

**COLUMBIA COUNTY REGISTER AND RECORDER
RECEIPT**

Inv Number: 216589	Invoice Date: 10/04/2017 9:00:54 AM	RECEIPT	Reg/Drw ID: 0102
Customer:	Last Change:	Receipt By: MAIL	By: BKA
SHERIFFS OFFICE			

Chg #	Charge / Payment / Fee Description	Amount	Inst # / Inst Date	Municipality
1	DEED	\$67.00	201707922	CATAWISSA BORO
	Grantor - NEEB, CHRIS A		10/04/17 9:00:56 AM	
	Grantee - DEUTSCHE BANK NATIONAL TRUST CO			
	Consideration - \$1,931.95			
	Tax Basis - \$0.00			
	Return Via - MAIL			
	Fees Summary:			
	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		
	Inst Info: SHERIFF'S DEED			
	TOTAL CHARGES	\$67.00		
	PAYMENTS			
	CHECK: 7948 - SHERIFFS OFFICE	\$67.00		
	TOTAL PAYMENTS	\$67.00		
	AMOUNT DUE	\$67.00		
	PAYMENT ON INVOICE	(\$67.00)		
	BALANCE DUE ON INVOICE	\$0.00		

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

DEUTSCHE BANK NATIONAL TRUST CO VS CHRIS NEEB

NO. 80-2017 ED

NO. 578-2017

JD

DATE/TIME OF SALE: SEPTEMBER 6, 2017 @ 9:00 AM

BID PRICE (INCLUDES COST) \$ 1894.06

POUNDAGE - 2% OF BID \$ 37.89

TRANSFER TAX - 2% OF FAIR MKT \$ -

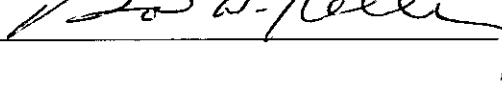
MISC. COSTS \$ -

TOTAL AMOUNT NEEDED TO PURCHASE \$ 1931.95

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): 

TOTAL DUE: \$ 1931.95

LESS DEPOSIT: \$ 1350.00

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ 581.95

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



Plaintiff
DEUTSCHE BANK NATIONAL TRUST
COMPANY

vs.

Defendant
CHRIS A NEEB

Attorney for the Plaintiff:
UDREN LAW OFFICES, PC
111 WOODCREST ROAD
CHERRY HILL, NJ 08003

Sheriff's Sale Date: Wednesday, September 6, 201

Writ of Execution No. : 2017CV578

Advance Sheriff Costs: \$1,350.00

Location of the real estate: 718 PFAHLER STREET, CATAWISSA, PA 17820

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.	\$1,053.06
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	\$12.00
Distribution Form	\$25.00
Copies	\$5.50
Notary Fee	\$10.00
Tax Claim Search	\$5.00
Surcharge	\$120.00

Total Sheriff Costs \$1,827.06

Distribution Costs

Recording Fees	\$67.00
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Total Distribution Costs \$67.00

Grand Total: \$1,894.06

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

Pennsylvania Office
100 W. 3rd Ave.
Suite 200
Conshohocken, PA 19428
(PH) 215-568-9500
Mark J. Udren, Esq.
Licensed PA, NJ, FL

UDREN LAW OFFICES, P.C.

New Jersey Office
Woodcrest Corporate Center
111 Woodcrest Rd.
Suite 200
Cherry Hill, NJ 08003
(PH) 856-669-5400
(FX) 856-669-5399
www.udren.com

Florida Office
2101 W. Commercial Blvd
Suite 5000
Fort Lauderdale, FL 33309
(PH) 954-378-1757
(FX) 954-378-1758

September 13, 2017

Columbia County Sheriff
Courthouse
P.O. Box 380
Bloomsburg, PA 17815

RE: **DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-BR4**
vs.
CHRIS A. NEEB;
Property: **718 Pfahler Street, Catawissa, PA 17820**
County C.C.P. No.: **2017-CV-578**
Sheriff's Sale Date: **09/06/2017**

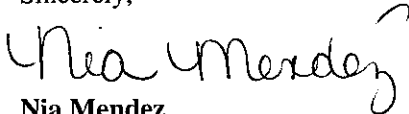
Dear Sir or Madam:

As attorney on the Writ, we are requesting the **DEED** be recorded in the name of, **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BR4, 1661 WORTHINGTON ROAD, SUITE 100, WEST PALM BEACH, FL 33409.**

Enclosed please find two original Realty Transfer Tax Statement of Value forms.

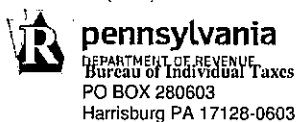
Thank you in advance for your kind assistance in this matter and as always, if you have any questions please feel free to contact me.

Sincerely,



Nia Mendez
Legal Assistant

Enclosure



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 Recorder 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, 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 UDREN LAW OFFICES, PC		Telephone Number: 856-669-5400	
Mailing Address 111 WOODCREST RD.	City CHERRY HILL	State NJ	ZIP Code 08003

B. TRANSFER DATA

Date of Acceptance of Document 9-13-17	Grantor(s)/Lessor(s) Sheriff of Columbia County	Telephone Number: (570) 289-5624	Grantee(s)/Lessee(s) DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BR4	Telephone Number: (856) 669-5690
Mailing Address 35 West Main Street	City Bloomsburg	State PA	ZIP Code 17815	Mailing Address 1661 Worthington Road Suite 100
City Bloomsburg	State PA	ZIP Code 17815	City West Palm Beach	State FL

C. REAL ESTATE LOCATION

Street Address 718 Pfahler Street, Catawissa, PA 17820	City, Township, Borough City of Catawissa
County Columbia	School District Southern Columbia Area SD
Tax Parcel Number 08 06 07200000	

D. VALUATION DATA

Was transaction part of an assignment or relocation? <input checked="" type="checkbox"/> Y <input type="checkbox"/> N		
1. Actual Cash Consideration \$1,894.06	2. Other Consideration + 0	3. Total Consideration = \$1,894.06
4. County Assessed Value \$21,377.00	5. Common Level Ratio Factor X 3.91	6. Fair Market Value = \$83,584.07

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

1a. Amount of Exemption Claimed \$83,584.07	1b. Percentage of Grantor's Interest in Real Estate 100%	1c. Percentage of Grantor's Interest Conveyed 100%
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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.)
- ☐ Transfers to the Commonwealth, the U.S. 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 or confirmatory deed. (Attach complete copy of the deed to be corrected or confirmed.)
- ☐ Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- ☒ Other (Please explain exemption claimed.) Transfer from the Sheriff to the mortgagee as a result of an action in mortgage foreclosure.

