

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

CARRINGTON MORTGAGE SERVICES LLC
vs.
PETER BERRIOS (et al.)

Case Number
2018CV1371

PROPERTY ADDRESS
2410 REICHART ROAD, BLOOMSBURG, PA 17815

REAL ESTATE SALE REQUEST LEDGER

<u>DATE</u>	<u>CATEGORY</u>	<u>MEMO</u>	<u>CHK #</u>	<u>DEBIT</u>	<u>CREDIT</u>
04/17/2019	Advance Fee	Advance Fee	15021194	\$0.00	\$1,350.00
04/17/2019	Advertising Sale (Newspaper)			\$15.00	\$0.00
04/17/2019	Advertising Sale Bills & Copies			\$17.50	\$0.00
04/17/2019	Crying Sale			\$10.00	\$0.00
04/17/2019	Docketing			\$15.00	\$0.00
04/17/2019	Levy			\$15.00	\$0.00
04/17/2019	Mailing Costs			\$36.00	\$0.00
04/17/2019	Posting Handbill			\$15.00	\$0.00
04/17/2019	Press Enterprise Inc.			\$1,776.00	\$0.00
04/17/2019	Sheriff Automation Fund			\$50.00	\$0.00
04/17/2019	Web Posting			\$100.00	\$0.00
04/22/2019	Continued or Cancelled Sale	Postponed to: 7/24/2019		\$10.00	\$0.00
07/19/2019	Service			\$180.00	\$0.00
07/19/2019	Service Mileage			\$10.00	\$0.00
07/19/2019	Copies			\$6.00	\$0.00
07/19/2019	Notary Fee			\$15.00	\$0.00
07/19/2019	Tax Claim Search			\$5.00	\$0.00
07/19/2019	Surcharge			\$130.00	\$0.00
07/23/2019	Continued or Cancelled Sale	Postponed to: 9/11/2019		\$10.00	\$0.00
				\$2,415.50	\$1,350.00

TOTAL BALANCE:	\$(1,065.50)
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TX Result Report

P 1

09/11/2019 13:36

Serial No. A6VF011029028

TC:00061674

Addressee	Start Time	Time	Prints	Result	Note
916102789980	09-11 13:34	00:01:19	002/002	OK	ORG

Result OK : Communication OK S-OK : Stop Communication Busy : Busy No Ans : No Answer TEL : RX from TEL Refuse : Receipt Refused
Cont : Continue LOVR : Receiving Length Over SOVR : Exceed Broadcast No. M-Full : Memory Full
NG : Other Error IL-PJL : PJL Error MDN-ER : MDN Resp. Error DSN-ER : DSN Resp. Error LGN-ER : Login Error

Note TMR : Timer TX PC : PC-Fax POL : Polling Call : Manual TX
FWD : Forward Fcode : F-Code BUL : Bulletin I-FAX : Internet Fax ORG : Original Size

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

fax

TO: Cory Mackanich FROM: Sheriff Timothy Chamberlain
FAX: PAGES: 2
PHONE: DATE: September 11, 2019
RE: Berrios CC:
☐ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle

I received your stay attached is a cost sheet showing a balance due of \$1,065.50.

COLUMBIA COUNTY SHERIFF'S OFFICE
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FROM: Sheriff Timothy Chamberlain

FAX:

PAGES: 2

PHONE:

DATE: September 11, 2019

RE: Berrios

CC:

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PARTNERS

GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER

CHRISTOPHER A. DENARDO (NJ, PA)

KEVIN S. FRANKEL (NJ, PA)
SAMANTHA GABLE (NJ, PA)
KRYSTIN M. KANE (NJ, NY, RI)
GARY M. KANELIS (NJ, NY) (of Counsel)
MICHELLE L. MCGOWAN (NJ, PA)
JEFFREY RAPPAPORT (NJ)

Law Offices of
Shapiro & DeNardo, LLC
Offices located in New Jersey & Pennsylvania

MANAGING ATTY.

KRISTEN D. LITTLE (NJ, PA)

SUPERVISING ATT. NJ FCL

KATHLEEN M. MAGOON (NJ)

LESLIE J. RASE (PA)
MORRIS A. SCOTT (NJ, PA)
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ALISON H. TULLIO (NJ, PA)
ELIZABETH L. WASSALL (NJ, PA)
CHARLES G. WOHLRAB (NJ, PA)
KATHERINE M. WOLF (NJ, PA)

Office of the Sheriff of Columbia County
Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815
Attn: Real Estate Deputy

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios
Docket No.: 2018-CV-0001371-MF/2019-ED-51
Property Address: 2410 Reichart Road, Bloomsburg, PA 17815
S&D File No.: 18-060862
Sale Date: September 11, 2019

Dear Real Estate Deputy:

Kindly stay the sale scheduled for the above-referenced case due to the filing of a BK Chapter #13 Bankruptcy Filing by Shelly L. Berrios. No monies were received.

Thank you for your anticipated cooperation. If you have any questions or problems, please do not hesitate to contact me directly.

