TX Result Report

06/10/2019 13:51 Serial No. A6VF011029028 TC:00053007

Addressee	Start Time	Time	Prints	Result	Note
912155670072	06-10 13:50	00:00:42	002/002	ОК	ORG

Result OK : Communication OK S-OK : Stop Communication Busy : Busy No Ans : No Answer TEL : RX from TEL Refuse : Receipt Refused

Cont : Continue LOVR : Receiving Length Over SOVR : Exceed Broadcast No. M-Full : Memory Full

NG: Other Error IL-PJL: PJL Error MDN-ER: MDN Resp. Error DSN-ER: DSN Resp. Error LGN-ER: Login Error

Note TMR: Timer TX PC: PC-Fax POL: Polling Call: Manual TX

FWD : Forward Fcode : F-Code BUL : Bulletin I-FAX : Internet Fax ORG : Original Size

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



TO: Patrick Wirt	FROM: Sheriff Timothy Chamberlain
FAX:	PAGES: 2
PHONE:	DATE: June 10, 2019
RE: Steve & Mary Ellen Brink	CC:
Urgent For Review Please	Comment Please Reply Please Recycle
I received the stay, attached is a of \$1,021.00.	cost sheet showing a balance due

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

fax

TO:	Patrick Wirt	FROM: Sheriff Timo	thy Chamberlain
FAX:		PAGES: 2	
PHON	E:	DATE: June 10, 201	9
RE:	Steve & Mary Ellen Brink	CC:	
Urg	gent For Review	Please Comment Please	Reply Please Recycle
	eived the stay, attac .,021.00.	hed is a cost sheet showi	ng a balance due

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

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

Case Number 2019CV159

PROPERTY ADDRESS

601 F JOHN STREET, MIFFLINVILLE, PA 18631

REAL ESTATE SALE REQUEST LEDGER

DATE	CATEGORY	<i>MEMO</i>	СНК #	DEBIT	CREDIT
03/27/2019	Advance Fee	Advance Fee	001758366	\$0.00	\$1,350.00
03/27/2019	Advertising Sale (Newspaper)			\$15.00	\$0.00
03/27/2019	Advertising Sale Bills & Copies			\$17.50	\$0.00
03/27/2019	Crying Sale			\$10.00	\$0.00
03/27/2019	Docketing			\$15.00	\$0.00
03/27/2019	Levy			\$15.00	\$0.00
03/27/2019	Mailing Costs			\$60.00	\$0.00
03/27/2019	Posting Handbill			\$15.00	\$0.00
03/27/2019	Press Enterprise Inc.		:	\$1,596.00	\$0.00
03/27/2019	Sheriff Automation Fund			\$50.00	\$0.00
03/27/2019	Web Posting			\$100.00	\$0.00
06/05/2019	Service			\$255.00	\$0.00
06/05/2019	Service Mileage			\$14.00	\$0.00
06/05/2019	Copies			\$8.50	\$0.00
06/05/2019	Notary Fee			\$15.00	\$0.00
06/05/2019	Tax Claim Search			\$5.00	\$0.00
06/05/2019	Surcharge			\$180.00	\$0.00

\$2,371.00 \$1,350.00

TOTAL BALANCE: \$(1,021.00)

Printed: 6/10/2019 1:45:01PM

Page 1 of 1

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

Fax: 215-568-7616

Representing Lenders in Pennsylvania

Foreclosure Manager

June 10, 2019

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

Attn: Real Estate Department.

Fax Number: 570-389-5625

FULTON BANK, N.A. v.

STEVEN L. BRINK and MARY-ELLEN BRINK

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

1863 L

No.: 2019-CV-159

Dear Sir/Madam:

Please STAY the Sheriff's Sale of the above referenced property, which is scheduled for June 12, 2019 due to the following: The defendant(s) brought the underlying mortgage loan current and the Plaintiff is discontinuing the foreclosure action.

\$0.00 was received in consideration of the stay. Please be advised that no funds were reported to be received.

You are hereby directed to immediate discontinue the advertising of the sale and processing or posting of the Notice of Sale.

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

Thank you for your cooperation in this matter.

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

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

Plaintiff

FULTON BANK N.A.

vs.

Defendant

MARY BRINK MARY & STEVEN BRINK

STEVEN BRINK

Attorney for the Plaintiff:

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

PHILADELPHIA, PA 19103-1814

Sheriff's Sale Date:

Wednesday, June 12, 2019

Writ of Execution No.: 2019CV159

Advance Sheriff Costs: \$1,350.00

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

Sheriff Costs

	Total Sheriff Costs	\$2,566.00
Surcharge		\$180.00
Tax Claim Search		\$5.00
Notary Fee		\$15.00
Copies		\$8.50
Distribution Form		\$25.00
Service Mileage		\$14.00
Service		\$255.00
Web Posting		\$100.00
Transfer Tax Form		\$25.00
Solicitor Services		\$100.00
Sheriff's Deed		\$35.00
Sheriff Automation Fund		\$50.00
Prothonotary, Acknowledge Deed		\$10.00
Press Enterprise Inc.		\$1,596.00
Posting Handbill		\$15.00
Mailing Costs		\$60.00
Levy		\$15.00
Docketing		\$15.00
Crying Sale		\$10.00
Advertising Sale Bills & Copies		\$17.50
Advertising Sale (Newspaper)		\$15.00

Municipal Costs

Sewer \$486,34

Total Municipal Costs \$486.34

Distribution Costs

Recording Fees \$71.75

Total Distribution Costs \$71.75

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

	Grand Total:	\$3,124.09
!		
:		

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

FULTON BANK NA	VS.	STEV	EN & MARY	BRINK	
NO. 47-2019 ED		NO.	159-2019	JD	
DATE/TIME OF SALE	JUNE 12, 20	019 @ 9:	00 AM		
BID PRICE (INCLUDE	ES COST)	\$		_	
POUNDAGE – 2% OF	BID	\$			
TRANSFER TAX – 2%	6 OF FAIR MKT	\$		_	
MISC. COSTS		\$		_	
TOTAL AMOUNT NE	EDED TO PURC	HASE		\$	
PURCHASER(S): ADDRESS: NAMES(S) ON DEED					
PURCHASER(S) SIGN					
1	TOTAL DUE:			\$	
I	LESS DEPOSIT:			\$	 -
I	OOWN PAYMEN	Γ:		\$	
7	TOTAL DUE IN 8	DAYS		\$	

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 May 22, 29 and June 5, 2019 and 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.

SHERIFF'S SALE COST SHEET 19	- 159
VS.	
NOED NOJD DATE/TIME OF SALE	
DOCKET/RETURN SERVICE PER DEF. LEVY (PER PARCEL MAILING COSTS ADVERTISING SALE BILLS & COPIES ADVERTISING SALE (NEWSPAPER) MILEAGE POSTING HANDBILL CRYING/ADJOURN SALE SHERIFF'S DEED TRANSFER TAX FORM DISTRIBUTION FORM COPIES NOTARY S15.00 \$15.00 \$15.00 \$15.00 \$15.00 \$15.00 \$25.00 \$25.00 \$35.00 \$25.00	
TOTAL ********* \$ 5 25.00	
WEB POSTING \$150.00 PRESS ENTERPRISE INC. \$\frac{1596.60}{100.00}\$ TOTAL ************************************	
PROTHONOTARY (NOTARY) \$10.00 RECORDER OF DEEDS \$71,75 TOTAL ************ \$81,75	
REAL ESTATE TAXES: BORO, TWP & COUNTY 20	
MUNICIPAL FEES DUE: SEWER WATER TOTAL ******************** \$ 486.34	
SURCHARGE FEE (DSTE) \$ 180,06 MISC. \$ TOTAL ************************************	
	3/24.09

Phelan Hallinan & Schmieg, LLP

1617 JFK Boulevard, Suite 1400 Philadelphia, PA 19103-1814 215-320-0007 Fax: 215-563-7009

Sue Moran Legal Assistant, Ext. 1253 Representing Lenders in Pennsylvania and New Jersey

May 24, 2019

Office of the Sheriff COLUMBIA County Courthouse

Dear Sir/Madame:

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

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

Sincerely,

Sue Moran Enclosure

AFFIDAVIT OF SERVICE (FNMA)

PLAINTIFF FULTON BANK, N.A.