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

Date

Nia Mordey

9-13-17

SHERIFF'S SALE COST SHEET

578-17

vs. Neesh
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>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>5.50</u>	
NOTARY	\$ <u>10.00</u>	
TOTAL *****		\$ <u>389.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>1053.06</u>	
SOLICITOR'S SERVICES	\$100.00	
TOTAL *****		\$ <u>1303.06</u>

PROTHONOTARY (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	\$	
WATER 20	\$	
TOTAL *****		\$ <u>-0-</u>

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

TOTAL COSTS (OPENING BID) \$ 1894.06

UDREN LAW OFFICES, PC
PA OPERATING ACCOUNT
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003



3-7615/360

NUMBER
11054

Five Hundred Eighty-One and 95/100*****

DATE
September 13, 2017

AMOUNT
*****581.95

PAY
TO THE
ORDER
OF
Columbia County Sheriff
Courthouse
P.O. Box 380
Bloomsburg, PA 17815

VOID AFTER 90 DAYS

Neeb, 718 Pfahler Street, Catawissa, PA 17820, Nia Mendez



THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR PRESS HERE - RED IMAGE DISAPPEARS WITH HEAT.

⑈011054⑈ ⑆036076150⑆ 6309466406⑈

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

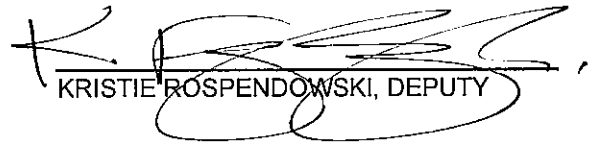


DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
CHRIS A NEEB

Case Number
2017CV578

SHERIFF'S RETURN OF SERVICE

07/31/2017 08:17 PM - 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 718 PFAHLER STREET, CATAWISSA, PA 17820.


KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

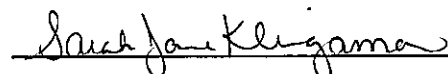
August 01, 2017

NOTARY

Affirmed and subscribed to before me this

1ST day of AUGUST, 2017

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

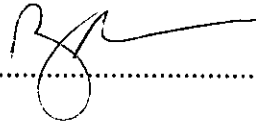


Plaintiff Attorney: UDREN LAW OFFICES, PC, 111 WOODCREST ROAD, CHERRY HILL, NJ 08003

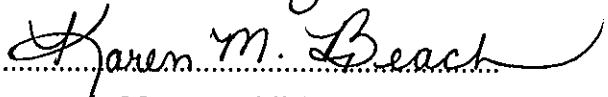
(c) CountySuite Sheriff, Teleosoft, Inc.

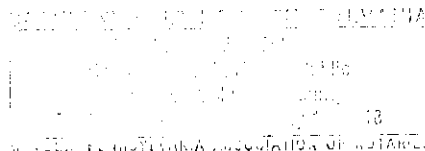
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

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 August 16, 23, 30, 2017 that the affiant is one of the officers or publisher or designated agent of the owner or publisher of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.



Sworn and subscribed to before me this 30th day of August, 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.

.....

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-
BR4

Plaintiff

v.

CHRIS A. NEEB,

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

AFFIDAVIT OF SERVICE PURSUANT TO Pa.R.C.P.RULE 3129.1

Plaintiff, by its/his/her Attorney hereby verifies that:

1. A copy of the Notice of Sheriff's Sale, a true and correct copy of which is attached hereto as Exhibit "A", was sent to every recorded lienholder and every other interested party known as of the date of the filing of the Praecipe for the Writ of Execution, on the date(s) appearing on the attached Certificates of Mailing.
2. A Notice of Sheriff's Sale was sent to Defendant(s) by regular mail and certified mail on the date appearing on the attached Return Receipt, which was signed for by Defendant(s) on the date specified on the said Return Receipt. Copies of the said Notice and Return Receipt are attached hereto as Exhibit "B".
3. If a Return Receipt is not attached hereto, then service was by personal service on the date specified on the attached Return of Service, attached hereto as Exhibit "B".
4. If service was by Order of Court, then proof of compliance with said Order is attached hereto as Exhibit "B".

All Notices were served within the time limits set forth by Pa Rule C.P. 3129.

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

Dated: 7/28/17

UDREN LAW OFFICES, P.C.

BY: 
Attorneys for Plaintiff

Morris A. Scott, Esquire
PA ID# 83587

**UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com**

ATTORNEY FOR PLAINTIFF

**DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4**

Plaintiff

v.

