

NATIONSTAR MORTGAGE VS OLGA JACOBS

NO. 143-2017 ED NO. 1061-2017 JD

DATE/TIME OF SALE: JANUARY 31, 2018 @ 9:00 AM

BID PRICE (INCLUDES COST) \$ 2324.05

POUNDAGE – 2% OF BID \$ 46.48

TRANSFER TAX – 2% OF FAIR MKT \$ 7

MISC. COSTS \$ —

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2370.48

JAMIE BINKER

TOTAL DUE:	\$ 2370.48
LESS DEPOSIT:	\$ 1350.00
DOWN PAYMENT:	\$
TOTAL DUE IN 8 DAYS	\$ 1020.48

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff

NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY

vs.

Defendant

OLGA JACOBS
OLGA JACOBS

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. : 2017CV1061

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 21 STONEYBROOK ROAD, ORANGEVILLE, PA 17859

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	\$66.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,232.25
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	\$285.00
Service Mileage	\$12.00
Distribution Form	\$25.00
Copies	\$9.50
Notary Fee	\$10.00
Surcharge	\$200.00
Tax Claim Search	\$5.00

Total Sheriff Costs \$2,252.25

Distribution Costs

Recording Fees \$71.75

Total Distribution Costs \$71.75

Grand Total: \$2,324.00

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: 220876
Customer:
SHERIFF'S OFFICE

Invoice Date: 04/25/2018 10:25:34 AM
Last Change:

RECEIPT
Receipt By: MAIL

Reg/Drw ID: 0102
By: HAS

Chg #	Charge / Payment / Fee Description	Amount	Inst # / Inst Date	Municipality
1	DEED	\$71.75	201802968 04/25/18 10:25:43 AM	ORANGE TOWNSHIP
	Grantor - JACOBS, OLGA			
	Grantee - FEDERAL NATIONAL MORTGAGE ASSO			
	Consideration - \$2,370.48			
	Tax Basis - \$0.00			
	Return Via - MAIL			
	Fees Summary:			
	STATE WRIT TAX	\$0.50		
	JCS/ACCESS TO JUSTICE	\$40.25		
	AFFORDABLE HOUSING	\$13.00		
	RECORDING FEES - RECORDER	\$13.00		
	RECORDER IMPROVEMENT FUND	\$3.00		
	COUNTY IMPROVEMENT FUND	\$2.00		
	TOTAL CHARGES	\$71.75		
	PAYMENTS			
	CHECK: 8164 - SHERIFF'S OFFICE	\$71.75		
	TOTAL PAYMENTS	\$71.75		
	AMOUNT DUE	\$71.75		
	PAYMENT ON INVOICE	(\$71.75)		
	BALANCE DUE ON INVOICE	\$0.00		



1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
215-563-7000
Fax #: 215-568-7616
deedinstructions@phelanhallinan.com

February 1, 2018

Office of the Sheriff
COLUMBIA County Courthouse
PO Box 380
W. Main Street
Bloomsburg, PA 17815

Re: OLGA M. JACOBS A/K/A OLGA JACOBS
21 STONEYBROOK ROAD, A/K/A 21 STONEY BROOK ROAD, ORANGEVILLE,
PA 17859-9017
2017-CV-1061

Dear Sir or Madam:

Please assign the bid on the above captioned property, which was knocked down to the law firm of Phelan Hallinan Diamond & Jones, LLP as "attorney-on-the-writ," to **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, PO Box 650043, Dallas, TX 75265.

Enclosed are two (2) transfer tax affidavits reflecting the assignment, and a stamped self-addressed envelope for your convenience. Thank you in advance for your cooperation in this matter.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Steven Srezo".

On behalf of Phelan Hallinan Diamond & Jones, LLP

PH # 1008136

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF INDIVIDUAL TAXES
DEPT. 280603
HARRISBURG, PA 17128-0603

REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

RECORDER'S USE ONLY

State Tax Paid

Book Number

Page Number

Date Recorded

Complete each section and file in duplicate with Recorders of Deeds when (1) the full value/consideration is not set forth in the deed, (2) the deed is without consideration, or by gift, or (3) a tax exemption is claimed. If more space is needed, please attach additional sheets. A Statement of Value (SOV) is not required if the transfer is wholly exempt from tax based on family relationship or public utility easement. However, it is recommended that a SOV accompany all documents filed for recording.

A. CORRESPONDENT - All inquiries may be directed to the following person:

Name Phelan Hallinan Diamond & Jones, LLP	Telephone Number: 215-563-7000
Mailing Address 1617 JFK Boulevard, Suite 1400, One Penn Center Plaza	City Philadelphia
	State PA
	ZIP Code 19103

B. TRANSFER DATA

Date of Acceptance of Document 2/12/18	
Grantor(s)/Lessor(s) Timonthy Chamberlain	Telephone Number: (570) 389-5622
Grantee(s)/Lessee(s) FEDERAL NATIONAL MORTGAGE ASSOCIATION	Telephone Number: 1-215-575-1400
Mailing Address PO Box 380, W. Main Street	Mailing Address PO Box 650043
City Bloomsburg	State PA
ZIP Code 17815	City Dallas
	State TX
	ZIP Code 75265

C. REAL ESTATE LOCATION

Street Address 21 STONEYBROOK ROAD, A/K/A 21 STONEY BROOK ROAD, ORANGEVILLE, PA 17859-9017	City, Township, Borough ORANGE TOWNSHIP
--	---

County COLUMBIA	School District CENTRAL COLUMBIA S.D	Tax Parcel Number 27-04-019
---------------------------	--	---------------------------------------

D. VALUATION DATA

Was transaction part of an assignment or relocation? ☐ Y ☒ N

1. Actual Cash Consideration \$ 2,324.00 (winning bid)	2. Other Consideration + -0-	3. Total Consideration = \$ 2,324.00
4. County Assessed Value \$ 31475.0	5. Common Level Ratio Factor X 3.91	6. Computed Value = \$123,067.25

E. EXEMPTION DATA - Refer to instructions for exemption status.

1a. Amount of Exemption Claimed = \$123,067.25	1b. Percentage of Grantor's Interest in Real Estate 100%	1c. Percentage of Grantor's Interest Conveyed 100%
--	--	--

2. Check Appropriate Box Below for Exemption Claimed.

☐ Will or intestate succession (Name of Decedent) Estate File Number

☐ Transfer to a Trust. (Attach complete copy of trust agreement identifying all beneficiaries.)