COLUMBIA COUNTY

PH # 1036517

DEFENDANT STEVEN L. BRINK MARY-ELLEN BRINK SERVICE TEAM/ spl COURT NO.: 2019-CV-159

SERVE STEVEN L. BRINK AT: 601 F JOHN STREET MIFFLINVILLE, PA 18631

TYPE OF ACTION XX Notice of Sheriff's Sale SALE DATE: June 12, 2019

<u>SERVED</u>
Served and made known to STEVEN L. BRINK. Defendant on the Attay of APALL 2019, at 5:30, o'clock P. M. at 6015 TOHN ST, MIFFLINGULE, M. in the manner described below: Defendant personally served.
Adult family member with whom Defendant(s) reside(s). Relationship is Adult in charge of Defendant's residence who refused to give name or relationship.
Manager/Clerk of place of lodging in which Defendant(s) reside(s).
Agent or person in charge of Defendant's office or usual place of business.
an officer of said Defendant's company, Other:
Description: Age 40 ⁵ Height 5 ¹ 9" Weight 170 Race W Sex M Other
I. Ronald Moll a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities. DATE: 42719 NAME: CMARLEMAN
PRINTED NAME: Ronald Moli
TITLE: Process Server
TITLE:
NOT CONVEN
NOT SERVED
On theday of20, ato'clock M., I,, a competent adult hereby state that Defendant NOT FOUND because:
On theday of20, ato'clockM., I,, a competent adult hereby state that Defendant NOT FOUND because: VacantDoes Not ExistMovedDoes Not Reside (Not Vacant)
On theday of20, ato'clockM., I,, a competent adult hereby state that Defendant NOT FOUND because: VacantDoes Not ExistMovedDoes Not Reside (Not Vacant) No Answer onal;atat;
On theday of20, ato'clockM., I,, a competent adult hereby state that Defendant NOT FOUND because: VacantDoes Not ExistMovedDoes Not Reside (Not Vacant) No Answer onal:at: atat
On theday of20, ato'clockM., I,, a competent adult hereby state that Defendant NOT FOUND because: VacantDoes Not ExistMovedDoes Not Reside (Not Vacant) No Answer onal:al:atat
On theday of20, ato'clockM., I,, a competent adult hereby state that Defendant NOT FOUND because: VacantDoes Not ExistMovedDoes Not Reside (Not Vacant) No Answer onal:at: atat
On theday of 20, ato'clockM., I,, a competent adult hereby state that Defendant NOT FOUND because: Vacant Does Not Exist Moved Does Not Reside (Not Vacant) No Answer on al; al; at

AFFIDAVIT OF SERVICE (FNMA)

PLAINTIFF FULTON BANK, N.A. COLUMBIA COUNTY

PH # 1036517

DEFENDANT STEVEN L. BRINK MARY-ELLEN BRINK SERVICE TEAM/ spl COURT NO.: 2019-CV-159

SERVE MARY-ELLEN BRINK AT: 601 F JOHN STREET MIFFLINVILLE, PA 18631 TYPE OF ACTION XX Notice of Sheriff's Sale SALE DATE: June 12, 2019

SERVED Served and made known to MARY FLILEN BRINK. Defendant on the 27 th day of APRIL . 2019, at 5130 o'clock P. M., at 601 F. John ST, MIFFLIN NELE M. in the manner described below: ___ Defendant personally served. Adult family member with whom Defendant(s) reside(s).
Relationship is HUSDAND ___ Adult in charge of Defendant's residence who refused to give name or relationship ___ Manager/Clerk of place of lodging in which Defendant(s) reside(s). Agent or person in charge of Defendant's office or usual place of business. an officer of said Defendant's company Description: Age 40° Height 5'9" Weight 70 Race W Sex M Other 1. Ronald Moll , a competent adult, hereby verify that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above. I understand that this statement is made subject to the penaltics of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities. NAME: PRINTED NAME: Ronald Moll TITLE: Process Server NOT SERVED On the ____day of ______, 20__, at ____o'clock __, M., I, _______, a competent adult hereby state that Defendant NOT FOUND because: ___Vacant ____ Does Not Exist ____ Moved ____ Does Not Reside (Not Vacant) No Answer on at at at at Service Refused Red Tag Door Deceased Defendant Unknown
Ciuster Mail Box Can't Gain Access I understand that this statement is made subject to the penalties of 18 Pa. C.S. Sec. 4904 relating to unsworn falsification to authorities. BY:______ PRINTED NAME: _____

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

NO EXPIRATION

FULTON E vs. BRINK, MA	BANK N.A. ARY (et al.)			Case Number 2019CV159	
		SERVICE CO	VER SHEET	•	_ (PO
Service De	etails:				(POSTING)
Category:	Real Estate Sale - Post	ng - Sale Bill		Zone:	<u> </u>
Manner:	< Not Specified >	•	Expires:	Warrant:	
Notes:	SALE DATE & TIME: 06, SHERIFF'S SALE BILL	12/2019 AT 9:00 AM			
Serve To:			Final Service:		201
Name:	(POSTING)		Served: Personally	· Adult In Charge · Posted · Other	2019CV159
Primary Address:	601 F JOHN STREET MIFFLINVILLE, PA 1863	31	Adult In Charge:		/159
Phone:		DOB:	Relation:		
Alternate Address:		·	Date:	Time: /8/5	601
Phone:			Deputy:	Mileage:	601 F JOHN STREET, MIFFLINVILLE, PA 18631
Attorney /	Originator:				Ĭ.
Name:	PHELAN HALLINAN DIA	MOND & JONES LLF	Phone: 215-563-70	000	STRE
Service At	tempts:	<u>.</u>			Ë,
Date:					SE
Time:					Ξ̈́
Mileage:					≨
Deputy:					<u> </u>
Service At	tempt Notes:		***************************************		PA 1
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3.					_
4.					_ <u></u>
5.					NO EXPIRA
6.					RA.

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Timothy T. Chamberlain Sheriff		Earl D. Mordan, J Chief Deput
FULTON BANK N.A. vs. MARY BRINK (et al.)	:	Case Number 2019CV159
SHE	RIFF'S RETURN OF SERVICE	E
05/10/2019 SHERIFF TIMOTHY T. CHAN SERVICE WAS PERFORMED	MBERLAIN, BEING DULY SWORN ACCOR D BY POSTING A TRUE COPY OF THE R	RDING TO LAW, STATES EQUESTED HANDBILL UPON

THE REAL ESTATE LOCATED AT 601 F JOHN STREET, MIFFLINVILLE, PA 18631.

May 16, 2019

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL

SARAH JANE KLINGAMAN, NOTARY PUBLIC
TOWN OF BLOOMSBURG, COLUMBIA COUNTY

NOTARIAL SEAL

1 ON THE SEAL SARAH JANE KLINGAMAN, NOTARY PUBLIC
TOWN OF BLOOMSBURG, COLUMBIA COUNTY

SO ANSWERS

TIMOTHY T. CHAMBERLAIN, SHERIFF

			NOTARY	MY COMMISSION EXPIRES QCT. 4, 2020
Affirmed and su	ubscribed to be	fore me this		9 . 1 1/4
16TH	day of	MAY	, 2019	South Change Klingaman
· · · · · · · · · · · · · · · · · · ·				

PHELAN HALLINAN DIAMOND & JONES, LLP

LLP

ATTORNEY FOR PLAINTIFF

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

FULTON BANK, N.A.

COURT OF COMMON PLEAS

Plaintiff

CIVIL DIVISION

٧.

TERM

STEVEN L. BRINK MARY-ELLEN BRINK

No.: 2019-CV-159 No.: 2019-ED-47

Defendant

COLUMBIA COUNTY

CERTIFICATE OF COMPLIANCE

I certify that this filing complies with the provisions of the *Public Access Policy of the Unified Judicial System of Pennsylvania: Case Records of the Appellate and Trial Courts* that require filing confidential information and documents differently than non-confidential information and documents.

MAY 1 0 2019

Date

Peter Wapner, Esquire Attorney for Plaintiff 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

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

Re: FULTON BANK, N.A. VS. STEVEN L. BRINK, and MARY-ELLEN BRINK, COLUMBIA County, No.: 2019-CV-159, No.: 2019-ED-47

Dear Sir/Madam:

Enclosed for filing please find an Affidavit of Service Pursuant to Rule 3129.2 and a Certificate of Compliance. Thank you for your assistance in this matter. Should you have any questions, please do not hesitate to contact me.