Chris A. Neeb

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

**AMENDED AFFIDAVIT PURSUANT TO RULE 3129.1
AND RULE 76**

**DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-BR4, Plaintiff in the above action, by its
undersigned attorney, upon information and belief, Udren Law Offices, P.C., sets forth, as of the
date the Praeipe for the Writ of Execution was filed, the following information concerning the
real property located at:**

718 Pfahler Street, Catawissa, PA 17820

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

**Chris A. Neeb
11 Laurie Lane
Bloomsburg, PA 17815**

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

**Chris A. Neeb
11 Laurie Lane
Bloomsburg, PA 17815**

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

Jr Lien Holders - None

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

**DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-BR4
1661 Worthington Road, Suite 100
West Palm Beach, FL 33409**

Mortgage Electronic Registration Systems, Inc., as nominee for New Century Mortgage Corporation
Po Box 2026
Flint, MI 48501-2026

Sr Mortgage Holders - None

Jr Mortgage Holders - None

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

Sr lien Holders - 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:

Columbia County Domestic Relations Section
P.O. Box 380
Bloomsburg, PA 17815

Columbia County Tax Claim Bureau
P.O. Box 380
Bloomsburg, PA 17815

Commonwealth of PA, Department of Revenue
Bureau of Compliance
PO Box 281230
Harrisburg, PA 17128-1230

Tenants/Occupants
718 Pfahler Street
Catawissa, PA 17820

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:

Federal Tax Lien Holders - None

Condo/Homeowners Association - None

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

DATED: 7/28/17

UDREN LAW OFFICES, P.C.

BY: 

Attorney for Plaintiff

Morris A. Scott, Esquire

PA ID# 83587

MJU#: 13100186 CASE#: 13100186-2

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400

ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4

Plaintiff

v.

CHRIS A. NEEB;

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

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

TO: ALL PARTIES IN INTEREST AND CLAIMANTS

OWNER(S): CHRIS A. NEEB;

PROPERTY: 718 Pfahler Street, Catawissa, PA 17820

Improvements: RESIDENTIAL DWELLING

The above captioned property is scheduled to be sold at the **Columbia County Sheriff's Sale on 09/06/2017 at 09:00 AM**, at the **Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815**. Our records indicate that 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 interests.

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

MJU#: 13100186 CASE#: 13100186-2

Exhibit A

Name and Address of Sender		Jodie Boos UDREN LAW OFFICES, P.C. 111 Woodcrest Road, Suite 200 Cherry Hill, NJ 08003		Registered <input type="checkbox"/> Insured <input type="checkbox"/> COD <input type="checkbox"/> Certified	Return Receipt for Merchandise <input type="checkbox"/> Init'l Recorded Del. <input type="checkbox"/> Express Mail	Check appropriate block for Registered Mail: <input type="checkbox"/> With Postal Insurance <input type="checkbox"/> Without postal insurance	Affix stamp here if issued as certificate of mailing or for additional copies of this bill.						
Line	Article Number	Name of Addressee, Street, and Post Office Address	Postage	Fee	Handling Charge	Act. Value (If Regis.)	Insured Value	Due Sender If COD	R.R. Fee	S.D. Fee	S.H. Fee	Reg. Del. Fee	Remarks
1		Columbia County Domestic Relations Section P.O. Box 380 Bloomsburg, PA 17815											
2	Docket # 2017-CV- 578	Columbia County Tax Claim Bureau P.O. Box 380 Bloomsburg, PA 17815											
3		Commonwealth of PA, Department of Revenue Bureau of Compliance PO Box 281230 Harrisburg, PA 17128-1230											
4	Sale Date: 09/06/2017	Tenant/Occupants 718 Pahlter Street Catawissa, PA 17820											
5		Mortgage Electronic Registration Systems, Inc., as nominee for New Century Mortgage Corporation P.O. Box 2026 Flint MI 48501-2026											
6													
7													
8													
9													
10													
Total number of Pieces Listed by Sender		Total Number of Pieces Received at Post Office	Postmaster, Per (Name of Receiving Employee)		The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional postal insurance. See Domestic Mail Manual R900, S913, and S921 for limitations of coverage on insured and COD mail. See International Mail Manual for limitations of coverage on international mail. Special handling charges apply only to third and fourth class parcels.								
PS Form 3877, February 1994		Form Must be Completed by Typewriter, Ink or Ball Point Pen											



Exhibit A

Chris A. Neeb - MJU# 13100186-2 (Columbia County)

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400

ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4

Plaintiff

v.

CHRIS A. NEEB;

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

NO. 2017-CV-578

PRAECIPE TO FILE PROOF OF SERVICE

TO THE PROTHONOTARY:

Kindly file the attached Proofs of Service with regard to the captioned matter.

Date:

7/28/17

UDREN LAW OFFICES, P.C.

BY:

Attorney for Plaintiff

Morris A. Scott, Esquire
PA ID# 83587

Exhibit B

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4

Plaintiff

v.

CHRIS A. NEEB

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Chris A. Neeb
11 Laurie Ln
Bloomsburg, PA 17815

Your house (real estate) at 718 Pfahler Street, Catawissa, PA 17820 is scheduled to be sold at the Sheriff's Sale on 9/6/17 at 9:00 A.M. at the Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815, to enforce the court judgment of \$51,026.13, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale.

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 the mortgagee the back payment, late charges, costs and reasonable attorney's fees. To find out how much you must pay, you may call: (856) 669-5400.
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 page two on how to obtain an attorney.)

Exhibit B

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 856-669-5400.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call 856-669-5400.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff within 30 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 Schedule of Distribution is filed.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

**LAWYER REFERRAL SERVICE
North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815
(570) 784-8760**

**ASSOCIATION DE LICENCIADOS
North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815
(570) 784-8760**

UDREN LAW OFFICES, P.C. IS A DEBT COLLECTOR AND THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

IF YOU ARE NOT OBLIGATED UNDER THE NOTE OR YOU ARE IN BANKRUPTCY OR YOU RECEIVED A DISCHARGE OF YOUR PERSONAL LIABILITY UNDER THE NOTE IN BANKRUPTCY, THIS COMMUNICATION IS NOT SENT TO COLLECT THE DEBT; RATHER, IT IS SENT ONLY TO PROVIDE INFORMATION WITH REGARD TO THE LENDER'S RIGHT TO ENFORCE THE LIEN OF MORTGAGE.

Exhibit B

Deutsche Bank National Trust Company, as Trustee, et. al.,
Plaintiff(s)

vs.

Chris A. Neeb, et. al., Defendant(s)



Service of Process by

APS International, Ltd.