☐ Transfer from a trust. Date of transfer into the trust

☐ If trust was amended attach a copy of original and amended trust.

☐ Transfer between principal and agent/straw party. (Attach complete copy of agency/straw party agreement.)

☐ Transfer to the Commonwealth, the United States and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)

☐ Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of mortgage and note/assignment)

☐ Corrective confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)

☐ Statutory corporate consolidation, merge, or division (Attach copy of articles)

☒ *Other (Please explain exemption claimed, if other than listed above.

This is an exempt transaction based on P.S. Sect. 91 (b)(1)(v) and 12 U.S.C. Sect. 1723a (c)(2). This is a government instrumentality.

Under Penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party Sierra Grago	Date 2/12/18
--	------------------------

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH APPLICABLE DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.

SHERIFF'S SALE COST SHEET

17-1061
1350

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

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>285.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>66.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>12.00</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>9.50</u>	
NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>555.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>1232.75</u>	
SOLICITOR'S SERVICES	\$100.00	
TOTAL *****		\$ <u>1482.75</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>71.75</u>	
TOTAL *****		\$ <u>81.75</u>

REAL ESTATE TAXES:		
BORO, TWP & COUNTY 20	\$	
SCHOOL DIST. 20	\$	
DELINQUENT 20	\$ <u>5.00</u>	
TOTAL *****		\$ <u>5.00</u>

MUNICIPAL FEES DUE:		
SEWER 20	\$	
WATER 20	\$	
TOTAL *****		\$ <u>-0-</u>

SURCHARGE FEE (DSTE)	\$ <u>200.00</u>	
MISC. _____	\$	
_____	\$	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 2324.00

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

CHRISTINE SCHOFFLER
Legal Assistant, 1286

Representing Lenders in
Pennsylvania

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

No.: 2017-CV-1061
No.: 2017-ED-143

Re: NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY VS. OLGA M.
JACOBS A/K/A OLGA JACOBS
No.: 2017-CV-1061, No.: 2017-ED-143

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 01/31/2018 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

PH # 1008136

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

NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY
Plaintiff,

v.

OLGA M. JACOBS A/K/A OLGA JACOBS
Defendant(s)

: COLUMBIA COUNTY
:
: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: No.: 2017-CV-1061
: No.: 2017-ED-143

AFFIDAVIT OF SERVICE PURSUANT TO RULE 3129.2

COMMONWEALTH OF PENNSYLVANIA)
PHILADELPHIA COUNTY) SS:

As required by Pa. R.C.P. 3129.2(a) Notice of Sale has been given to Lienholders and any known interested party in the manner required by Pa. R.C.P. 3129.2(c) on each of the persons or parties named, at that address, set forth on the Affidavit and as amended if applicable. A copy of the Certificate of Mailing (Form 3817) and/or Certified Mail Return Receipt stamped by the U.S. Postal Service is attached hereto Exhibit "A".

DEC 21 2017

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

Date: _____

IMPORTANT NOTICE: This property is sold at the direction of the plaintiff. It may not be sold in the absence of a representative of the plaintiff at the Sheriff's Sale. The sale must be postponed or stayed in the event that a representative of the plaintiff is not present at the sale.

Name
and
Address
Of
Sender



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

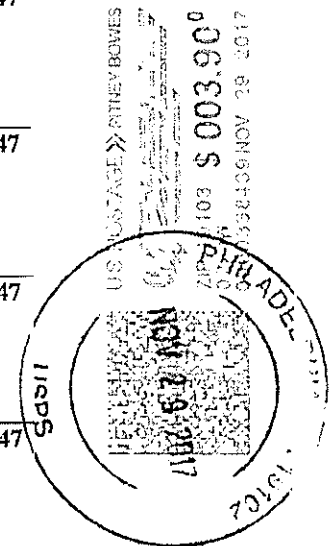
AZK/AMK - 01/31/2018 SALE

Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee
1	****	TENANT/OCCUPANT 21 STONEYBROOK ROAD A/K/A 21 STONEY BROOK ROAD ORANGEVILLE, PA 17859-9017	\$0.47	
2	****	BEVERLY J. MICHAEL 35 WEST MAIN STREET BLOOMSBURG, PA 17815	\$0.47	
3	****	BOROUGH OF LEWISBURG 55 S 5TH STREET, SUITE 1 LEWISBURG, PA 17837	\$0.47	
4	****	COMMONWEALTH OF PENNSYLVANIA BUREAU OF INDIVIDUAL TAXES INHERITANCE TAX DIVISION 6TH FLOOR, STRAWBERRY SQ. DEPT 280601 HARRISBURG, PA 17128	\$0.47	
5	****	DEPARTMENT OF PUBLIC WELFARE, TPL CASUALTY UNIT, ESTATE RECOVERY PROGRAM P.O. BOX 8486 WILLOW OAK BUILDING HARRISBURG, PA 17105	\$0.47	
6	****	PENNSYLVANIA DEPARTMENT OF TRANSPORTATION C/O FRANK J. BERTRAND ENGINEERING DISTRICT 3-0 715 JORDAN AVENUE MONTGOMERYVILLE, PA 17754	\$0.47	
7	****	THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT 451 SEVENTH STREET SOUTHWEST WASHINGTON, DC 20410	\$0.47	
8	****	THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT C/O LESLIE FLYNN WELLS FARGO BANK, N.A. 9021 MERIDAN WAY MAC M6964-012 WEST CHESTER, OH 45069-0000	\$0.47	
9	****	THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT C/O RIVERS EDGE ABSTRACT CO., INC. 301 OXFORD VALLEY RD STE 1602A YARDLEY, PA 19067	\$0.47	
10	****	WFHM FINAL DOCS X999-01M 1000 BLUE GENTIAN ROAD EAGAN, MN 55121	\$0.47	
		RE: OLGA M. JACOBS A/K/A OLGA JACOBS (COLUMBIA) PH # 1008136/1021		

Page 1 of 2

Writ Team

Total Number of Pieces Listed by Sender	Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)	The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500
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IN THE COURT OF COMMON PLEAS
COLUMBIA COUNTY, PENNSYLVANIA

NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY
Plaintiff

vs.