Property is listed for the 06/12/2019 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,

CHRISTINE SCHOFFLER, Legal Assistant

cc: Sheriff of COLUMBIA County

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorney for Plaintiff

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

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA

FULTON BANK, N.A.	;
Plaintiff,	: CIVIL DIVISION
v.	:
STEVEN L. BRINK MARY-ELLEN BRINK Defendant(s)	No.: 2019-CV-159 No.: 2019-ED-47
AFFIDAVIT OF SERVICE PU	RSUANT TO RULE 3129.2
COMMONWEALTH OF PENNSYLVANIA)
PHILADELPHIA COUNTY) SS:
As required by Pa. R.C.P. 3129.2(a) Notice any known interested party in the manner required persons or parties named, at that address, set forth A copy of the Certificate of Mailing (Form 3817) a by the U.S. Postal Service is attached hereto Exhib	by Pa. R.C.P. 3129.2(c) on each of the on the Affidavit and as amended if applicable. and/or Certified Mail Return Receipt stamped
Date: MAY 1 0 2019	
	Peter Wapner, Esquire
	Attorney for Plaintiff

FULTON BANK, N.A.

PLAINTIFF

V.

CIV.

: CIVIL DIVISION

:

CASE NO. 2019-CV-159

STEVEN L. BRINK MARY-ELLEN BRINK DEFENDANT(S) :

COLUMBIA COUNTY

COURT OF COMMON PLEAS

AMENDED AFFIDAVIT PURSUANT TO RULE 3129.1

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

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

Name

Address (if address cannot be reasonably ascertained,

please so indicate)

STEVEN L. BRINK

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

PO BOX 614, MIFFLINVILLE, PA 18631-0614

MARY-ELLEN BRINK

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

PO BOX 614, MIFFLINVILLE, PA 18631-0614

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

Name

Address (if address cannot be reasonably

ascertained, please so indicate)

STEVEN L. BRINK

424 EAST FIFTH STREET, A/K/A 601 F JOHN

STREET, MIFFLINVILLE, PA 18631

PO BOX 614, MIFFLINVILLE, PA 18631-0614

MARY-ELLEN BRINK

424 EAST FIFTH STREET, A/K/A 601 F JOHN

STREET, MIFFLINVILLE, PA 18631

PO BOX 614, MIFFLINVILLE, PA 18631-0614

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

Address (if address cannot be

reasonably ascertained, please indicate)

PA DEPARTMENT OF REVENUE

BUREAU OF COMPLIANCE LIEN SECTION

P.O. BOX 280948

HARRISBURG, PA 17128-0948

BLOOMSBURG MUNICIPAL AUTHORITY

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

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

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

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

Name

Address (if address cannot be

reasonably ascertained, please indicate)

FNB BANK, N.A.

BLOOMSBURG OFFICE, 37 WEST MAIN

STREET

BLOOMSBURG, PA 17815

FNB BANK, N.A.

1695 STATE STREET

EAST PETERSBURG, PA 17520

FNB BANK, N.A. C/O JEANNINE ALBRIGHT

ONE PENN SQUARE LANCASTER, PA 17602

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

Name

Address (if address cannot be

reasonably ascertained, please indicate)

BERWICK AREA JOINT SEWER

AUTHORITY

1108 FREAS AVENUE BERWICK, PA 18603

BERWICK AREA JOINT SEWER

AUTHORITY C/O ANTHONY J. MCDONALD, BERWICK, PA 18603

106 MARKET STREET

ESQUIRE

Name and address of every other person who has any record interest in the property and whose interest may be affected by the 6. sale.

Name

Address (if address cannot be

reasonably ascertained, please indicate)

JASON E. NOWAKOSKI AND SHAYLA R.

NOWAKOSKI

601 E. JOHN STREET MIFFLINVILLE, PA 18631 7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may be affected by the sale:

Name

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

TENANT/OCCUPANT

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

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 HUMAN SERVICES

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

HARRISBURG, PA 1/108-1/54

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.

MAY 1 0 2019

Date:

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

Postmark with Date of Receipt. 20 1910 \$ 001.45° Parcel Airlift

Certificate of Mailing - Firm

Address
(Name, Street, City, State, and ZIP CodeTM)
PA DEPARTMENT OF REVENUE
BUREAU OF COMPLIANCE LIEN SECTION
P.O. BOX 280948
HÄRRISBURG PA 171 17128-0948

TOTAL NO

of Pieces Received at Post Office™

Affix Stamp Here

Postage

\$0.50

TOTAL NO

of Pieces Listed by Sender

Postmaster, per (name of receiving employee)

PS Form 3665, January 2017 (Page 1 of 1)

Name and Address of Sender

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

PH # 1036517 / RE: STEVEN L. BRINK (COLUMBIA) / CQS - 06/12/2019 SALE / 1026 / 45 Day USPS% Tracking Number Firm-specific Identifier

					Certificate of Ma	iling – Firr
ianer and Address of Sender helan Hallinan Diamond & Jones, LL.P 617 JFK Boulevard, Suite 1400 bite Penn Center Plaza hilladelphia, PA 19103	MTALNO. of Pieces Listed by Sender 6 Postmaties, per (numer of securing)	TOTAL NO of Piece. Received at Post Office ra	Affix Stamp Here Postmark with Dat	e of Reveipt.	477 76 200	209
NS - 66/12/2019 SALE / 1021 / Writ Team USPS@ Tracking Number		Address	Postage	Fer	розиосежите: 1	Parcel Airlift
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)	DEPARTMENT OF PUBLIC UNIT, ESTATE RECOVER P(i) Box 8486 Willow Oak Building Harrisburg	WELFARE, TPL CASUALTY	\$0.50			
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W. KHSSLER, ESQ.

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JASON E. NOWAKOSKI AND SHAYLA R. NOWAKOSKI
601 E. JOHN STREET 5. \$0.50 MISSI INVILLE PA ISC DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE PT, BOX 599 BLJOMSBURG PA 176 18631 6. \$0.50

17815

PS Form 3665, January 2017 (Page 2 of 3)

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PH # 1036517 / RE: STEVEN L. BRINK (COLUMBIA) / RMS - 0W12/2019 SALE / 1021 / Writ Team						
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1.	COMMONWEALTH OF P OF HUMAN SERVICES P.C. Box 2675	ENNS YLVANIA DEPARTMENT	\$0.50			
2.	Hamistong INTERNAL REVENUE SI 1000 Liberty Avenue Room	PA 17105 ERVICE ADVISORY 1704 PA 15222	\$0.50	·		
3.	Piljsburgh U.S. DEPARTMENT OF J THE MIDDLE DISTRICT 228 Wahma Sirret, Suite 22 PO Box 11754 Harrisburg	USTICE U.S. ATTORNEY FOR OF PA FEDERAL BUILDING	\$0.50			
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			-			

FILED PROTHOHOTARY

2019 APR 25 A 8: 41

CLERK OF COURTS OFFICE COUNTY OF COLUMBIA.

IN THE COURT OF COMMON PLEAS COLUMBIA COUNTY, PENNSYLVANIA

FULTON BANK, N.A.

Court of Common Pleas

Plaintiff

Civil Division

VS.

COLUMBIA County

STEVEN L. BRINK

MARY-ELLEN BRINK

No.: 2019-CV-159

Defendants No.: 2019-ED-47

ORDER

AND NOW, this 24th day of ______, 2019 the Prothonotary is

ORDERED to amend the <u>in rem</u> judgment and the Sheriff is ORDERED to amend the writ nunc pro tunc in this case as follows:

Principal Balance	\$114,954.86
Interest Through April 15, 2019	\$5,267.96
Late Charges	\$429.24
Legal fees	\$2,770.00
Cost of Suit and Title	\$242.75
Sheriff's Sale Costs	\$1,350.00
Property Inspections	\$350.00
Escrow Deficit	\$1,404.50
Escrow Credit	(\$82.22)

TOTAL \$126,687.09

Plus interest at six percent per annum.

BY THE COURT

J.

COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF REVENUE BUREAU OF COMPLIANCE P.O. BOX 281230 HARRISBURG, PA 17128-1230

PRIORITY CLAIM FOR SHERIFFS SALE

Please Print or Type

EXECUTION NUMBER 2019CV159 (06/12/19)	SECOND EXECUTION NUMBER
DATE OF SALE	
06/12/2019	
AMOUNT	
\$3 217 48	

MR TIMOTHY T CHAMBERLAIN

BOX 380

BLOOMSBURG

PA |

17815

REVENUE ID	CORPORATION TAX
	\$0.00
EMPLOYER EIN	. <u>.</u>
	\$0.00
SALES TAX LICENSE NU	JMBER
	\$0.00
SOCIAL SECURITY NUM	MBER
***-**-5126	_ \$3,217.48
INHERITANCE TAX FILE	E NUMBER
	\$0.00
OTHER TAX NUMBER	
	- \$0.00

DEFENDANT

STEVEN L BRINK AND MARY ELLEN BRINK

SHERIFF OF COLUMBIA COUNTY

This statement is to advise you that the above owes the Commonwealth of Pennsylvania taxes, interest, penalty and lien costs as shown on the Statement of Account below for the following taxes. This statement is made in accordance with 42 Pa. C.S.A. § 8151 and 72 P.S. § 1402 (Fiscal Code § 1402).