1-800-328-7171

APS International Plaza
7800 Glenroy Rd.
Minneapolis, MN 55439-3122

APS File #: 146794-0801

AFFIDAVIT OF SERVICE -- Individual

Service of Process on:

--Chris A. Neeb

Court Case No. Columbia Co 2017-CV-578

UDREN LAW OFFICES

Ms. Jodie L. Boos

111 Woodcrest Rd., Ste. 200

Cherry Hill, NJ 08003-3630

State of: Pennsylvania ss.

County of: Schuylkill

Name of Server: JACK SARGE, undersigned, being duly sworn, deposes and says
that at the time of service, s/he was of legal age and was not a party to this action;

Date/Time of Service: that on the 22ND day of July, 20 17, at 9:54 o'clock AM

Place of Service: at 11 Laurie Lane, in Bloomsburg, PA 17815

Documents Served: the undersigned served the documents described as:
Notice of Sheriff's Sale of Real Property

Service of Process on: A true and correct copy of the aforesaid document(s) was served on:
Chris A. Neeb

Person Served, and
Method of Service: ☒ By personally delivering them into the hands of the person to be served.

By delivering them into the hands of _____, a person
of suitable age, who verified, or who upon questioning stated, that he/she resides with
Chris A. Neeb
at the place of service, and whose relationship to the person is: _____

Description of Person
Receiving Documents: The person receiving documents is described as follows:
Sex M; Skin Color CAUC; Hair Color BALD; Facial Hair N/A
Approx. Age 61; Approx. Height 5'7"; Approx. Weight 158 lbs

☒ To the best of my knowledge and belief, said person was not engaged in the US Military at
the time of service.

Signature of Server: Undersigned declares under penalty of perjury
that the foregoing is true and correct.

Jack Sarge
Signature of Server

APS International, Ltd.

Subscribed and sworn to before me this

24 day of July, 20 17

Branda E. Hill
Notary Public (Commission Expires)

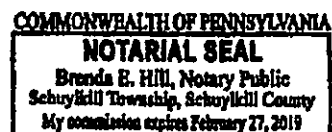


Exhibit B

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
NEEB, CHRIS A

Case Number
2017CV578

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Zone:

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 09/06/2017 AT 9:00 AM
SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)
Primary Address: 718 PFAHLER STREET
CATAWISSA, PA 17820

Phone: **DOB:**

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: CHRIS NEEB

Relation: DEF

Date: 7/31/17 **Time:** 2017

Deputy: 415 **Mileage:**

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

(POSTING)

2017CV578

718 PFAHLER STREET, CATAWISSA, PA 17820

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy

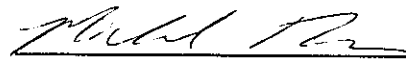


DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
CHRIS A NEEB

Case Number
2017CV578

SHERIFF'S RETURN OF SERVICE

07/13/2017 10:56 AM - DEPUTY MICHAEL TKACH, 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: CHRIS A NEEB AT 35 WEST MAIN STREET, BLOOMSBURG, PA 17815.


MICHAEL TKACH, DEPUTY

SO ANSWERS,

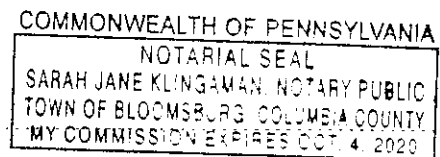

TIMOTHY T. CHAMBERLAIN, SHERIFF

July 14, 2017

Affirmed and subscribed to before me this

NOTARY

14TH day of JULY, 2017





Plaintiff Attorney: UDREN LAW OFFICES, PC, 111 WOODCREST ROAD, CHERRY HILL, NJ 08003

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

Date: 07/11/2017

REAL ESTATE TAX CERTIFICATION

Fee: \$5.00

Cert. NO: 27727

NEEB CHRIS A
718 PFAHLER STREET
CATAWISSA PA 17820

District: CATAWISSA BORO
Deed: 0471 -0093
Location: 718 PFAHLER ST
Parcel Id: 08 -06 -072-00,000

Assessment: 21,377
Balances as of 07/11/2017

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

COLUMBIA COUNTY SHERIFF

By: _____

Per: _____

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
NEEB, CHRIS A

Case Number
2017CV578

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 80

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 09/06/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

@CCSO

Serve To:

Name: CHRIS A NEEB

Final Service:

Served: Personally Adult In Charge · Posted · Other

Primary Address: 718 PFAHLER STREET
CATAWISSA, PA 17820

Adult In Charge:

Phone: DOB:

Relation: Def

Alternate Address:

Date: 7/13/17 Time: 10:56

Phone:

Deputy: 6 Mileage:

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:	7/5/17	7/7/17	7/10/17			
Time:	1340	1320	10:19			
Mileage:						
Deputy:	4	4	6			

Service Attempt Notes:

1. No one home L.C.
2. No one home, L.C.
3. Chris Called. said he would stop by to pick up on the 11th or 12th
- 4.
- 5.
- 6.

NEEB, CHRIS A

2017CV578

718 PFAHLER STREET, CATAWISSA, PA 17820

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
NEEB, CHRIS A

Case Number
2017CV578

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 80

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 09/06/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Paula Clark

Primary Address: 138 South Street
Catawissa, PA 17820

Phone: 570-356-2189

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: MAILBOX

Relation:

Date: 7/5/17

Time: 1333

Deputy: 4

Mileage:

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

CLARK, PAULA

2017CV578

138 SOUTH STREET, CATAWISSA, PA 17820

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
NEEB, CHRIS A

Case Number
2017CV578

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 80

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 09/06/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: CATAWISSA WATER AUTHORITY

Primary Address: 19 SCHOOLHOUSE ROAD
CATAWISSA, PA 17820

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: ALICE SKUTEL

Relation: CLERK

Date: 7/5/17

Time: 1345

Deputy: H

Mileage:

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

CATAWISSA WATER AUTH

2017CV578

19 SCHOOLHOUSE ROAD, CATAWISSA, PA 17820

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
NEEB, CHRIS A

Case Number
2017CV578

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 80

Warrant:

Notes: SALE DATE & TIME: 09/06/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: CATAWISSA BOROUGH

Primary Address: 307 MAIN STREET
CATAWISSA, PA 17820

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: CONNIE COLE

Relation: SECRETARY

Date: 7/5/17 Time: 1327

Deputy: 4 Mileage:

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

CATAWISSA BOROUGH

2017CV578

307 MAIN STREET, CATAWISSA, PA 17820

NO EXPIRATION

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



71901140006000107706

US SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
900 MARKET STREET

PHILADELPHIA PA 19107-4214

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 06/29/17

Account:

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

2017	Ad ID:	1110056
	Description:	Neeb Sheriff Sale No. 80 of
	Run Dates:	08/16/17 to 08/30/17
	Class:	2
	Agate Lines:	192
	Blind Box:	

Total Ad Cost		\$1,053.06		
Amount Paid		\$0.00		
<u>Publication</u>	<u>Start</u>	<u>Stop</u>	<u>Inserts</u>	<u>Cost</u>
Press Enterprise	08/16/17	08/30/17	3	\$1,053.06

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2017CV578

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, SEPTEMBER 06, 2017 AT 9:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than thirty (30) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto. All that certain piece, parcel and tract of land situate in Catawissa Borough, Boro of Catawissa, County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a stone corner in the Southerly line of Pfahler Street, being a point in the extreme southern end of the intersection of Shuman Street and said Pfahler Street; THENCE South 79 degrees 30 minutes West, 224 feet to an iron pipe corner in the southerly line of Pfahler Street aforesaid; THENCE South 41 degrees 10 minutes West, 29.5 feet to an iron pipe corner; THENCE South 81 degrees East, 82 feet to an iron pipe corner; THENCE South 89 degrees East, 139.5 feet to an iron pipe corner; THENCE North 80 degrees 40 minutes East, 180 feet to an iron pipe corner; THENCE North 74 degrees 40 minutes West, 165 feet to a said stone corner, the place of BEGINNING. CONTAINING four-tenths acres of land, with the courses and distances herein named being taken from a survey and draft made on October 15, 1951, by Howard Fetterolf, R.E.

BEING KNOWN AS: 718 Pfahler Street, Catawissa, PA 17820
PROPERTY ID NO.: 08-06-072-00-000

TITLE TO SAID PREMISES IS VESTED IN Isabelle M. Neeb and Chris A. Neeb, mother and son, as joint tenants with the right of survivorship BY DEED FROM Isabelle Neeb, widow DATED 04/04/1991 RECORDED 04/05/1991 IN DEED BOOK 471 PAGE 093. PROPERTY ADDRESS: 718 PFAHLER STREET, CATAWISSA, PA 17820

UPI / TAX PARCEL NUMBER: 08-06-072-00-00

Seized and taken into execution to be sold as the property of CHRIS A NEEB in suit of DEUTSCHE BANK NATIONAL TRUST 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:
UDREN LAW OFFICES, PC
CHERRY HILL, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
NEEB, CHRIS A

Case Number
2017CV578

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

Warrant:

80

Notes: SALE DATE & TIME: 09/06/2017 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:

DEBBIE MILLER

Relation:

CLERK

Date:

4/28/17

Time:

1436

Deputy:

4

Mileage:

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

COLUMBIA COUNTY TAX C

2017CV578

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



DEUTSCHE BANK NATIONAL TRUST COMPANY
vs.
NEEB, CHRIS A

Case Number
2017CV578

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 80

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 09/06/2017 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Domestic Relations Office of Columbia Cou

Primary Address: 11 WEST MAIN STREET

2ND FLOOR
Bloomsburg, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally - Adult In Charge - Posted - Other

Adult In Charge: RILEEN HESS

Relation: CLERK

Date: 6/28/17

Time: 1442

Deputy: 4

Mileage:

Attorney / Originator:

Name: UDREN LAW OFFICES, PC

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

DOMESTIC RELATIONS OF

2017CV578

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

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2017CV578

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, SEPTEMBER 06, 2017
AT 9:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than thirty (30) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

All that certain piece, parcel and tract of land situate in Catawissa Borough, Boro of Catawissa, County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows:
BEGINNING at a stone corner in the Southerly line of Pfahler Street, being a point in the extreme southern end of the intersection of Shuman Street and said Pfahler Street; THENCE South 79 degrees 30 minutes West, 224 feet to an iron pipe corner in the southerly line of Pfahler Street aforesaid;
THENCE South 41 degrees 10 minutes West, 29.5 feet to an iron pipe corner; THENCE South 81 degrees East, 82 feet to an iron pipe corner; THENCE South 89 degrees East, 139.5 feet to an iron pipe corner;
THENCE North 80 degrees 40 minutes East, 180 feet to an iron pipe corner; THENCE North 74 degrees 40 minutes West, 165 feet to a said stone corner, the place of BEGINNING
CONTAINING four-tenths acres of land, with the courses and distances herein named being taken from a survey and draft made on October 15, 1951, by Howard Fetterolf, R.E.
BEING KNOWN AS: 718 Pfahler Street, Catawissa, PA 17820
PROPERTY ID NO.: 08-06-072-00-000
TITLE TO SAID PREMISES IS VESTED IN Isabelle M. Neeb and Chris A. Neeb, mother and son, as joint tenants with the right of survivorship BY DEED FROM Isabelle Neeb, widow DATED 04/04/1991 RECORDED 04/05/1991 IN DEED BOOK 471 PAGE 093.
PROPERTY ADDRESS: 718 PFAHLER STREET, CATAWISSA, PA 17820
UPI / TAX PARCEL NUMBER: 08-06-072-00-00

Seized and taken into execution to be sold as the property of CHRIS A NEEB in suit of DEUTSCHE BANK NATIONAL TRUST 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:
UDREN LAW OFFICES, PC
CHERRY HILL, NJ

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
(856) 669-5400
pleadings@udren.com

REAL ESTATE OUTLINE

ED # 2017 ED 80

DATE RECEIVED June 26 2017
DOCKET AND INDEX 2017 CV 578

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>103748</u>

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

SALE DATE Sept. 6th TIME 9:00
POSTING DATE _____
ADV. DATES FOR NEWSPAPER 1ST WEEK _____
2ND WEEK _____
3RD WEEK _____

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
856-669-5400
pleadings@udren.com

ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4

Plaintiff

v.