OLGA M. JACOBS
A/K/A OLGA JACOBS
Defendant

: Court of Common Pleas
:
: Civil Division
:
: COLUMBIA County
:
: No.: 2017-CV-1061
: No.: 2017-ED-143

CLERK OF COURT
COUNTY OF COLUMBIA

2017 DEC 21 P 3:09

FILED
PROTHONOTARY

ORDER

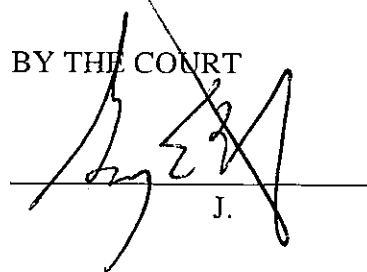
AND NOW, this 21st day of December, 2017 the Prothonotary is

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	\$80,874.22
Interest Through December 31, 2017	\$14,216.91
Legal fees	\$2,365.00
Cost of Suit and Title	\$259.84
Sheriff's Sale Costs	\$1,350.00
Mortgage Insurance Premium/ Private Mortgage Insurance	\$4,200.53
Servicer Fees	\$3,480.00
Escrow Deficit	\$1,132.00
TOTAL	\$107,878.50

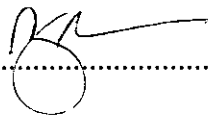
Plus interest at six percent per annum.

BY THE COURT

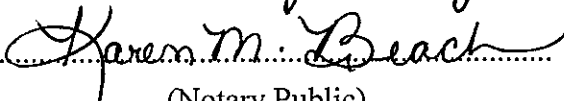

J.

STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

Paula J. Ream being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said , Town, County and State since that day and on the attached notice January 10, 17, 24, 2018 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 24th day of January 2018.....

.....
(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.

.....

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 11/16/17

Account:

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

Ad ID: 1122294
Description: **JACOBS SHERIFF SALE**
Run Dates: 01/10/18 to 01/24/18
Class: 2
Agate Lines: 225
Blind Box:

Total Ad Cost \$1,232.25
Amount Paid \$0.00

Publication	Start	Stop	Inserts	Cost
Press Enterprise	01/10/18	01/24/18	3	\$1,232.25

SHERIFFS SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2017CV1061

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, JANUARY 31, 2018
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 or tract of land situate in Orange Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a Mag Nail (set) in the westbound lane of S. R. # 107;
1. THENCE, along the same, S 83 degrees 09 minutes 30 seconds E. 133.20' (more or less) described as N 83 degrees 9 minutes 30 seconds W 133/20 in deed recorded in Record Book 714, at Page 580) to a Mag Nail (set) in the west bound lane of S. R. # 107;

2. THENCE, along lands now or formerly of Leonard G. and Barbara J. Hughes, N 03 degrees 32 minutes 30 seconds E. 285.60', to a stone (found);

3. THENCE, along the same, N 80 degrees 20 minutes W, 177.46', to an iron pin (set) in line of lands or formerly of David Michael Ryman;

4. THENCE, along lands now or formerly of Ryman, S 04 degrees 47 minutes 20 seconds E. 300.03'; to a Mag Nail (set), the point and place of BEGINNING.

CONTAINING 1.02 Acres.

BEING Lot No. 2 on survey draft of Thomas H. Parr, P.L.S. dated June 19, 1997, approved by the Columbia County Planning Commission.

BEING Parcel No. 27-04-019.

BEING the same premises which Sandra S. Bruce and Gregory S. Bruce, wife and husband, by Deed dated November 30, 2007 and recorded in Columbia County, Pennsylvania as Instrument No. 200712582, granted and conveyed unto Olga M. Jacobs, in fee.

TITLE TO SAID PREMISES IS VESTED IN Olga M. Jacobs, a single person, by Deed from Sandra S. Bruce and Gregory S. Bruce, husband and wife, Dated 11/30/2007, Recorded 12/12/2007, Instrument No. 200712582.

Tax Parcel: 27-04-019.

Premises Being: 21 Stoneybrook Road, a/k/a 21 Stoney Brook Road, Orangeville, PA 178599017

PROPERTY ADDRESS: 21 STONEYBROOK ROAD, ORANGEVILLE, PA 17859

UPI / TAX PARCEL NUMBER: 27-04-019

Seized and taken into execution to be sold as the property of OLGA JACOBS, OLGA JACOBS in suit of NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY.

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 215-663-7000 COLUMBIA COUNTY, Pennsylvania

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
OLGA JACOBS (et al.)

Case Number
2017CV1061

SHERIFF'S RETURN OF SERVICE

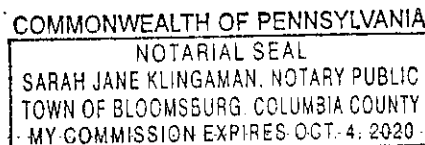
12/12/2017 11:16 AM - DEPUTY CHRIS PRESCOTT, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 21 STONEYBROOK ROAD, ORANGEVILLE, PA 17859.


CHRIS PRESCOTT, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

December 12, 2017



NOTARY

Affirmed and subscribed to before me this

12TH day of DECEMBER, 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



NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Manner: < Not Specified >

Expires:

Zone:

Warrant:

Notes: SALE DATE & TIME: 01/31/2018 AT 9:00 AM
SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)

Primary Address: 21 STONEYBROOK ROAD
ORANGEVILLE, PA 17859

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 12-12-17

Time: 11/16

Deputy: 8/19

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)

2017CV1061

21 STONEYBROOK ROAD, ORANGEVILLE, PA 17859

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

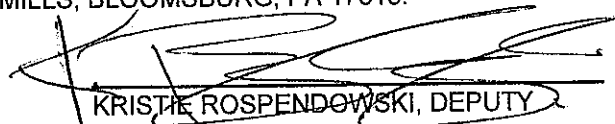


NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
OLGA JACOBS (et al.)