A. For the following taxes a priority in the distribution of the proceeds of the judicial sale should be made in accordance with the applicable provisions of the Tax Reform Code of 1971, 72 P.S. § 7101, et seq. Tax liens were filed with the Prothonotary of Columbia County.

- ☐ Sales and Use Tax, 72 P.S. § 7242
- Employer Witholding Tax, 72 P.S. § 7345
- Pennsylvania Personal Income Tax, 72 P.S. § 7345

B. A Corporation tax lien is a first lien and is required to be paid out of the proceeds of the judicial sale before any pre-existing judgement, mortgage, or any other claim or lien against the corporation in accordance with 72 P.S. § 1401 (Fiscal Code § 1401).

☐ Corporation Taxes, 72 P.S. § 1401

STATEMENT OF ACCOUNT

Type of Tax	Settlement or Lien Date	Lien Number or Filing Period	Amount or Balance
Personal Income Tax	1/4/2019	2019-CV-24	\$3,217.48
TOTAL:	Mary .		\$3,217.48
			7.1

I certify that the above Statement of Account is a true and correct statement of all liened taxes, penalties and interest owed to the Commonwealth of Pennsylvania (based upon the Department of Revenue records) by the above named entity.

WITNESS my hand and the seal of the Department of	DIRECTOR, BUREAU OF COMPLIANCE Sean Washington Sear Washington
Revenue 18 day of, April 2019	SECRETARY OF REVENUE C. Daniel Hassell Comul Hassell





April 16, 2019

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

FULTON BANK, N.A.

VS.

STEVEN L. BRINK MARY-ELLEN BRINK

NO: 2019-CV-159 NO: 2019-ED-47

Dear Timothy:

The amount due on the sewer account #701885 for the property located at 424 E 5th Street, a/k/a 601 F. John Street, Mifflinville, Pa through June 30, 2019 is \$486.34.

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

Sincerely,

Kelly Morris Authority Clerk

Hearing Impaired 711 "BAJSA is an Equal Opportunity Provider and Employer"

1108 Freas Avenue • Berwick, Pennsylvania 18603

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

FAX COVER SHEET

TO	
COMPANY	
FAXNUMBER	15703895625
FROM	Berwick Area Joint Sewer Authority
DATE	2019-04-16 17:44:17 GMT
RE	Brink Sheriff Sale
COVER MESSA	√GE

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON B vs. BRINK, MA						e Number 19CV159	
Service De		SERVICE CO	VER SH	EET			BRINK, MARY
- ·	Real Estate Sale - Sale N	otice			Zone:	47	ARY
Manner:	< Not Specified >		Expires:		Warrant:		•
Notes:	SALE DATE & TIME: 06/1/ PLAINTIFF NOTICE OF S		DEBTOR'S F	RIGHTS			
Serve To:		a annua maia an an an an an ann an an an an an an a	Final Serv	ice:			20,
Name:	MARY BRINK		Served:	Personally A	dult In Charge	- Posted · Other	2019CV159
Primary	601 F JOHN ST	A CONTRACT OF THE CONTRACT OF	Adult In Charge:	Stever	Brin	K	/159
Address:	MIFFLINVILLE, PA 18631		_				
Phone:	to a graduation of the man ample of the constant	<i>DOB:</i> 02/05/1981	Relation:	Husba	ina		÷
Alternate Address:	424 E. 5TH ST PO BOX 614 MIFFLINVILLE, PA 18631		Date:	4/10/19	Time:	9:45	601
Phone:	570-854-1051	g g g g g g g g g g g g g g g g g g g	Deputy:	La commencia de la manda de la compansión de la compansió	Mileage:	t t	
Attorney /	Originator:			A MARKET TO A STATE OF THE STAT	e Arrigania.	Visit of the state of the sta	NHOL
Name:	PHELAN HALLINAN DIAN	IOND & JONES LLF	Phone:	215-563-7000			S.
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON B vs. BRINK, MA				Case Number 2019CV159	
Service De		Degree (1) State of the state o	OVER SHEET	Zone: 47	BRINK, STEVEN
Manner:	< Not Specified >		Expires:	Warrant:	. WEN
Notes:	SALE DATE & TIME: 06/1 PLAINTIFF NOTICE OF S		DEBTOR'S RIGHTS		
Serve To:			Final Service:		20
Name:	STEVEN BRINK		Served: ersonally A	dult In Charge · Posted · Other	2019CV159
Primary Address:	601 F JOHN ST MIFFLINVILLE, PA 1863		Adult In Charge:		/159
Phone:	854-1051	DOB: 02/05/1981	Relation:		
Alternate Address: Phone:	424 E. 5TH ST PO BOX 614 MIFFLINVILLE, PA 18631 570-854-1051		Date: 4/10/19 Deputy:	Time: 9.45 Mileage:	601 F
Attorney /	Originator:				JOHN ST, MIFFLINVIL
Name:	PHELAN HALLINAN DIAI	OND & JONES LLF	Phone: 215-563-7000)	. IST,
Service At	tempts:				M
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

vs. BRINK, MA	ANK N.A. ARY (et al.)				Case Number 2019CV159
		SERVICE CO	OVER SHE	EET	
Service De	tails:				en e
Category:	Real Estate Sale - Sale N	otice			Zone: 47
Manner:	< Not Specified >		Expires:		Warrant:
Notes:	SALE DATE & TIME: 06/1 PLAINTIFF NOTICE OF S		DEBTOR'S R	RIGHTS	
erve To:			Final Servi	ce:	
Name:	OCCUPANT		Served:	Personally Ad	ult In Charge Posted · Other
Primary Address:	601 F JOHN ST MIFFLINVILLE, PA 18631	2	Adult In Charge:	Stever	Brink
Phone:		DOB:	Relation:	Def 3	flusband
Alternate Address:			Date:	4/10/19	Time: 9:45
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	Originator:				
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Attorney / (Name: Service Att Date: Time: Mileage: Deputy: Service Att	PHELAN HALLINAN DIAN	IOND & JONES LLF			

UPANT

2019CV159

601 F JOHN ST, MIFFLINVILLE, PA 18631

NO EXPIRA

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON B vs. BRINK, MA			Case Number 2019CV159
	SERVICE	COVER SHE	ET
Service De			
Category:	Real Estate Sale - Sale Notice		Zone: 47
Manner:	< Not Specified >	Expires:	Warrant:
Notes:	SALE DATE & TIME: 06/12/2019 AT 9:00 AI PLAINTIFF NOTICE OF SHERIFF'S SALE A		IGHTS
Serve To:		Final Servi	
Name:	JASON NOWAKOSKI	Served:	Personally (Adult In Charge Posted Other
Primary Address:	601 EAST JOHN STREET MIFFLINVILLE, PA 18631	Adult In Charge:	Shayla Nowakoski
Phone:	DOB:	Relation:	Wife
Alternate Address:		Date:	4/5/19 Time: 14:05
Phone:	to the second of	Deputy:	6 Mileage:
Attorney /	Originator:	14 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
Name:	PHELAN HALLINAN DIAMOND & JONES LI	I Phone:	215-563-7000
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Deputy:			
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NOWAKOSKI, JASON

019CV159

601 EAST JOHN STREET, MIFFLINVILLE, PA 18631

1 NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

601 E JOHN STREET, MIFFLINVILLE, PA 18631

FULTON B vs. BRINK, MA						Number CV159
		SERVICE CO	OVER SHE	EET		
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Category:	Real Estate Sale - Sale N	otice			Zone:	47
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Notes:	SALE DATE & TIME: 06/1 PLAINTIFF NOTICE OF S		DEBTOR'S R	NGHTS		: " :
Serve To:			Final Serv	ice:		
Name:	SHAYLA NOWAKOSKI		Served:	Personally · Ad	ult In Charge ·	Posted · Other
Primary Address:	601 E JOHN STREET MIFFLINVILLE, PA 18631	And the second of the second o	Adult in Charge:			
Phone:		DOB:	Relation:	Def		
Alternate Address:			Date:	4/5/19	Time:	14.05
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Attorney /	Originator:	The Myski is a	AM CONT			· · · · · · · · · · · · · · · · · · ·
Name:	PHELAN HALLINAN DIAN	OND & JONES LLF	Phone:	215-563-7000	and the second s	
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COUNTY OF COLUMBIA TAX CLAIM BUREAU PO BOX 380 BLOOMSBURG PA 17815

