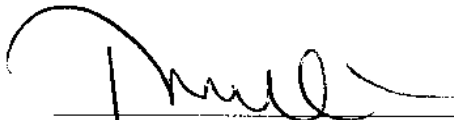
CERTIFICATION

Robert W. Williams, Esquire, hereby verifies that he is attorney for the Plaintiff in the above captioned matter, and that the premises are not subject to the provisions of Act 91 because it is:

- ☐ An FHA Mortgage
- ☐ Non-owner occupied
- ☐ Vacant
- ☒ Act 91 Procedures have been fulfilled

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

Date: 1/11/2017


By: Robert W. Williams, Esquire
Attorney for Plaintiff

NOTICE OF SHERIFF'S SALE
OF REAL PROPERTY

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

OWNER(S) Patricia A. Robinson

PLAINTIFF/SELLER: Federal National Mortgage Association

DEFENDANT(S): Patricia A. Robinson

PROPERTY: 138 E 8th St
Bloomsburg, PA 17815
(Improvements erected thereon)

JUDGMENT AMOUNT: \$85,454.16

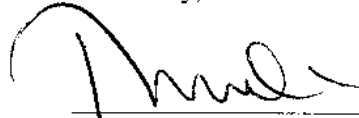
COLUMBIA COUNTY

No.: 2016-CV-878 2017-ED-12

The above captioned property is scheduled to be sold at Sheriff's Sale on April 5 2017 at 9:00AM/PM in the Columbia County Sheriff's Office, 35 West Main Street, Bloomsburg, PA 17815. You may hold a mortgage or judgment on the property which will be extinguished by the sale. You may wish to attend the sale to protect your interest.

A schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff not later than 30 days after the sale. Distribution will be made in accordance with the schedule unless exceptions are filed hereto within 10 days after the filing of the schedule.

Sincerely,



Robert W. Williams, Esquire
MILSTEAD & ASSOCIATES, LLC
1 E. Stow Road
Marlton, NJ 08053

216927-1

SHORT DESCRIPTION

DOCKET NO: 2016-CV-878 2017-ED-12

ALL THAT CERTAIN lot or piece of ground situate in Bloomsburg Town, County of Columbia,
and Commonwealth of Pennsylvania

TAX PARCEL NO: 05E-02-044

PROPERTY ADDRESS 138 E 8th St
Bloomsburg, PA 17815

IMPROVEMENTS: a Residential Dwelling

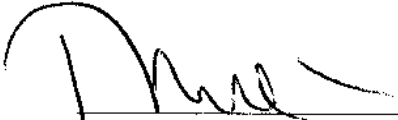
SOLD AS THE PROPERTY OF: Patricia A. Robinson

ATTORNEY'S NAME: Robert W. Williams, Esquire

SHERIFF'S NAME: Columbia County Sheriff

WAIVER OF WATCHMAN

Any Deputy Sheriff levying upon or attaching any property under within writ may leave same with a watchman, in custody of whomever is found in possession, after notifying person of such levy or attachment, without liability on the part of such deputy or the sheriff to any Plaintiff herein for any loss, destruction or removal of any such property before Sheriff's Sale thereof; and the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Robert W. Williams, Esquire
Attorney for Plaintiff

All that piece, parcel and trace of land situate in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, bounded and described as follows:

Beginning at a corner on the line of land or lot of ground now or formerly of Creasy & Wells, on the South side of Eighth Street, between Catherine and Iron Streets, in said Town, and running thence along said Eighth Street Westwardly forty-six feet to line of land now or formerly of Harry H. Sellers; thence along the same Southwardly one hundred feet, more or less, to the Pennsylvania Canal; thence along the same Eastwardly forty-six feet to line of land now or formerly of Creasy & Wells; thence along the same Northwardly one hundred feet, more or less, to the place of beginning on Eighth Street aforesaid.

Title to said Premises vested in Earl Robinson Jr. and Patricia A. Robinson by Deed from Earl Robinson Jr. dated January 19, 2007 and recorded on January 25, 2007 in the Columbia County Recorder of Deeds as Instrument No. 200700937.

Being known as: 138 E 8th St, Bloomsburg, PA 17815

Tax Parcel Number: 05E-02-044

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 12

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

MOVED TO 126 MCCORMICK RD DANVILLE

Serve To:

Name: PATRICIA A ROBINSON

Primary Address: 138 EAST 8TH STREET
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: *MOVED*

Relation:

Date: 1/20/17

Time: 1328

Deputy: 5

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:	1/20/17	1/20/17				
Time:	0944	1328				
Mileage:						
Deputy:	5	5				

Service Attempt Notes:

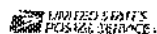
1. *UNOBTAIN*
2. *POST OFFICE / NEW ADDRESS*
- 3.
- 4.
- 5.
- 6.

ROBINSON, PATRICIA A

2016CV878

138 EAST 8TH STREET, BLOOMSBURG, PA 17815

NO EXPIRATION



Detail COA Information

Restricted Information

The Exclusion/Inclusion Gateway is now working as designed.
Reminder: A PS Form 3546 must be submitted to cancel or modify a Change of Address Order.