Case Number
2017CV1061

SHERIFF'S RETURN OF SERVICE

11/28/2017 10:34 AM - 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: OLGA JACOBS AT BLOOM MILLS, BLOOMSBURG, PA 17815.

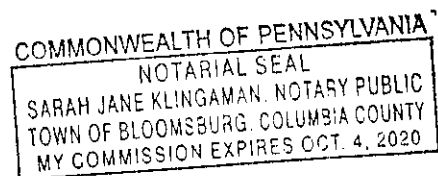

KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,



TIMOTHY T. CHAMBERLAIN, SHERIFF

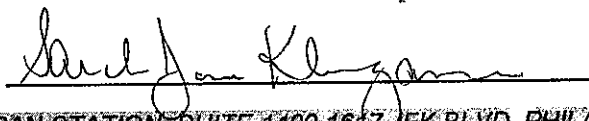
November 29, 2017



NOTARY

Affirmed and subscribed to before me this

29TH day of NOVEMBER, 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

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 143

Warrant:

Notes: SALE DATE & TIME: 01/31/2018 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: OCCUPANT

Primary Address: 21 STONEYBROOK ROAD
ORANGEVILLE, PA 17859

Phone:

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date: 12-12-17

Time: 1348

Deputy: 9/19

Mileage:

Attorney / Originator:

Name: PHELAN HALLINAN DIAMOND & JONES LLP

Phone: 215-563-7000

Service Attempts:

Date: 12-12-17

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

OCCUPANT

2017CV1061

21 STONEYBROOK ROAD, ORANGEVILLE, PA 17859 NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	143
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 01/31/2018 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	OLGA JACOBS
Primary Address:	21 STONYBROOK ROAD ORANGEVILLE, PA 17859
Phone:	DOB:
Alternate Address:	Bloom Mills
Phone:	Bloomburg PA 17815

Final Service:

Served:	Personally - Adult In Charge - Posted - Other
Adult In Charge:	OLGA JACOBS
Relation:	DEF
Date:	11/28/17
Time:	1034
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. _____

JACOBS, OLGA

2017CV1061

21 STONYBROOK ROAD, ORANGEVILLE, PA 17859

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	143
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 01/31/2018 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	COLUMBIA COUNTY PLANNING COMMISS
Primary Address:	26 WEST FIRST STREET BLOOMSBURG, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · <u>Adult In Charge</u> · Posted · Other
Adult In Charge:	ALLISON SKEENE
Relation:	LAND USE PLANNER
Date:	11/22/17
Time:	1459
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 PLAN

2017CV1061

26 WEST FIRST STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 143

Manner: < Not Specified >

Expires:

Warrant:

Notes:

SALE DATE & TIME: 01/31/2018 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 LIVZIEL

Relation:

RECEPTIONIST

Date:

11/17/17

Time:

1430

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

2017CV1061

4777 OLD BERWICK ROAD, BLOOMSBURG, PA 17815 NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	143
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 01/31/2018 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	REGISTER OF WILLIS
Primary Address:	35 WEST MAIN STREET BLOOMSBURG, PA 17815
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other
Adult In Charge:	TRACY ALBERTSON
Relation:	
Date:	11-16-17
Time:	1120
Deputy:	8
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. _____

REGISTER OF WILLIS

2017CV1061

35 WEST MAIN STREET, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 143

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 01/31/2018 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: OLGA JACOBS

Primary Address: 237 WEST 6TH STREET APT 208
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: ☒ Personally ☐ Adult In Charge ☐ Posted ☐ Other

Adult In Charge: OLGA JACOBS

Relation: DEF

Date: 11/17/17

Time: 1103

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. _____

JACOBS, OLGA

2017CV1061

237 WEST 6TH STREET APT 208, BLOOMSBURG, PA 178 NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY
vs.
JACOBS, OLGA (et al.)

Case Number
2017CV1061

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice		Zone:	143
Manner:	< Not Specified >	Expires:	Warrant:	
Notes:	SALE DATE & TIME: 01/31/2018 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 · <u>Adult In Charge</u> · Posted · Other
Adult In Charge:	EILEEN JESS
Relation:	CLERK
Date:	11/17/17
Time:	1432
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. _____

DOMESTIC RELATIONS OF 2017CV1061 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, P NO EXPIRATION

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2017CV1061

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, JANUARY 31, 2018
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 or tract of land situate in Orange Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a Mag Nail (set) in the westbound land of S. R. #107;

1. THENCE, along the same, S 83 degrees 09 minutes 30 seconds E, 133.20' (erroneously described as N 83 degrees 9minutes 30 seconds W 133/20 in deed recorded in Record Book 714, at Page 580) to a Mag Nail (set) in the west bound lane of S. R. #107;

2. THENCE, along lands now or formerly of Leonard G. and Barbara J. Hughes, N 03 degrees 32 minutes 30 seconds E, 285.60', to a stone (found);

3. THENCE, along the same, N 80 degrees 20 minutes W, 177.46', to an iron pin (set) in line of lands or formerly of David Michael Ryman;

4. THENCE, along lands now or formerly of Ryman, S 04 degrees 47 minutes 20 seconds E, 300.03', to a Mag Nail (set), the point and place of BEGINNING.

CONTAINING 1.02 Acres.

BEING Lot No. 2 on survey draft of Thomas H. Parr, P.L.S. dated June 19, 1997, approved by the Columbia County Planning Commission.

BEING Parcel No. 27-04-019.

BEING the same premises which Sandra S. Bruce and Gregory S. Bruce, wife and husband, by Deed dated November 30, 2007 and recorded in Columbia County, Pennsylvania as Instrument No. 200712582, granted and conveyed unto Olga M. Jacobs, in fee.

TITLE TO SAID PREMISES IS VESTED IN Olga M. Jacobs, a single person, by Deed from Sandra S. Bruce and Gregory S. Bruce, husband and wife, Dated 11/30/2007, Recorded 12/12/2007, Instrument No. 200712582.