REAL ESTATE TAX CERTIFICATION Fee: \$5.00 Cer

Date: 04/05/2019

Cert. NO: 34947

BRINK MARY ELLEN & STEVEN L

PO BOX 622 MIFFLINVILLE PA 18631 District: MIFFLIN TWP
Deed: 20080 -5358
Location: 601 F JOHN ST
Parcel Id:23 -05 -046-05,000

Assessment: 39,558 Balances as of 04/05/2019

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

by:	By: COLUMBIA COUNTY SHERII	Per:
-----	----------------------------	------

COLUMBIA COUNTY

COLUMBIA COUNTY TAX OFFICE 11 W MAIN STREET PO BOX 380 BLOOMSBURG, PA 17815

(570) 389-5649 FAX: (570) 389-5646

TAX CERTIFICATION

2019 - REAL ESTATE

As of Date: 04/05/2019 03:12:13 PM

Owner: BRINK MARY ELLEN & STEVEN L

PO BOX 614

MIFFLINVILLE PA 18631

Municipality: MIFFLIN TWP

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

Property Desc:

		Disco	unt:	Fac	<u>:e:</u>	Penal	ty:
Bill #		Amount	Due Date	Amount	Due Date	Amount	Due Date
023935	G	\$441.36 0	2/30/2019	\$450.37	06/30/2019	\$495.41	08/31/2019
			Payment				
023935	S	\$38.77 0	1/30/2019	\$39.56	06/30/2019	\$43.52	08/31/2019
			Payment				
023935	R	\$182.20 0	1/30/2019	\$185.92	06/30/2019	\$195.22	08/31/2019
			Payment				
Tota	ls:	\$662.33	_	\$675.85		\$734.15	
				Total Paid	To Date:	\$0.	.00

dm.	4-5-19
Signature	Date

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

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

MCDONALD ESQ., ANTHOR

106 MARKET STREET, BERWICK, PA 18603

FULTON BANK N.A. vs. BRINK, MARY (et al.)					Case Number 2019CV159	
	T. 10	SERVICE CO	OVER SHE	EET		
Service De						
	Real Estate Sale - Sale I	lotice			Zone: 4\	
Manner:	< Not Specified >	Expires:			Warrant:	
Notes:	SALE DATE & TIME: 06/12/2019 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS					
Serve To:	en e		Final Servi	ce :		
Name:	ANTHONY MCDONALD	ESQ.	Served:	Personally · Adu	ult In Charge · Posted · Other	
Primary Address:	106 MARKET STREET BERWICK, PA 18603	Bad	Adult In Charge:	Jen Hess		
Phone:	3 3	DOB:	Relation:	Legal Sec	· · · · · · · · · · · · · · · · · · ·	
Alternate Address:	106 W. Front	3 †.	Date:	4/2/19	Time: 1:43	
Phone:	Berwick Pa. 18	63	Deputy:	6	Mileage:	
Attorney /	Originator:		and the second	era y de la companya	ween the second of the second	
Name:	PHELAN HALLINAN DIA	MOND & JONES LLI	Phone:	215-563-7000		
Service Att	empts:		en jar	get at the state of the state o	We will be a second of the sec	
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

BERWICK AREA JOINT SEV

1108 FREAS AVENUE, BERWICK, PA 18603

FULTON BANK N.A. vs. BRINK, MARY (et al.)					Case Number 2019CV159	
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Name: Primary Address:	BERWICK AREA JOINT 1108 FREAS AVENUE BERWICK, PA 18603	SEWER AUTH.	Served: Adult In Charge:	Kelly	iuit in Charge	Posted · Other
Phone:		DOB:	Relation:	Clerk		
Alternate Address:			Date:	4/2/19	Time:	10:04
Phone:	The second secon		Deputy:	6	Mileage:	
Attorney / (Name:	Originator: PHELAN HALLINAN DIAI	MOND & JONES LLF	Phone:	215-563-7000		
Service Att Date: Time: Mileage:	lempts:					
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Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr. Chief Deputy

		 			
FULTON BANK N.A. vs. BRINK, MARY (et al.)			Case Nui 2019CV		
		SERVICE CO	OVER SH	 EET	
Service De	tails:		7 		and the second s
Category: Manner:	Real Estate Sale - Sale N < Not Specified >	lotice	Expires:		Zone: 47 Warrant:
Notes:	SALE DATE & TIME: 06/1 PLAINTIFF NOTICE OF S		DEBTOR'S R	RIGHTS	
Serve To:		erica de la companya	Final Servi	cé:	
Name:	Domestic Relations Office	ce of Columbia Cou	Served:		In Charge Posted Other
Primary Address:	11 WEST MAIN STREET 2ND FLOOR	Transport Control of the Control of	Adult In Charge:	ALYSSA	Wide
Phone:	Bloomsburg, PA 17815	DOB:	Relation:	CIE	l_\
Alternate Address:			Date:	4/3/13	Time: 1414
Phone:		Electrical Company of the Company of	Deputy:	1	Mileage:
Attorney / (Originator:				
Name:	PHELAN HALLINAN DIA	OND & JONES LLF	Phone:	215-563-7000	
Service Att	tempts:		5 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	* .	
Date:					
Time:					and and an experience of the state of the st
Mileage:					
Deputy:					
Service Att	empt Notes:				
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1 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, PA NO EXPIRATION

DOMESTIC RELATIONS OF

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

vs.	FULTON BANK N.A. vs. BRINK, MARY (et al.)					Number CV159
		SERVICE CO	VER SH	EET		
Service De	tails:					No.
Category: Manner:	Real Estate Sale - Sale Not Specified >	otice	Expires:		Zone: Warrant:	47
Notes:	SALE DATE & TIME: 06/1 PLAINTIFF NOTICE OF S		DEBTOR'S F	RIGHTS		
Serve To:			Final Servi	ice:		
Name:	Central Columbia SD		Served:	Personally · Ad	ult In Charge	Posted · Other
Primary Address:	4777 Old Berwick Road Bloomsburg, PA 17815		Adult In Charge:	prysore	LIVZIE	
Phone:	570-784-2850	DOB:	Relation:	200	Kel-	
Alternate Address:			Date:	4/3/12	Time:	4061
Phone:	The second secon		Deputy:	: : :	Mileage:	
Attorney /	Originator:				<i>**</i>	
Name:	PHELAN HALLINAN DIAI	YOND & JONES LLF	Phone:	215-563-7000		
Service Att	tempts:				7.1	
Date:						
Time:					A Magnin binago, ambioringo aborr s. na consistente e	an nagasalanga kan dinagan menghapan menenderi sebahan dinadan sebesahan dinadan sebesahan dinagan sebesahan d
Mileage:	magning i magningan kaman kanganan yakandangahan ngaray Ay Angah. Angahasan ng	The state of the s		maga magana ya samujuma nagamagilasa mada ma	RANDO ANTO ANTONOMOS POST VITA	
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CENTRAL COLUMBIA SD

2019CV159

4777 OLD BERWICK ROAD, BLOOMSBURG, PA 17815 NO EXPIRATION

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON BANK N.A. vs. BRINK, MARY (et al.)				Case Number 2019CV159
		SERVICE CO	OVER SHE	EET
Service De	tails:			
Category:	Real Estate Sale - Sale N	otice		Zone: 4
Manner:	< Not Specified >		Expires:	Warrant:
Notes:	SALE DATE & TIME: 06/1 PLAINTIFF NOTICE OF S		DEBTOR'S R	RIGHTS
Serve To:			Final Servi	ice;
Name:	Columbia County Tax O	ffice	Served:	Personally · Adult In Charge · Posted · Other
Primary Address:	PO Box 380 Bloomsburg, PA 17815		Adult In Charge:	SHERRY EVANS
Phone:	570-389-5649	DOB:	Relation:	CLERK
Alternate Address:			Date:	3/29/19 Time: 15/5
Phone:			Deputy:	Mileage:
Attorney /	Originator:		yy the	
Name:	PHELAN HALLINAN DIAI	YOND & JONES LLF	Phone:	215-563-7000
Service At	tempts:			
Date:				
Time:	- Andread Anti-Anti-Anti-Anti-Anti-Anti-Anti-Anti-			
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Deputy:				
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COLUMBIA COUNTY TAX C

2019CV159

PO BOX 380, BLOOMSBURG, PA 17815

IO EXPIRAT

WRIT OF	EXECUTION (MORTGAGE FORECL	OSURE)
Fulton Bank, N.A.	Pa.R.C.P. 3180-3183 and Rule 3257 COUR	T OF COMMON PLEAS
v.	CIVII	DIVISION
Steven L. Brink	NO.: 2	019-CV-159
Mary-Ellen Brink	201	9-ED-47
) colu	MBIA COUNTY
Commonwealth of Pennsylvania:		
County of Columbia		
TO THE SHERIFF OF COLUMBIA	COUNTY, PENNSYLVANIA:	
To satisfy the judgment, inte following property (specifically desc	erest and costs in the above matter you are directibed property below):	cted to levy upon and sell the
PREMISES: 424 East Fifth Street, A/ (See Legal Description	K/A 601 F John Street, Mifflinville, PA 18631 n attached)	