Chris A. Neeb

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

AFFIDAVIT PURSUANT TO RULE 3129.1
AND RULE 76

DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BR4, Plaintiff in the above action, by its undersigned attorney, upon information and belief, Udren Law Offices, P.C., sets forth, as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at:

718 Pfahler Street, Catawissa, PA 17820

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

**Chris A. Neeb
718 Pfahler Street
Catawissa, PA 17820**

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

**Chris A. Neeb
718 Pfahler Street
Catawissa, PA 17820**

3. Name and address of every judgment creditor whose judgment is a record lien on the real property to be sold:
Jr Lien Holders - None

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

DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BR4

**1661 Worthington Road
Suite 100
West Palm Beach, FL 33409**

Sr Mortgage Holders - None

Jr Mortgage Holders - None

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

Sr lien Holders - 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:

**Columbia County Domestic Relations Section
P.O. Box 380
Bloomsburg, PA 17815**

**Columbia County Tax Claim Bureau
P.O. Box 380
Bloomsburg, PA 17815**

**Commonwealth of PA, Department of Revenue
Bureau of Compliance
PO Box 281230
Harrisburg, PA 17128-1230**

**Tenants/Occupants
718 Pfahler Street
Catawissa, PA 17820**

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:

Federal Tax Lien Holders - None

Condo/Homeowners Association - None

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

DATED: 06/26/17

UDREN LAW OFFICES, P.C.

BY: 
Attorney for Plaintiff

**Morris A. Scott, Esquire
PA ID# 83587**

MJU#: 13100186 CASE#: 13100186-2

UDREN LAW OFFICES, P.C.
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CHERRY HILL, NJ 08003-3620
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COMPANY, as trustee for SECURITIZED
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TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4**

Plaintiff

v.

CHRIS A. NEEB

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Chris A. Neeb
718 Pfahler Street
Catawissa, PA 17820

Your house (real estate) at **718 Pfahler Street, Catawissa, PA 17820** is scheduled to be sold at the Sheriff's Sale on 9-6-17 at 9:00 at the **Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815**, to enforce the court judgment of **\$51,026.13**, obtained by Plaintiff above (the mortgagee) against you. If the sale is postponed, the property will be relisted for the Next Available Sale.

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 the mortgagee the back payment, late charges, costs and reasonable attorney's fees. To find out how much you must pay, you may call: (856) 669-5400.
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 page two on how to obtain an attorney.)

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 856-669-5400.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call 856-669-5400.
4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff within 30 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 Schedule of Distribution is filed.
7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

**LAWYER REFERRAL SERVICE
North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815
(570) 784-8760**

**ASSOCIATION DE LICENCIADOS
North Penn Legal Services
168 East 5th Street
Bloomsburg, PA 17815
(570) 784-8760**

UDREN LAW OFFICES, P.C. IS A DEBT COLLECTOR AND THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

IF YOU ARE NOT OBLIGATED UNDER THE NOTE OR YOU ARE IN BANKRUPTCY OR YOU RECEIVED A DISCHARGE OF YOUR PERSONAL LIABILITY UNDER THE NOTE IN BANKRUPTCY, THIS COMMUNICATION IS NOT SENT TO COLLECT THE DEBT; RATHER, IT IS SENT ONLY TO PROVIDE INFORMATION WITH REGARD TO THE LENDER'S RIGHT TO ENFORCE THE LIEN OF MORTGAGE.

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ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4

Plaintiff

v.

CHRIS A. NEEB

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

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ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4

Plaintiff

v.

Chris A. Neeb

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

2017 - E D - 80

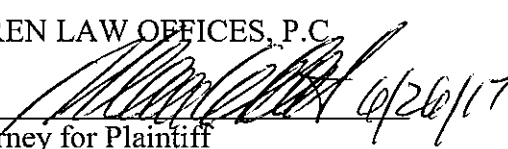
CERTIFICATE OF ACT 91

I hereby state that as the attorney for the Plaintiff in the above-captioned matter:

- ☒ Act 91 procedures have been fulfilled
- ☐ Premises is not subject to the provisions of Act 91
as this is an FHA insured mortgage

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

UDREN LAW OFFICES, P.C.

BY:  6/26/17
Attorney for Plaintiff

Morris A. Scott, Esquire
PA ID# 83587

UDREN LAW OFFICES, P.C.
WOODCREST CORPORATE CENTER
111 WOODCREST ROAD, SUITE 200
CHERRY HILL, NJ 08003-3620
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DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2007-BR4

Plaintiff

v.

Chris A. Neeb

Defendant(s)

ATTORNEY FOR PLAINTIFF

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

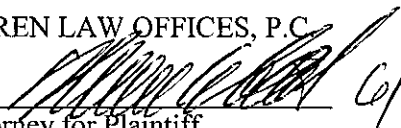
AFFIDAVIT OF LAST KNOWN ADDRESS
UNDER RULE 76

The Defendant(s) last known address is as follows:

CHRIS A. NEEB
718 PFAHLER STREET
CATAWISSA, PA 17820

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

UDREN LAW OFFICES, P.C.


Attorney for Plaintiff

Morris A. Scott, Esquire
PA ID# 83587

Pennsylvania Office
100 W. 3rd Ave.
Suite 200
Conshohocken, PA 19428
(PH) 215-568-9500
*Mark J. Udren, Esq.
Licensed: PA, NJ, FL*

UDREN LAW OFFICES, P.C.