Horns Legend

[Back](#) [New](#) [Search](#)

Current COA Information (PAD)

Exclude COA

Move Type: FP Request: Added Effective Date: 09/01/2016 Orig Trans: 1626803180009040 Created On: 09/24/2016 Primary: ROBI138
Name: ROBINSON PATTY A
Old Addr: 138 E 8TH ST; BLOOMSBURG PA 17815-2704-38 Old CRID: C008
New Addr: 126 MCCracken RD; DANVILLE PA 17821-9527-26 New CRID: R010
Label Print: ☐ 3982 ☐ Old Addr ☐ New Addr [Schedule for Print](#)

COARS History Record 1

Move Type: FP
Request: Added
Effective Date: 09/01/2016
Orig Trans : 1628803190009040
Created On: 09/24/2016 05:48
Status: Active
Last modified by: A137
Machine ID: 0319
Name: ROBINSON PATTY A
Old CRID: C008
Old 138 E 8TH ST
Address: BLOOMSBURG PA 17815-2704-38
New CRID: R010
New 126 MCCracken RD
Address: DANVILLE PA 17821-9527-26

[illegible]

Document Receipt

Trans #	9765	Carrier / service:	USPS Server	First-Class Mail®	1/24/2017 12:00:00 AM
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Ship to:

Patricia Robinson

126 MCCracken Road

Tracking #: 71901140006000097564

Doc Ref #: 2016CV878

Postage 5.1300

DANVILLE PA 17821

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 12

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

MOVED TO 126 McCracken Rd. Danville

Serve To:

Name: OCCUPANT

Primary Address: 138 EAST 8TH STREET
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date:

Time:

Deputy:

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

1. *VACANT*

2.

3.

4.

5.

6.

OCCUPANT

2016CV878

138 EAST 8TH STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 12

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: BLOOMSBURG MUNICIPAL AUTHORITY

Primary Address: 301 E 2ND STREET
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: JIMMY KENNEDY

Relation: OFFICE MANAGER

Date: 1/24/17

Time: 0900

Deputy: 5

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

1.

2.

3.

4.

5.

6.

BLOOMSBURG MUNICIPAL

2016CV878

301 E 2ND STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 12

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Domestic Relations Office of Columbia Co.

Primary Address: 11 WEST MAIN STREET

2ND FLOOR

Bloomsburg, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

MICHAEL SANTOR

Relation:

CLERK

Date:

1/20/17

Time:

0840

Deputy:

5

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

1.

2.

3.

4.

5.

6.

DOMESTIC RELATIONS OF

2016CV878

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

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 12

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 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: SHELLEY EMMIS

Relation: CLERK

Date: 4/20/17

Time: 1034

Deputy: 5

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

COLUMBIA COUNTY TAX C

2016CV878

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 12

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: BLOOMSBURG AREA SCHOOL DISTRICT-

Primary Address: 728 E. 5TH STREET
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date:

Deputy:

Time:

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

BLOOMSBURG AREA SCH

2016CV878

728 E. 5TH STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FEDERAL NATIONAL MORTGAGE ASSOC
vs.
ROBINSON JR, EARL (et al.)

Case Number
2016CV878

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

12

Warrant:

Notes: SALE DATE & TIME: 04/05/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Mary F. Ward

Primary Address: 301 E Second Street, Town Hall
Bloomsburg, PA 17816

Phone: 570-784-1581

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

MILSTEAD

Relation:

Date:

1/20/17

Time:

1333

Deputy:

5

Mileage:

Attorney / Originator:

Name: MILSTEAD & ASSOCIATES LLC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

WARD, MARY F.

2016CV878

01 E SECOND STREET, TOWN HALL, BLOOMSBURG, PA NO EXPIRATION

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



71901140006000097144

US SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
900 MARKET STREET

PHILADELPHIA PA 19107-4214

Document Receipt

Trans #	9718	Carrier / service:	USPS Server	First-Class Mail®	1/18/2017 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION

900 MARKET STREET

Tracking #: 71901140006000097144

Doc Ref #: 2017ED12

Postage 5.1300

PHILADELPHIA PA 19107-4214

Document Receipt

Trans #	9718	Carrier / service:	USPS Server	First-Class Mail®	1/18/2017 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION

900 MARKET STREET

Tracking #: 71901140006000097144

Doc Ref #: 2017ED12

Postage 5.1300

PHILADELPHIA PA 19107-4214

Document Receipt

Trans #	9717	Carrier / service:	USPS Server	First-Class Mail®	1/18/2017 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000097137

Doc Ref #: 2017ED12

Postage 5.1300

HARRISBURG PA 17105

Document Receipt

Trans #	9716	Carrier / service:	USPS Server	First-Class Mail®	1/18/2017 12:00:00 AM
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Ship to

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000097120

Doc Ref #: 2017ED12

Postage 5.1300

HARRISBURG PA 17105

Document Receipt

Trans #	9715	Carrier / service:	USPS Server	First-Class Mail®	1/18/2017 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000097113

Doc Ref #: 2017ED12

Postage 5.1300

HARRISBURG PA 17128

Document Receipt

Trans #	9719	Carrier / service:	USPS Server	First-Class Mail®	1/18/2017 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000097151

Doc Ref #: 2017ED12

Postage 5.1300

PHILADELPHIA PA 19106

Milstead & Associates LLC
ATTORNEY BUSINESS ACCT

1 E. STOW ROAD
MARLTON, NJ 08053
856-482-1400



TD Bank
America's Most Convenient Bank®
55-136/312

PAY TO THE
ORDER OF

Columbia County Sheriff

January 10, 2017

\$ *****1,350.00

One Thousand Three Hundred Fifty and 00/100

VOID AFTER 180 DAYS

DOLLARS

Columbia County Sheriff
Columbia County Courthouse
PO Box 380
Bloomsburg, PA 17815



MEMO

File: 216927, Earl Robinson, Jr.

⑈016607⑈ ⑆031201360⑆ 432252222⑈