Dated 3/0/0/0019

Amount Due

Costs to be added

Interest from 03/27/2019 at \$19.70 per diem

PH # 1036517

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

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

Timothy T. Chamberlain Sheriff



Earl D. Mordan, Jr.
Chief Deputy

FULTON B	ANK N.A.				Case Numb	
vs. BRINK, MARY (et al.)					2019CV159	
		SERVICE CO	OVER SHE	EET		
Service De	tails:					
Category:	Real Estate Sale - Postin	g - Sale Bill		ar an	Zone:	
Manner:	< Not Specified >		Expires:		Warrant:	
Notes:	SALE DATE & TIME: 06/1 SHERIFF'S SALE BILL	2/2019 AT 9:00 AM				
Serve To:			Final Servi			e e e
Name:	(POSTING)		Served:		t In Charge · Posted	l · Other
Primary Address:	601 F JOHN STREET MIFFLINVILLE, PA 18631		Adult In Charge:			
Phone:		DOB:	Relation:			
Alternate Address:			Date:		Time:	
Phone:			Deputy:	3	Mileage:	
Attorney /	Originator:					
Name:	PHELAN HALLINAN DIAN	OND & JONES LLF	Phone:	215-563-7000		
Service At	tempts:	· · · · · · · · · · · · · · · · · · ·				
Date:	One of the control of					
Time:						
Mileage:	ding the contraction of the cont	one of the contract of the con	ruginy's ganger i gamening			
Deputy:	na manara manara manara manara manara yangan, maya i inin u intelaturnya a	- No. of the state		, or any any compression of the		
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POSTING)

2019CV159

601 F JOHN STREET, MIFFLINVILLE, PA 18631

NO EXPIRA

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 03/27/19

Account:

Name:

Company: **TIM CHAMBERLAIN - COLUM COUNTY SHER**

PO BOX 380 Address:

BLOOMSBURG, PA 17815

Telephone: (570) 389-5622

Ad ID:

1163655

Description:

BRINK SALE

Run Dates:

05/22/19 to 06/05/19

Class:

Agate Lines:

264

Blind Box:

Total Ad Cost Amount Paid \$1,596.00

inserts

\$0.00

Publication

Start |

Stop

Cost

Press Enterprise

05/22/1906/05/19

\$1.596.00

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure) No. 2019CV159

tssued out of the Court of Common Pleas of Columbia County, Pennsylvania and to medicated I will expose the following described property at public sale at the Columbia County Countinuse in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania on.

WEDNESDAY, JUNE 12, 2019 AT 9:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule or 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 for [10] days after said filing, unless exceptions are filed with the Sheriff's Office prior therato.

ALL THAT CERTAN piece, parcel, and tract of land situated in Miffin Township, Colun ba County, Pennsylvania, being bounded and described as follows:

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

THENCE running along the centerline of Fifth Street extended, 33 feet South of and para allef with line of land now or formerly of Wayno L. Mensinger, North 63 degrees 90 min ures 00 seconds East, 80 feet to the Northwesterly corner of Lot No. 8;

THENCE running along the Northerly right-of-way line of the unopened 50 foot wide private street. South 63 degrees 00 minutes 00 seconds West, 80,00 feet to the South easterly corner of Lot No. 5;

THENCE running along the Easterly line of Lot No. 6, North 27 degrees 00 minutes 00 seconds West, 277,00 feet to the place of BEGINNNG.

CONTANINING 22,160 square feet of land (incorrectly fated as 21,160 square feet in pre-vious deeds in the chain of title). (See Charles B. Webb, P.E., P.L.S. survey subdivision plat more fully shown in Columbia County Map Book 7, Page 151). Being more fully shown as Panical Nurvier 7 on survey subdivision plat prepared by Charles B. Webb, P.E. P.L.S. dated November 13, 1975.

TITLE TO SAID PREMISES IS VESTED Mary-Ellen Brink and Steven L. Brink, w/h. by Deoft from Erih Hormes, Inc., Dated 05/29/2008, Recorded 05/02/2008, Instrument No. 200805358. Tax Parcet 23 06 04605

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

PROPERTY ADDRESS: 601 F JOHN STREET, MIFFLINMILLE, PA. 18631

UPL/ TAX PARCEL NUMBER: 23-05-04605

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

es STEVEN BRINK in suit of FULTON BANK NA.

TERMS OF SALE: MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the plane of costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's check at time of sale. REMAINING BALANGE OF BID SRICE Any remaining amount of the bid price is to be paid with sight 18 days after the sale in cash, certified check or cashier's check, IMPORTANT NOTICE FOR FAILURE TO BAY BID PRICE. FAILURE TO BAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESILITIN SERIOUS FINANCIAL CONSCOURNCES TO THE BIDDER. DO NOT BID UNILESS FUNDS ARE AVAIL ABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD. If the successful bidder fals to pay the bid price as per the above terms be Sheriff may elect to either such the bidder for the baking cold without a reside the temperty, or to reself the property at the bidder's task and maintain an action against the bidder for the second of contract, in the case of default all sums paid by the bidder will be considered forfeted. Dut will be applied agents any damages recoverable. The created of contract in the case of default all sums paid by the bidder will be considered forfeted. Dut will be applied agents any damages recoverable. The created of contract in the case of default all sums paid by the bidder will be considered to freed. Dut will be applied agents any damages recoverable. The created of contract in the case of default all sums paid by the bidder will be considered to foreted. Dut will be applied agents any damages recoverable. The created of contract in the case of default all sums paid by the bidder will be considered to foreted. Dut will be applied agents any damages recoverable. The created of contract in the case of default all sums paid by the bidder will be considered to foreted. Dut will be applied agents any damages recoverable. The created of contract in the case of default all sums paid by the bidder will be considered to foreted.

TIMOTHY T. CHAMBERLAIN, Sheriff COLUMBIA COUNTY, Pennsylvania

Attorney for the Plaintiff. PHELAN HALLINAN DIAMOND & JONES LLP PHILADELPHIA PA 215-563-7000

FULTON BANK, N.A. PLAINTIFF

V.

STEVEN L. BRINK MARY-ELLEN BRINK DEFENDANT(S) : COURT OF COMMON PLEAS

:

CIVIL DIVISION

:

CASE NO. 2019-CV-159

:

2019 - ED-47

COLUMBIA COUNTY

AFFIDAVIT PURSUANT TO RULE 3129.1

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

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

Name

Address (if address cannot be reasonably ascertained,

please so indicate)

STEVEN L. BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

MARY-ELLEN BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

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

Name

Address (if address cannot be reasonably

ascertained, please so indicate)

STEVEN L. BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

MARY-ELLEN BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

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

Name

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

BLOOMSBURG MUNICIPAL AUTHORITY

C/O REMIT CORPORATION
36 WEST MAIN STREET

BLOOMSBURG, PA 17815-1703

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

36 WEST MAIN STREET BLOOMSBURG, PA 17815

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

Name

Address (if address cannot be

reasonably ascertained, please indicate)

FNB BANK, N.A. >

BLOOMSBURG OFFICE, 37 WEST MAIN

STREET

BLOOMSBURG, PA 17815

FNB BANK, N.A.

1695 STATE STREET

EAST PETERSBURG, PA 17520

FNB BANK, N.A.

C/O JEANNINE ALBRIGHT

ONE PENN SQUARE LANCASTER, PA 17602

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)

BERWICK AREA JOINT SEWER

AUTHORITY

1108 FREAS AVENUE BERWICK, PA 18603

BERWICK AREA JOINT SEWER

AUTHORITY C/O ANTHONY J. MCDONALD, BERWICK, PA 18603

106 MARKET STREET BERWICK, PA 18603

6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the

sale.

Name

Address (if address cannot be

reasonably ascertained, please indicate)

JASON E. NOWAKOSKI AND SHAYLA R.