Tax Parcel: 27-04-019

Premises Being: 21 Stoneybrook Road, a/k/a 21 Stoney Brook Road, Orangeville, PA 178599017

PROPERTY ADDRESS: 21 STONEYBROOK ROAD, ORANGEVILLE, PA 17859

UPI / TAX PARCEL NUMBER: 27-04-019

Seized and taken into execution to be sold as the property of OLGA JACOBS, OLGA JACOBS in suit of NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY.

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

Office of the Prothonotary
COLUMBIA County

RE: NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY v. OLGA M.
JACOBS A/K/A OLGA JACOBS
COLUMBIA County, CCP No. 2017-CV-1061, PH # 1008136

Dear Sir/Madam:

Enclosed please find the original and one copy each of a Praeipie to Mark Judgment to Use Plaintiff, a Praeipie to Substitute Party Plaintiff Name Change, an Entry of Appearance and a Certification of Service. Kindly file the original of record. Once time-stamped, kindly return the time-stamped copies in the envelope enclosed.

Very truly yours,

Praeipie Department

CC: OLGA M. JACOBS A/K/A OLGA JACOBS

enclosures

PH # 1008136

PHELAN HALLINAN DIAMOND & JONES, LLP
1617 JFK Boulevard, Suite 1400
Philadelphia, PA 19103
Jennie.Tsai@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY**
Plaintiff

: **Court of Common Pleas**

:

: **Civil Division**

:

: **COLUMBIA County**

:

: **No. 2017-CV-1061**

:

:

v.

OLGA M. JACOBS A/K/A OLGA JACOBS
Defendant

PRAECIPE FOR VOLUNTARY SUBSTITUTION OF PARTY PLAINTIFF
PURSUANT TO Pa.R.C.P. 2352

TO THE PROTHONOTARY:

Kindly substitute NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY as successor Plaintiff for the originally named Plaintiff. The material facts on which the right of succession and substitution are based are as follows:

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is the current holder of the mortgage by virtue of that certain Assignment of Mortgage, which Assignment was recorded on 09/26/2017 in Instrument Number 201707699 of the Recorder of Deeds Office in and for COLUMBIA County. The assignment is a matter of public record and is incorporated herein by reference in accordance with PA.R.C.P. 1019(g), which rule relieves Plaintiff from its obligations to attach documents to pleadings if those documents are of public record.

Kindly amend the information on the docket accordingly.

NOV 22 2017

Date: _____

By: _____

Jennie C. Tsai, Esq., Id. No. 315213

Attorney for Plaintiff

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

Attorney for Plaintiff

NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY
Plaintiff

: Court of Common Pleas
:
: Civil Division
:
: COLUMBIA County
:
: No. 2017-CV-1061
:
:

v.

OLGA M. JACOBS A/K/A OLGA JACOBS
Defendant

PRAECIPE TO MARK JUDGMENT TO USE PLAINTIFF

TO THE PROTHONOTARY:

Please mark the judgment in the above-captioned matter to the use of NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, located 8950 CYPRESS WATERS BLVD, COPPELL, TX 75019-4620.

Date: _____

NOV 22 2017

PHELAN HALLINAN DIAMOND & JONES, LLP

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

PHELAN HALLINAN DIAMOND & JONES, LLP
1617 JFK Boulevard, Suite 1400
Philadelphia, PA 19103
Jennie.Tsai@phelanhallinan.com
215-563-7000

Attorney for Plaintiff

**NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY**
Plaintiff

: Court of Common Pleas
:
: Civil Division
:
: COLUMBIA County
:
: No. 2017-CV-1061
:
:

v.

OLGA M. JACOBS A/K/A OLGA JACOBS
Defendant

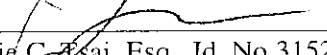
ENTRY OF APPEARANCE

TO THE PROTHONOTARY:

Kindly enter my appearance on behalf of NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY.

Date: **NOV 22 2017**

PHELAN HALLINAN DIAMOND & JONES, LLP

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

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

**NATIONSTAR MORTGAGE LLC D/B/A
CHAMPION MORTGAGE COMPANY**
Plaintiff

v.

OLGA M. JACOBS A/K/A OLGA JACOBS
Defendant

Attorney for Plaintiff

: Court of Common Pleas
:
: Civil Division
:
: COLUMBIA County
:
: No. 2017-CV-1061
:
:

CERTIFICATION OF SERVICE

I hereby certify that true and correct copies of the foregoing Plaintiff's Praecipe to Mark Judgment to NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Substitution of Party Plaintiff and Entry of Appearance were served by regular mail on the person(s) on the date listed below:

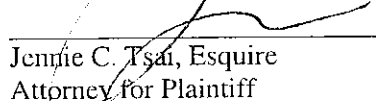
OLGA M. JACOBS
237 WEST 6TH STREET, APARTMENT 208
BLOOMSBURG, PA 17815-2112

OLGA M. JACOBS
21 STONEYBROOK ROAD, A/K/A 21 STONEY
BROOK ROAD
ORANGEVILLE, PA 17859-9017

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

Date: NOV 22 2017

Phelan Hallinan Diamond & Jones, LLP

By: 
Jennie C. Tsai, Esquire
Attorney for Plaintiff

WRIT OF EXECUTION – (MORTGAGE FORECLOSURE)

Pa.R.C.P. 3180-3183 and Rule 3257

Nationstar Mortgage LLC d/b/a Champion Mortgage Company

v.

Olga M. Jacobs a/k/a Olga Jacobs

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2017-CV-1061

2017 - ED - 143

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: 21 Stoneybrook Road, a/k/a 21 Stoney Brook Road, Orangeville, PA 17859-9017
(See Legal Description attached)

Amount Due

\$102,699.97

Interest from 11/10/2017 at \$16.88 per diem

\$

Costs to be added

\$

Barbara N. Juliano ISS

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

Dated Nov. 13, 2017
(SEAL)

PH # 1008136

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

ATTORNEY FILE COPY
PLEASE RETURN

Nationstar Mortgage LLC d/b/a Champion Mortgage
Company
PLAINTIFF

V.