New Jersey Office
Woodcrest Corporate Center
111 Woodcrest Rd.
Suite 200
Cherry Hill, NJ 08003
(PH) 856-669-5400
(FX) 856-669-5399
www.udren.com

Florida Office
2101 W. Commercial Blvd
Suite 5100
Fort Lauderdale, FL 33309
(PH) 954-378-1757
(FX) 954-378-1758

Prothonotary of Columbia County
P.O. Box 380
Bloomsburg, PA 17815

Re: **DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-BR4**
vs.

CHRIS A. NEEB,
Columbia County C.C.P. No. 2017-CV-578
MJU#: 13100186 CASE#: 13100186-2

Dear Sir or Madam:

Enclosed please find Affidavit of Non-Military Service for the above captioned matter.

I have also enclosed a copy of the Affidavit of Non-Military Service to be time stamped and returned in the enclosed self-addressed stamped envelope.

Thank you for your assistance in this matter.

Sincerely yours,

Quinton Davenport
Foreclosure Specialist

MJU/

Enclosures

MJU#: 13100186 CASE#: 13100186-2

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ATTORNEY FOR PLAINTIFF

DEUTSCHE BANK NATIONAL TRUST
COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC
TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-
BR4

Plaintiff

v.

CHRIS A. NEEB,

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

2017 - E D - 80


AFFIDAVIT OF NON-MILITARY SERVICE
UNDER Pa.R.C.P 76

THE UNDERSIGNED states based upon a search of the Department of Defense Manpower Data Center for the Defendant(s), that the Defendant(s), **CHRIS A. NEEB**, who/each of whom is over 18 years of age is/are not in active military service as defined in the Servicemembers' Civil Relief Act. The Military Status Report(s) is/are attached hereto as **Exhibit "A"**.

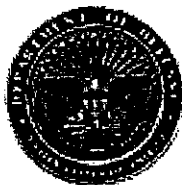
The Affiant lacks sufficient information to be able to determine whether any other Defendants in this action are in active military service because Plaintiff cannot provide date(s) of birth and/or Social Security number(s) for said Defendant(s) to enable a search.

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

Dated: **June 26, 2017**


Attorney for Plaintiff

Morris A. Scott, Esquire
PA ID# 83587

**Status Report
Pursuant to Servicemembers Civil Relief Act**

SSN: [REDACTED]

Birth Date:

Last Name: NEEBFirst Name: CHRISMiddle Name: A.Active Duty Status As Of: Jun-26-2017

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.

Department of Defense - Manpower Data Center
4800 Mark Center Drive, Suite 04E25
Arlington, VA 22350

The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense (DoD) that maintains the Defense Enrollment and Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military medical care and other eligibility systems.

The DoD strongly supports the enforcement of the Servicemembers Civil Relief Act (50 USC App. § 3901 et seq, as amended) (SCRA) (formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thousands of "does not possess any information indicating that the individual is currently on active duty" responses, and has experienced only a small error rate. In the event the individual referenced above, or any family member, friend, or representative asserts in any manner that the individual was on active duty for the active duty status date, or is otherwise entitled to the protections of the SCRA, you are strongly encouraged to obtain further verification of the person's status by contacting that person's Service. Service contact information can be found on the SCRA website's FAQ page (Q33) via this URL: <https://scra.dmdc.osd.mil/faq.xhtml#Q33>. If you have evidence the person was on active duty for the active duty status date and you fail to obtain this additional Service verification, punitive provisions of the SCRA may be invoked against you. See 50 USC App. § 3921(c).

This response reflects the following information: (1) The individual's Active Duty status on the Active Duty Status Date (2) Whether the individual left Active Duty status within 367 days preceding the Active Duty Status Date (3) Whether the individual or his/her unit received early notification to report for active duty on the Active Duty Status Date.

More information on "Active Duty Status"

Active duty status as reported in this certificate is defined in accordance with 10 USC § 101(d) (1). Prior to 2010 only some of the active duty periods less than 30 consecutive days in length were available. In the case of a member of the National Guard, this includes service under a call to active service authorized by the President or the Secretary of Defense under 32 USC § 502(f) for purposes of responding to a national emergency declared by the President and supported by Federal funds. All Active Guard Reserve (AGR) members must be assigned against an authorized mobilization position in the unit they support. This includes Navy Training and Administration of the Reserves (TARs), Marine Corps Active Reserve (ARs) and Coast Guard Reserve Program Administrator (RPAs). Active Duty status also applies to a Uniformed Service member who is an active duty commissioned officer of the U.S. Public Health Service or the National Oceanic and Atmospheric Administration (NOAA Commissioned Corps).

Coverage Under the SCRA is Broader in Some Cases

Coverage under the SCRA is broader in some cases and includes some categories of persons on active duty for purposes of the SCRA who would not be reported as on Active Duty under this certificate. SCRA protections are for Title 10 and Title 14 active duty records for all the Uniformed Services periods. Title 32 periods of Active Duty are not covered by SCRA, as defined in accordance with 10 USC § 101(d)(1).

Many times orders are amended to extend the period of active duty, which would extend SCRA protections. Persons seeking to rely on this website certification should check to make sure the orders on which SCRA protections are based have not been amended to extend the inclusive dates of service. Furthermore, some protections of the SCRA may extend to persons who have received orders to report for active duty or to be inducted, but who have not actually begun active duty or actually reported for induction. The Last Date on Active Duty entry is important because a number of protections of the SCRA extend beyond the last dates of active duty.

Those who could rely on this certificate are urged to seek qualified legal counsel to ensure that all rights guaranteed to Service members under the SCRA are protected.

WARNING: This certificate was provided based on a last name, SSN/date of birth, and active duty status date provided by the requester. Providing erroneous information will cause an erroneous certificate to be provided.

Certificate ID: S9Z7O7CAK5D7X60

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TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-
BR4

Plaintiff

v.