NOWAKOSKI

601 E. JOHN STREET

MIFFLINVILLE, PA 18631

7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may

be affected by the sale:

Name

Address (if address cannot be

reasonably ascertained, please indicate)

TENANT/OCCUPANT

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

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 HUMAN SERVICES

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: MAR 2 5 2019

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

23-05-04605 MIFHIN TWP

REAL ESTATE OUTLINE

ED#2019ED47 3-26-19 DATE RECEIVED 2019 CV 159 DOCKET AND INDEX CHECK FOR PROPER INFO. WRIT OF EXECUTION COPY OF DESCRIPTION WHEREABOUTS OF LKA NON-MILITARY AFFIDAVIT NOTICES OF SHERIFF SALE WAIVER OF WATCHMAN AFFIDAVIT OF LIENS LIST CK# 601758364 CHECK FOR \$1,350,00 OR **IF ANY OF ABOVE IS MISSING DO NOT PROCEED** June 12th TIME 9.00 SALE DATE POSTING DATE 1ST WEEK ADV. DATES FOR NEWSPAPER 2ND WEEK 3RD WEEK

LEGAL DESCRIPTION

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

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

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

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

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

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

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

TITLE TO SAID PREMISES IS VESTED IN Mary-Ellen Brink and Steven L. Brink, w/h, by Deed from F & N Homes, Inc., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605

Premises Being: 424 EAST FIFTH STREET, A/K/A 601 F JOHN STREET, MIFFLINVILLE,

PA 18631

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2019CV159

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, JUNE 12, 2019 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.

LEGAL DESCRIPTION

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

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

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

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

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

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

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

TITLE TO SAID PREMISES IS VESTED Mary-Ellen Brink and Steven L. Brink, w/h, by Deed from F & N Homes, Inc., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605

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

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

UPI / TAX PARCEL NUMBER: 23-05-04605

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

TERMS OF SALE: MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's check at time of sale. REMAINING BALANCE OF BID PRICE: Any remaining amount of the bid price is to be paid within eight (8) days after the sale in cash, certified check or cashier's check. IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD. If the successful bidder failts 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 agiainst 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 conneciton 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

Fulton Bank, N.A.

Steven L. Brink Mary-Ellen Brink COURT OF COMMON PLEAS

Plaintiff: CIVIL DIVISION

VS.

: NO.: 2019-CV-159

2019 - ED -47

: COLUMBIA County

Defendant(s):

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Steven L. Brink

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

PO BOX 614 MIFFLINVILLE, PA 18631-0614

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

PO BOX 614 MIFFLINVILLE, PA 18631-0614

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

Your house (real estate) at 424 East Fifth Street, A/K/A 601 F John Street, Mifflinville, PA 18631 is scheduled to be sold at the Sheriff's Sale on June 12 2019 at 9:00 am in the Office of The Sheriff, Columbia County Courthouse, 35 West Main Street, Bloomsburg, PA 17815 to enforce the court judgment of \$119,862.30 obtained by Fulton Bank, N.A. (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P. Rule 3129.3.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to the mortgagee the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call: 215-563-7000 x1230.

2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.

You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See notice on page two on how to obtain an attorney.)

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

- 1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling 215-563-7000.
- 2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
- 3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call 215-563-7000.
- 4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
- 5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
- 6. You may be entitled to a share of the money paid for your house. A proposed schedule of distribution of the money bid for your house will be filed by the Sheriff not later than thirty (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 within ten (10) days after the filing of the proposed schedule.
- 7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

North Penn Legal Services 168 East Fifth Street Bloomsburg, PA 17815

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

Telephone (800) 692-7375

LEGAL DESCRIPTION

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

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

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

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

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

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

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

TITLE TO SAID PREMISES IS VESTED IN Mary-Ellen Brink and Steven L. Brink, w/h, by Deed from F & N Homes, Inc., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605

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

PHELAN HALLINAN DIAMOND & JONES, LLP

Attorneys for Plaintiff

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

Fulton Bank, N.A.

Plaintiff

v.

Steven L. Brink Mary-Ellen Brink

Defendant(s)

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2019-CV-159

2019 - ED-47

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:

the mortgage is an FHA Mortgage

the premises is non-owner occupied ()

() the premises is vacant

Act 91 procedures have been fulfilled (X)

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

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

Fulton Bank, N.A.

VS.

: COLUMBIA County

:

COURT OF COMMON PLEAS

:

: CIVIL DIVISION

.

: NO.: 2019-CV-159

2019 - ED -47

Mary-Ellen Brink

Steven L. Brink

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 Steven L. Brink is not in the Military or Naval Service of the United States, or otherwise within the provisions of the Servicemembers Civil Relief Act, as amended.
- (b) that the defendant Mary-Ellen Brink is not in the Military or Naval Service of the United States, or otherwise within the provisions of the Servicemembers Civil Relief Act, as amended.
- (c) that defendant Steven L. Brink is over 18 years of age and resides at PO Box 614, Mifflinville, PA 18631-0614 and 424 East Fifth Street, Mifflinville, PA 18631.
- (d) that defendant Mary-Ellen Brink is over 18 years of age and resides at PO Box 614, Mifflinville, PA 18631-0614 and 424 East Fifth Street, Mifflinville, PA 18631.

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

FULTON BANK, N.A.

PLAINTIFF

V.

: COURT OF COMMON PLEAS

:

CIVIL DIVISION

:

: CASE NO. 2019-CV-159

2019 - ED -47

COLUMBIA COUNTY

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

AFFIDAVIT PURSUANT TO RULE 3129.1

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

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

Name

Address (if address cannot be reasonably ascertained,

please so indicate)

STEVEN L. BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

MARY-ELLEN BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

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

Name

Address (if address cannot be reasonably

ascertained, please so indicate)

STEVEN L. BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

MARY-ELLEN BRINK

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

PO BOX 614

MIFFLINVILLE, PA 18631-0614

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

Name

Address (if address cannot be

reasonably ascertained, please indicate)

BLOOMSBURG MUNICIPAL AUTHORITY C/O REMIT CORPORATION

36 WEST MAIN STREET BLOOMSBURG, PA 17815-1703

DECOMODORO, IA 17013-170

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

36 WEST MAIN STREET BLOOMSBURG, PA 17815

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

Name

Address (if address cannot be

reasonably ascertained, please indicate)

FNB BANK, N.A. BLOOMSBURG OFFICE, 37 WEST MAIN

STREET

BLOOMSBURG, PA 17815

FNB BANK, N.A. 1695 STATE STREET

EAST PETERSBURG, PA 17520

FNB BANK, N.A. ONE PENN SQUARE

C/O JEANNINE ALBRIGHT LANCASTER, PA 17602

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)

BERWICK AREA JOINT SEWER 1108 FREAS AVENUE

AUTHORITY

BERWICK, PA 18603

BERWICK AREA JOINT SEWER 106 MARKET STREET AUTHORITY C/O ANTHONY J. MCDONALD, BERWICK, PA 18603

ESQUIRE

6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the

sale.

Name Address (if address cannot be

reasonably ascertained, please indicate)

JASON E. NOWAKOSKI AND SHAYLA R. 601 I

NOWAKOSKI

601 E. JOHN STREET MIFFLINVILLE, PA 18631

7. Name and address of every other person of whom the plaintiff has knowledge who has any interest in the property which may

be affected by the sale:

Name Address (if address cannot be

reasonably ascertained, please indicate)

TENANT/OCCUPANT 424 EAST FIFTH STREET

A/K/A 601 F JOHN STREET MIFFLINVILLE, PA 18631

COMMONWEALTH OF PENNSYLVANIA

BUREAU OF INDIVIDUAL TAXES

INHERITANCE TAX DIVISION

6TH FLOOR, STRAWBERRY SQ.

DEPT 280601

HARRISBURG, PA 17128

DEPARTMENT OF PUBLIC WELFARE, TPL P.O. BOX 8486

CASUALTY UNIT, ESTATE RECOVERY

PROGRAM

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 HUMAN SERVICES

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.

MAR 25 2019 Date:

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

PHELAN HALLINAN DIAMOND & JONES, LLP

ATTORNEY FOR PLAINTIFF

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

FULTON BANK, N.A.

COURT OF COMMON PLEAS

Plaintiff

CIVIL DIVISION

٧.

TERM

STEVEN L. BRINK MARY-ELLEN BRINK Defendant

CERTIFICATE OF COMPLIANCE

I certify that this filing complies with the provisions of the Case Records Public Access Policy of the Unified Judicial System of Pennsylvania that require filing confidential information and documents differently than non-confidential information and documents.

MAR 25 2019

Date

Bv

Peter Wapner, Esq., Id. No.318263

Attorney for Plaintiff

LEGAL DESCRIPTION

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

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TITLE TO SAID PREMISES IS VESTED IN Mary-Ellen Brink and Steven L. Brink, w/h, by Deed from F & N Homes, Inc., Dated 05/29/2008, Recorded 06/02/2008, Instrument No. 200805358.

Tax Parcel: 23 05 04605

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

SHORT DESCRIPTION

By virtue of a Writ of Execution No. 2019-CV-159

Fulton Bank, N.A.