OLGA M. JACOBS A/K/A OLGA JACOBS
DEFENDANT(S)

: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: CASE NO. 2017-CV-1061
:
: 2017-ED-143
: COLUMBIA COUNTY

AFFIDAVIT PURSUANT TO RULE 3129.1

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, 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 21 STONEYBROOK ROAD, A/K/A 21 STONEY BROOK ROAD, ORANGEVILLE, PA 17859-9017.

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

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

OLGA M. JACOBS A/K/A OLGA JACOBS

21 STONEYBROOK ROAD, A/K/A 21 STONEY
BROOK ROAD, ORANGEVILLE, PA 17859-9017

237 WEST 6TH STREET, APARTMENT 208,
BLOOMSBURG, PA 17815-2112

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

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

OLGA M. JACOBS A/K/A OLGA JACOBS

21 STONEYBROOK ROAD, A/K/A 21 STONEY
BROOK ROAD, ORANGEVILLE, PA 17859-9017 ✓

237 WEST 6TH STREET, APARTMENT 208, ✓
BLOOMSBURG, PA 17815-2112

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

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

NONE.

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

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

~~Brenda~~
~~BEVERLY J. MICHAEL~~

35 WEST MAIN STREET ✓
BLOOMSBURG, PA 17815

THE SECRETARY OF HOUSING AND
URBAN DEVELOPMENT

451 SEVENTH STREET ✓
SOUTHWEST
WASHINGTON, DC 20410

THE SECRETARY OF HOUSING AND
URBAN DEVELOPMENT C/O LESLIE
FLYNN

WELLS FARGO BANK, N.A. ✓
9021 MERIDAN WAY MAC M6964-012
WEST CHESTER, OH 45069-0000

PH # 1008136

THE SECRETARY OF HOUSING AND
URBAN DEVELOPMENT C/O RIVERS EDGE
ABSTRACT CO., INC.

301 OXFORD VALLEY RD
STE 1602A
YARDLEY, PA 19067

WFHM FINAL DOCS X999-01M

1000 BLUE GENTIAN ROAD
EAGAN, MN 55121

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)

BOROUGH OF LEWISBURG

55 S 5TH STREET, SUITE 1
LEWISBURG, PA 17837

PENNSYLVANIA DEPARTMENT OF
TRANSPORTATION C/O FRANK J.
BERTRAND

ENGINEERING DISTRICT 3-0
715 JORDAN AVENUE
MONTGOMERYVILLE, PA 17754

COLUMBIA COUNTY PLANNING
COMMISSION

26 WEST FIRST STREET
BLOOMSBURG, PA 17815

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

21 STONEYBROOK ROAD, A/K/A 21 STONEY
BROOK ROAD
ORANGEVILLE PA, 17859

COMMONWEALTH OF PENNSYLVANIA
BUREAU OF INDIVIDUAL TAXES
INHERITANCE TAX DIVISION

6TH FLOOR, STRAWBERRY SQ.
DEPT 280601
HARRISBURG, PA 17128

DEPARTMENT OF PUBLIC WELFARE, TPL
CASUALTY UNIT, ESTATE RECOVERY
PROGRAM

P.O. BOX 8486
WILLOW OAK BUILDING
HARRISBURG, PA 17105

DOMESTIC RELATIONS OF
COLUMBIA COUNTY

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

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF WELFARE

P.O. BOX 2675
HARRISBURG, PA 17105

INTERNAL REVENUE SERVICE ADVISORY

1000 LIBERTY AVENUE ROOM 704
PITTSBURGH, PA 15222

U.S. DEPARTMENT OF JUSTICE
U.S. ATTORNEY FOR THE MIDDLE
DISTRICT OF PA
FEDERAL BUILDING

228 WALNUT STREET, SUITE 220
PO BOX 11754
HARRISBURG, PA 17108-1754

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

Date: NOV 09 2017

By: _____
Phelan Hallinan Diamond & Jones, LLP
Peter Wapner, Esq., Id. No. 318263
Attorney for Plaintiff
PHELAN HALLINAN DIAMOND & JONES, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza, Philadelphia, PA 19103
215-563-7000

REAL ESTATE OUTLINE

ED # 2017 ED 143

DATE RECEIVED 11-13-17
DOCKET AND INDEX 2017 CV 1061

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>001694751</u>

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

SALE DATE Jan. 31, 2018 TIME 9:00
POSTING DATE _____
ADV. DATES FOR NEWSPAPER 1ST WEEK _____
2ND WEEK _____
3RD WEEK _____

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

Nationstar Mortgage LLC d/b/a Champion Mortgage Company

: **COLUMBIA County**
:
: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2017-CV-1061**
:

vs.

Olga M. Jacobs a/k/a Olga Jacobs

VERIFICATION OF NON-MILITARY SERVICE

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

(a) that the defendant Olga M. Jacobs a/k/a Olga Jacobs is not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Servicemembers Civil Relief Act, as amended.

(b) that defendant Olga M. Jacobs a/k/a Olga Jacobs is over 18 years of age and resides at 237 West 6th Street, Apartment 208, Bloomsburg, PA 17815-2112 and 21 Stoneybrook Road, a/k/a 21 Stoney Brook Road, Orangeville, PA 17859-9017.

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

Phelan Hallinan Diamond & Jones, LLP
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

Attorneys for Plaintiff

Nationstar Mortgage LLC d/b/a Champion Mortgage Company
Plaintiff

v.