CHRIS A. NEEB;

Defendant(s)

COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

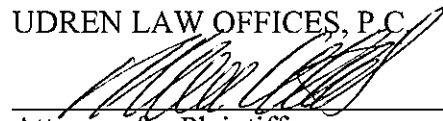
NO. 2017-CV-578

WAIVER OF WATCHMAN/WAIVER OF INSURANCE

The undersigned states that any Deputy Sheriff or Sheriff levying upon or attaching any property under the writ issued in the above-captioned matter may leave same without a watchman, in custody of whomever is found in possession, after notifying such person of such levy or attachment, without liability on the part of such Deputy Sheriff or 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.

Date: 6/26/17

UDREN LAW OFFICES, P.C.


Attorney for Plaintiff

Morris A. Scott, Esquire
PA ID# 83587

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2007-BR4

Plaintiff

v.

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COURT OF COMMON PLEAS
CIVIL DIVISION
Columbia County

MORTGAGE FORECLOSURE

NO. 2017-CV-578

SHORT DESCRIPTION FOR ADVERTISING


ALL THAT CERTAIN LOT OF LAND SITUATE IN CATAWISSA BOROUGH,
COLUMBIA COUNTY, PENNSYLVANIA:

BEING KNOWN AS 718 Pfahler Street, Catawissa, PA 17820

PARCEL NUMBER: 08-06-072-00-000

IMPROVEMENTS: Residential Property

UDREN LAW OFFICES, P.C.


Attorney for Plaintiff

Morris A. Scott, Esquire
PA ID# 83587

All that certain piece, parcel and tract of land situate in Catawissa Borough, ^{Boro}~~City~~ of Catawissa, County of Columbia, Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a stone corner in the Southerly line of Pfahler Street, being a point in the extreme southern end of the intersection of Shuman Street and said Pfahler Street;

THENCE South 79 degrees 30 minutes West, 224 feet to an iron pipe corner in the southerly line of Pfahler Street aforesaid;

THENCE South 41 degrees 10 minutes West, 29.5 feet to an iron pipe corner;

THENCE South 81 degrees East, 82 feet to an iron pipe corner;

THENCE South 89 degrees East, 139.5 feet to an iron pipe corner;

THENCE North 80 degrees 40 minutes East, 180 feet to an iron pipe corner;

THENCE North 74 degrees 40 minutes West, 165 feet to a said stone corner, the place of BEGINNING

CONTAINING four-tenths acres of land, with the courses and distances herein named being taken from a survey and draft made on October 15, 1951, by Howard Fetterolf, R.E.

BEING KNOWN AS: 718 Pfahler Street, Catawissa, PA 17820

PROPERTY ID NO.: 08-06-072-00-000

TITLE TO SAID PREMISES IS VESTED IN Isabelle M. Neeb and Chris A. Neeb, mother and son, as joint tenants with the right of survivorship BY DEED FROM Isabelle Neeb, widow DATED 04/04/1991 RECORDED 04/05/1991 IN DEED BOOK 471 PAGE 093.

Pennsylvania Office
100 W. 3rd Ave.
Suite 200
Conshohocken, PA 19428
(PH) 215-568-9500
*Mark J. Udren, Esq.
Licensed: PA, NJ, FL*

UDREN LAW OFFICES, P.C.

New Jersey Office
Woodcrest Corporate Center
111 Woodcrest Rd.
Suite 200
Cherry Hill, NJ 08003
(PH) 856-669-5400
(FX) 856-669-5399
www.udren.com

Florida Office
2101 W. Commercial Blvd
Suite 5100
Fort Lauderdale, FL 33309
(PH) 954-378-1757
(FX) 954-378-1758

Sheriff of **Columbia** County
Courthouse
P.O. Box 380
Bloomsburg, PA 17815

Re: **DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED
ASSET BACKED RECEIVABLES LLC TRUST 2007-BR4, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-BR4**

vs.

Chris A. Neeb

Columbia County C.C.P. No. 2017-CV-578

Please be informed that our office will be using an outside servicer to serve the defendant(s) with the enclosed Notice of Sheriff Sale. When service has been successfully completed our office will file the proof of service.

Thank you,

Quinton Davenport
Foreclosure Specialist

Pennsylvania Office
100 W. 3rd Ave.
Suite 200
Conshohocken, PA 19428
(PH) 215-568-9500
*Mark J. Udren, Esq.
Licensed: PA, NJ, FL*

UDREN LAW OFFICES, P.C.

New Jersey Office
Woodcrest Corporate Center
111 Woodcrest Rd.
Suite 200
Cherry Hill, NJ 08003
(PH) 856-669-5400
(FX) 856-669-5399
www.udren.com

Florida Office
2101 W. Commercial Blvd
Suite 5100
Fort Lauderdale, FL 33309
(PH) 954-378-1757
(FX) 954-378-1758

COPY

Sheriff of Columbia County
Courthouse
P.O. Box 380
Bloomsburg, PA 17815

Re: **DEUTSCHE BANK NATIONAL TRUST COMPANY, as trustee for SECURITIZED
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Thank you,

Quinton Davenport
Foreclosure Specialist

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US SMALL BUSINESS
ADMINISTRATION

900 MARKET STREET

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DEPARTMENT 281230

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103748

UDREN LAW OFFICES, PC
PA OPERATING ACCOUNT
111 WOODCREST ROAD
CHERRY HILL, NJ 08003



3-7568/2360

NUMBER
103748

One Thousand Three Hundred Fifty and 00/100*****

DATE
June 26, 2017
AMOUNT
*****1,350.00

PAY
TO THE
ORDER
OF
Columbia County Sheriff
Courthouse
P.O. Box 380
Bloomsburg, PA 17815

VOID AFTER 90 DAYS
Myra M. M...

Neeb, 718 Pfahler Street, Catawissa, PA 17820, Quinton Davenport NEEB
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⑈103748⑈ ⑆236075689⑆ 9500077185⑈