ν.

Steven L. Brink Mary-Ellen Brink

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

424 East Fifth Street, A/K/A 601 F John Street, Mifflinville, PA 18631

Parcel No. 23 05 04605

(Acreage or street address)

Improvements thereon: RE\$IDENTIAL DWELLING

Judgment Amount: \$119,862.30

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S DEPARTMENT

SHERIFF	SERVICE			ype or print legibly, insuring
PROCESS RECEIPT and		~ · · · · —	eadability of all copies. Do	not detach any copies.
		E	expiration date	
Plaintiff Fulton Bank, N.A.			No.: 2019-CV-159	
Defendant			Type or Writ of Cor	nplaint
Steven L. Brink				OTICE OF SALE
Mary-Ellen Brink				
SERVE NAME OF INDIVIDUAL, COMPAI STEVEN L. BRINK	NY, CORPORATION, ETC., TO S	ERVICE OR DESCR	RIPTION OF PROPERTY TO BE LE	VIED, ATTACHED OR SALE.
AT ADDRESS (Street or RFD, Apartmet 424 East Fifth Street	nt No., City, Boro, Twp., State and	Zip Code)		
A/K/A 601 F John Street				
Mifflinville, PA 18631			·—	
SPECIAL INSTRUCTIONS OR OTHER INFORM	ATION THAT WILL ASSIST	IN EXPEDITING	SERVICE.	
SERVE DEFENDANT WITH THE NO	TICE OF SALE.			
NOW, , 20, I,	Sheriff of COLUMBIA County	, PA do hereby de	putize the Sheriff of	
County, to execute the within and make return there	of according to law.			
		Sheriff of C	COLUMBIA County, Penna.	
NOTE ONLY APPLICABLE ON WRIT OF I property under within writ may leave same wi attachment without liability on the part of such sheriff's sale thereof.	hout a watchman, in custody o	f whomever is four	nd in possession, after notifying p	person of levy or
Signature of Attorney or other Originator requesting			Telephone Number	Date
ADDRESS: One Penn Center at Suburban Station, Philadelphia, PA 19103-1814		fendant ard, Suite 1400	(215)563-7000	
	RIESE OF SHERIF	FONLY — I	OO NOT WRITE BEL	OW THIS LINE
PLAINTIFF	\		Court Number	
)			
· -			•	
RETURNED:				
AFFIRMED and subscribed to before me this	day	SO ANSWERS	0) 100	Date
		Signature of Dep	o, Sheriff	
of	20			
		Signature of She	riff	Date
		Sheriff of		

SHERIFF'S DEPARTMENT

SHERIFF SI					pe or print legibly, insuring
PROCESS RECEIPT and AF			eadability of all copies. Do not detach any copies. Expiration date		
Plaintiff	,		Expiration	No.: 2019-CV-159	
Fulton Bank, N.A.					
Defendant				Type or Writ of Comp	
Steven L. Brink				EXECUTION/NO	OTICE OF SALE
Mary-Ellen Brink					-
SERVE NAME OF INDIVIDUAL, COMPANY, O	CORPORATION, ETC., TO	SERVICE OR DESCI	RIPTION OF	PROPERTY TO BE LEVI	IED, ATTACHED OR SALE.
AT ADDRESS (Street or RFD, Apartment No 424 East Fifth Street	, City, Boro, Twp., State and	l Zip Code)			
A/K/A 601 F John Street					
Mifflinville, PA 18631					-
SPECIAL INSTRUCTIONS OR OTHER INFORMATION	N THAT WILL ASSIS	T IN EXPEDITING	SERVICE.		
PLEASE POST THE PREMISES WITH T	 HE SHERIFF'S H	ANDRILL OF	SALE.	· -	
NOW,, 20, I, Sherif	f of COLUMBIA County	y, PA do hereby de	putize the S	heriff of	. <u>. </u>
County, to execute the within and make return thereof ac	cording to law.				
\ /		Sheriff of C	COLUMBIA	County, Penna.	
NOTE ONLY APPLICABLE ON WRIT OF EXEC property under within writ may leave same without attachment without liability on the part of such dep- sheriff's sale thereof.	a watchman in custody	of whomever is four	nd in posses	sion, after notifying per	rson of levy or
Signature of Attorney or other Originator requesting serv			Telephone	Number	Date
ADDRESS: One Penn Center at Suburban Station, 161 Philadelphia, PA 19103-1814	John F. Kennedy Boule	efendant vard, Suite 1400	(215)56.	3-7000	
SPACE BELOW FOR	USE OF SHERIF	F ONLY — I	TON OC	WRITE BELO	W THIS LINE
PLAINTIFF				Court Number	
DETURNED					
RETURNED: AFFIRMED and subscribed to before me this	day	SO ANSWERS			Date
TIT INVIEW and subscribed to before the tins	uay	Signature of Dep	. Sheriff		Date
of	20				
		Signature of She	riff		Date
		Sheriff of			

Trans#

15762

Carrier / service: USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE SERVICE

Tracking #:

71901140006000154366

Doc Ref #: Postage

2019ED47 5.4200

PHILADELPHIA PA 19106

600 ARCH STREET ROOM 3259

Page 1 of 1 **Print Your Documents**

Document Receipt

Trans#

15761

Carrier / service: USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

PHILADELPHIA DISTRICT OFFICE

1150 FIRST AVENUE

US SMALL BUSINESS ADMINISTRATION

Tracking #:

71901140006000154359

Doc Ref#: Postage

2019ED47 5.4200

KING OF PRUSSIA

SUITE 1001

PA 19406

http://webserver1/sendsuite%20live/projects/image.aspx?pd=1

Trans#

15761

Carrier / service:

USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

PHILADELPHIA DISTRICT OFFICE

PA 19406

US SMALL BUSINESS ADMINISTRATION

1150 FIRST AVENUE

SUITE 1001

KING OF

PRUSSIA

Tracking #:

71901140006000154359

Doc Ref #:

2019ED47

Postage

5.4200

Tracking #:

Trans#

15761

Carrier / service:

USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS ADMINISTRATION

71901140006000154359

Doc Ref#: Postage

2019ED47 5.4200

KING OF PRUSSIA

SUITE 1001

1150 FIRST AVENUE

Trans #

15760

Carrier / service: USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

OFFICE OF F.A.I.R.

PO BOX 8016

DEPARTMENT OF PUBLIC WELFARE

Tracking #:

71901140006000154342

Doc Ref #:

2019ED47

Postage

5.4200

HARRISBURG

PA 17105

Trans # 157

15759

PA 17128

Carrier / service: USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

DEPARTMENT OF REVENUE

DEPARTMENT 281230

HARRISBURG

COMMONWEALTH OF PA

Tracking #:

71901140006000154335

Doc Ref#:

2019ED47

Postage

5.4200

Trans # 15

15759 Carrier / se

Carrier / service: USPS Server F

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

DEPARTMENT OF REVENUE

HARRISBURG PA 17128

DEPARTMENT 281230

COMMONWEALTH OF PA

Tracking #:

71901140006000154335

Doc Ref#:

2019ED47

Postage

5.4200

Trans#

15758

Carrier / service: USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

COMMONWEALT OF PA

PO BOX 2675

HARRISBURG

DEPT OF WELFARE

Tracking #

71901140006000154328

Doc Ref#:

2019ED47

Postage

5.4200

PA 17105

Trans#

15758

Carrier / service: USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

COMMONWEALT OF PA

PO BOX 2675

DEPT OF WELFARE

Tracking #:

71901140006000154328

Doc Ref#:

2019ED47

5.4200 Postage

PA 17105 HARRISBURG

Trans#

15757

Carrier / service:

USPS Server

First-Class Mail®

3/29/2019 12:00:00 AM

Ship to:

IRS

INTERNAL REVENUE OF JUSTICE

Tracking #:

71901140006000154311

Doc Ref #: Postage

2019ED47 5.4200

PITTSBURGH

SUITE 220

1000 LIBERTY AVENUE

PA 15222

Phelan Hallinan Diamond & Jones, LLP One Penn Center Ste 1400 Philadelphia, PA 19103 TD Bank, NA 3-180/360

THE ROLL OF THE PROPERTY OF THE PROPERTY OF THE PROPERTY WAS A SECOND OF THE PROPERTY OF THE P

001758366

DATE 3/22/2019 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

RMS [1036517] 424 EAST FIFTH STREET (2019-CV-159)

AUTHORIZED SIGNATURE

#OO1758366# #O36001808# 361508666#

THE THE REPORT OF THE PROPERTY WHEN THE PROPERTY OF THE PROPER