Olga M. Jacobs a/k/a Olga Jacobs
Defendant(s)

: **COURT OF COMMON PLEAS**
:
: **CIVIL DIVISION**
:
: **NO.: 2017-CV-1061**
:
: **COLUMBIA County**
:

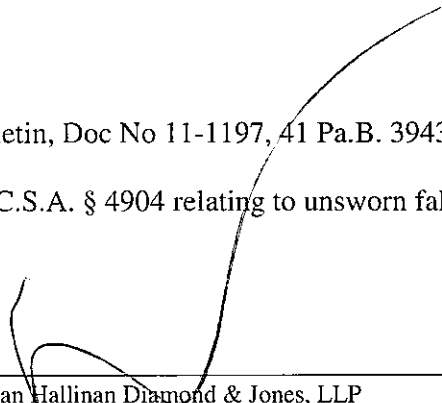
CERTIFICATION

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:

- (X) the mortgage is an FHA Mortgage
- () the premises is non-owner occupied
- (X) the premises is vacant
- () 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
Peter Wapner, Esq., Id. No.318263
Attorney for Plaintiff

LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in Orange Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a Mag Nail (set) in the westbound land of S. R. #107;

1. THENCE, along the same, S 83° 09' 30" E, 133.20' (erroneously described as N 83° 9' 30" W 133/20 in deed recorded in Record Book 714, at Page 580) to a Mag Nail (set) in the west bound lane of S. R. #107;
2. THENCE, along lands now or formerly of Leonard G. and Barbara J. Hughes, N 03° 32' 30" E, 285.60', to a stone (found);
3. THENCE, along the same, N 80° 20' W, 177.46', to an iron pin (set) in line of lands or formerly of David Michael Ryman;
4. THENCE, along lands now or formerly of Ryman, S 04° 47' 20" E, 300.03', to a Mag Nail (set), the point and place of BEGINNING.

CONTAINING 1.02 Acres.

BEING Lot No. 2 on survey draft of Thomas H. Parr, P.L.S. dated June 19, 1997, approved by the Columbia County Planning Commission.

BEING Parcel No. 27-04-019.

BEING the same premises which Sandra S. Bruce and Gregory S. Bruce, wife and husband, by Deed dated November 30, 2007 and recorded in Columbia County, Pennsylvania as Instrument No. 200712582, granted and conveyed unto Olga M. Jacobs, in fee.

TITLE TO SAID PREMISES IS VESTED IN Olga M. Jacobs, a single person, by Deed from Sandra S. Bruce and Gregory S. Bruce, husband and wife, Dated 11/30/2007, Recorded 12/12/2007, Instrument No. 200712582.

Tax Parcel: 27-04-019

Premises Being: 21 Stoneybrook Road, a/k/a 21 Stoney Brook Road, Orangeville, PA 17859-9017

To the Sheriff of COLUMBIA County

Attention: Real Estate Department

Please be advised that we will be serving the Notice of Sale on defendant(s) Olga M. Jacobs a/k/a Olga Jacobs at any out of county address(es) via process server for this action.

I remain available should you wish to discuss this matter further.

Thank You

Jill Nicholas
Supervisor
Writ Department
Phelan Hallinan Diamond & Jones, LLP
1617 JFK Boulevard, Suite 1400
One Penn Center Plaza
Philadelphia, PA 19103
Automated Attendant: (215) 320-0007 Ext. 31569
Front Desk: (215) 563-7000 Ext. 31569
Fax: (215) 563-3826

SHERIFF'S RETURN

Nationstar Mortgage LLC d/b/a Champion Mortgage Company
Plaintiff

vs.

Olga M. Jacobs a/k/a Olga Jacobs

Defendants

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY

No.: 2017-CV-1061

ISSUED

NOW, _____ 20__ I, _____ High Sheriff of Columbia County, Pennsylvania, do hereby deputize the Sheriff of _____ County, Pennsylvania, to execute this Writ. This deputation being made at the request and risk of the Plaintiff.

Defendants alleged address is _____

Sheriff, Columbia County, Pennsylvania

By _____
Deputy Sheriff

AFFIDAVIT OF SERVICE

Now, _____ 20__, at _____ O'Clock _____ m., served the within upon _____ at _____

_____ by handing to _____ a true and correct copy of the original Notice of Sale and made known to _____ the contents thereof.

Sworn and Subscribed before me

So Answers,

this _____

day of _____ 20__

Notary Public

BY: _____
Sheriff

20__, See return endorsed hereon by Sheriff of _____ County, Pennsylvania, and made a part of this

return

So Answers,

Sheriff

Deputy Sheriff

SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN		INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies.	
Plaintiff Nationstar Mortgage LLC d/b/a Champion Mortgage Company		Expiration date No.: 2017-CV-1061	
Defendant Olga M. Jacobs a/k/a Olga Jacobs		Type or Writ of Complaint EXECUTION/NOTICE OF SALE	
SERVE AT	NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE. <hr/> ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code) <u>21 Stoneybrook Road</u> <u>a/k/a 21 Stoney Brook Road</u> <u>Orangeville, PA 17859-9017</u>		
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: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814		Telephone Number (215)563-7000	Date
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	

SHORT DESCRIPTION

By virtue of a Writ of Execution No. **2017-CV-1061**

Nationstar Mortgage LLC d/b/a Champion Mortgage Company

v.

Olga M. Jacobs a/k/a Olga Jacobs

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

21 Stoneybrook Road, a/k/a 21 Stoney Brook Road, Orangeville, PA 17859-9017
Parcel No. 27-04-019

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$102,699.97**

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

LEGAL DESCRIPTION

ALL THAT CERTAIN piece, parcel or tract of land situate in Orange Township, Columbia County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a Mag Nail (set) in the westbound land of S. R. #107;

1. THENCE, along the same, S 83° 09' 30" E, 133.20' (erroneously described as N 83° 9' 30" W 133/20 in deed recorded in Record Book 714, at Page 580) to a Mag Nail (set) in the west bound lane of S. R. #107;
2. THENCE, along lands now or formerly of Leonard G. and Barbara J. Hughes, N 03° 32' 30" E, 285.60', to a stone (found);
3. THENCE, along the same, N 80° 20' W, 177.46', to an iron pin (set) in line of lands or formerly of David Michael Ryman;
4. THENCE, along lands now or formerly of Ryman, S 04° 47' 20" E, 300.03', to a Mag Nail (set), the point and place of BEGINNING.

CONTAINING 1.02 Acres.

BEING Lot No. 2 on survey draft of Thomas H. Parr, P.L.S. dated June 19, 1997, approved by the Columbia County Planning Commission.

BEING Parcel No. 27-04-019.

BEING the same premises which Sandra S. Bruce and Gregory S. Bruce, wife and husband, by Deed dated November 30, 2007 and recorded in Columbia County, Pennsylvania as Instrument No. 200712582, granted and conveyed unto Olga M. Jacobs, in fee.

TITLE TO SAID PREMISES IS VESTED IN Olga M. Jacobs, a single person, by Deed from Sandra S. Bruce and Gregory S. Bruce, husband and wife, Dated 11/30/2007, Recorded 12/12/2007, Instrument No. 200712582.

Tax Parcel: 27-04-019

Premises Being: 21 Stoneybrook Road, a/k/a 21 Stoney Brook Road, Orangeville, PA 17859-9017

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

Attorneys for Plaintiff

Nationstar Mortgage LLC d/b/a Champion Mortgage Company
Plaintiff

: COURT OF COMMON PLEAS
:
: CIVIL DIVISION
:
: NO.: 2017-CV-1061
:
: COLUMBIA County
:

v.

Olga M. Jacobs a/k/a Olga Jacobs
Defendant(s)

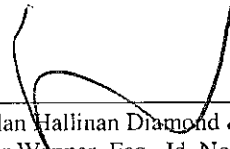
CERTIFICATION

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:

- (X) the mortgage is an FHA Mortgage
- () the premises is non-owner occupied
- (X) the premises is vacant
- () 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
Peter Wapner, Esq., Id. No.318263
Attorney for Plaintiff

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



LESLIE FLYNN
THE SECT OF HOUSING & URBAN DEVE
WELLS FARGO BANK 9021 MERDIAN WAY
MAC M6964-012
WEST OH 45069
CHESTER

Document Receipt

Trans #	11873	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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Ship to:

PENNSYLVANIA DEPARTMENT OF TRANSPORTATION FRANK J. BERTRAND

715 JORDAN AVENUE

Tracking #: 71901140006000116944
Doc Ref #: 2017ED143
Postage 5.2600

MONTOURSVILL PA 17754
E

Document Receipt

Trans #	11874	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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COMMON OF PENNA		TAX INHERITANCE TAX DIVISION			
6TH FLOOR STRAWBERRY SQ		Tracking #: 71901140006000116951			
DEPT 280601		Doc Ref #: 2017ED143			
		Postage 5.2600			
HARRISBURG PA 17128					

Document Receipt

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Ship to:

COMMON OF PENNA

TAX INHERITANCE TAX
DIVISION6TH FLOOR STRAWBERRY SQ
DEPT 280601

Tracking #:	71901140006000116951
Doc Ref #:	2017ED143
Postage	5.2600

HARRISBURG PA 17128

Document Receipt

Trans #	11872	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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Ship to:

BOROUGH OF LEWISBURG

55 SOUTH 5TH STREET

SUITE 1

LEWISBURG PA 17837

Tracking #: 71901140006000116937

Doc Ref #: 2017ED143

Postage 5.2600

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Ship to:

BOROUGH OF LEWISBURG

55 SOUTH 5TH STREET

SUITE 1

LEWISBURG PA 17837

Tracking #: 71901140006000116937

Doc Ref #: 2017ED143

Postage 5.2600

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Ship to:

WFHM FINAL DOCS X999-01M
1000 BLUE GENTIAN ROAD

Tracking #: 71901140006000116920
Doc Ref #: 2017ED143
Postage 5.2600

EAGAN MN 55121

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Ship to:

WFHM FINAL DOCS X999-01M

1000 BLUE GENTIAN ROAD

EAGAN

MN 55121

Tracking #: 71901140006000116920

Doc Ref #: 2017ED143

Postage 5.2600

Document Receipt

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Ship to:

THE SECT OF HOUSING & URBAN

RIVERS EDGE ABSTRACT

301 OXFORD VALLEY ROAD

Tracking #: 71901140006000116913

SUITE 1602A

Doc Ref #: 2017ED143

Postage 5 2600

YARDLEY PA 19067

Document Receipt

Trans #	11870	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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Ship to:

THE SECT OF HOUSING & URBAN

RIVERS EDGE ABSTRACT

301 OXFORD VALLEY ROAD

Tracking #: 71901140006000116913

SUITE 1602A

Doc Ref #: 2017ED143

Postage 5.2600

YARDLEY PA 19067

Document Receipt

Trans #	11869	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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Ship to:

THE SECT OF HOUSING & URBAN
DEVE

LESLIE FLYNN

WELLS FARGO BANK 9021 MERDIAN
WAY

Tracking #: 71901140006000116906

MAC M6964-012

Doc Ref #: 2017ED143

Postage 5.2600

WEST CHESTER OH 45069

Document Receipt

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Ship to:

THE SECT OF HOUSING & URBAN
DEVE

LESLIE FLYNN

WELLS FARGO BANK 9021 MERDIAN

Tracking #: 71901140006000116906

WAY

Doc Ref #: 2017ED143

MAC M6964-012

Postage 5.2600

WEST CHESTER OH 45069

143

Document Receipt

Trans #	11868	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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Ship to:

THE SECRETARY OF HOUSING AND
URBAN DEVELOPEMENT451 SEVENTH STREET
SOUTHWEST

WASHINGTON DC 20410

Tracking #:	71901140006000116890
Doc Ref #:	2017ED143
Postage	5.2600

Document Receipt

Trans #	11867	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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Ship to:

IRS

INTERNAL REVENUE OF
JUSTICE1000 LIBERTY AVENUE
SUITE 220

Tracking #:	71901140006000116883
Doc Ref #:	2017ED143
Postage	5.2600

PITTSBURGH PA 15222

Document Receipt

Trans #	11867	Carrier / service:	USPS Server	First-Class Mail®	11/16/2017 12:00:00 AM
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Ship to:

IRS

INTERNAL REVENUE OF
JUSTICE1000 LIBERTY AVENUE
SUITE 220

Tracking #: 71901140006000116883

Doc Ref #: 2017ED143

Postage 5.2600

PITTSBURGH PA 15222

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

TD Bank, NA
3-180/360

001694751

DATE
11/9/2017

AMOUNT
****\$1,350.00

PAY ONE THOUSAND THREE HUNDRED FIFTY AND XX / 100 Dollars

TO THE Sheriff of Columbia County
ORDER 35 W Main Street
OF Bloomsburg, PA 17815


AUTHORIZED SIGNATURE

MCC [1008136] 21 STONEYBROOK ROAD (2017-CV-1061)

⑈001694751⑈ ⑆036001808⑆ 361508666⑈