Very truly yours,

Cory Mackanich
Foreclosure Department

cc: Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

COLUMBIA COUNTY SHERIFF'S OFFICE

SHERIFF'S REAL ESTATE FINAL COST SHEET

CARRINGTON MORTGAGE SERVICES LLC VS. PETER & SHELLY BERRIOS

NO. 51-2019 ED

NO. 1371-2018 JD

DATE/TIME OF SALE: *Sept. 11*, 2019 @ 9:00 AM

BID PRICE (INCLUDES COST) \$ _____

POUNDAGE – 2% OF BID \$ _____

TRANSFER TAX – 2% OF FAIR MKT \$ _____

MISC. COSTS \$ _____

TOTAL AMOUNT NEEDED TO PURCHASE \$ _____

PURCHASER(S): _____

ADDRESS: _____

NAMES(S) ON DEED: _____

PURCHASER(S) SIGNATURE(S): _____

TOTAL DUE: \$ _____

LESS DEPOSIT: \$ _____

DOWN PAYMENT: \$ _____

TOTAL DUE IN 8 DAYS \$ _____

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
MICHELLE L. McGOWAN, PA I.D. NO. 62414
LESLIE J. RASE, PA I.D. NO. 58365
MORRIS A. SCOTT, PA I.D. NO. 83587
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S&D FILE NO. 18-060862

FILED
PROTHONOTARY

2019 AUG -7 A 8:54

CLERK OF COURTS OF THE
COUNTY OF COLUMBIA

Carrington Mortgage Services, LLC
Carrington Mortgage Services
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806
PLAINTIFF

COURT OF COMMON PLEAS
COLUMBIA COUNTY

2018-CV-0001371-MF/2019-ED-51

VS.

Peter A. Berrios and Shelly L. Berrios
DEFENDANT(S)

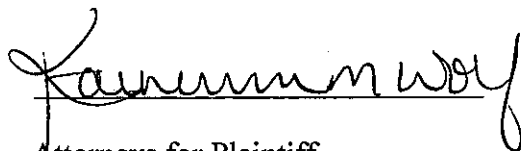
Notice of the Date of Continued Sheriff's sale

The Sheriff's Sale scheduled for July 24, 2019 at 9:00 AM in the above-captioned matter has been continued until September 11, 2019.

SHAPIRO & DeNARDO, LLC

Date: 8-2-19

BY:



Attorneys for Plaintiff
KATHERINE M. WOLF, ESQUIRE

PARTNERS

GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER

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Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios
Docket No.: 2018-CV-0001371-MF/2019-ED-51
Property Address: 2410 Reichart Road, Bloomsburg, PA 17815
S&D File No.: 18-060862

Dear Sir/Madam:

Enclosed please find a certificate of filing.

Thank you very much for your time in this matter. If you have any questions or concerns, please do not hesitate to call.

Very truly yours,

SHAPIRO & DeNARDO, LLC

Cory Mackanich
Legal Assistant

Enclosures

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
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3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S&D FILE NO. 18-060862

Carrington Mortgage Services, LLC
Carrington Mortgage Services
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806
PLAINTIFF

VS.

Peter A. Berrios and Shelly L. Berrios
DEFENDANT(S)

COURT OF COMMON PLEAS
COLUMBIA COUNTY

2018-CV-0001371-MF/2019-ED-51

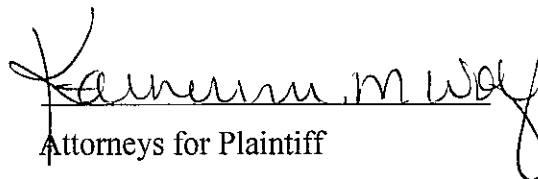
Certificate of Filing

On this date, I sent for filing with the Prothonotary of Columbia County, in reference to the above captioned matter, a copy of the Notice of the Date of Continued Sheriff's sale from July 24, 2019 to September 11, 2019.

SHAPIRO & DeNARDO, LLC

Date: 8-2-19

BY:


Attorneys for Plaintiff

KATHERINE M. WOLF, ESQUIRE

PARTNERS
GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER
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Attn: Real Estate Deputy

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios
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Property Address: 2410 Reichart Road, Bloomsburg, PA 17815
S&D File No.: 18-060862
Sale Date: July 24, 2019

Dear Sir or Madam:

Kindly continue the above-referenced sale until September 11, 2019.

Thank you for your anticipated cooperation. If you have any questions or problems, please do not hesitate to contact me directly.

Very truly yours,

Cory Mackanich
Legal Assistant

cc: Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

Debtor 1

Shelly Lynn Berrios

First Name Middle Name Last Name

Case number (if known)

About Debtor 1:

4. Any business names and Employer Identification Numbers (EIN) you have used in the last 8 years

Include trade names and doing business as names

☐ I have not used any business names or EINs.

Business name

Business name

EIN

EIN

About Debtor 2 (Spouse Only in a Joint Case):

☐ I have not used any business names or EINs.

Business name

Business name

EIN

EIN

5. Where you live

218 Central Rd

Number Street

Bloomsburg PA 17815

City State ZIP Code

Columbia

County

If your mailing address is different from the one above, fill it in here. Note that the court will send any notices to you at this mailing address.

Number Street

P.O. Box

City State ZIP Code

If Debtor 2 lives at a different address:

Number Street

City State ZIP Code

County

If Debtor 2's mailing address is different from yours, fill it in here. Note that the court will send any notices to this mailing address.

Number Street

P.O. Box

City State ZIP Code

6. Why you are choosing this district to file for bankruptcy

Check one:

☒ Over the last 180 days before filing this petition, I have lived in this district longer than in any other district.☐ I have another reason. Explain.
(See 28 U.S.C. § 1408.)

Check one:

☐ Over the last 180 days before filing this petition, I have lived in this district longer than in any other district.☐ I have another reason. Explain.
(See 28 U.S.C. § 1408.)

Debtor 1

Shelly Lynn Berrios
 First Name Middle Name Last Name

Case number (if known) _____

Part 2: Tell the Court About Your Bankruptcy Case

7. The chapter of the Bankruptcy Code you are choosing to file under

Check one. (For a brief description of each, see *Notice Required by 11 U.S.C. § 342(b) for Individuals Filing for Bankruptcy* (Form 2010)). Also, go to the top of page 1 and check the appropriate box.

- ☒ Chapter 7
☐ Chapter 11
☐ Chapter 12
☐ Chapter 13

8. How you will pay the fee

☐ I will pay the entire fee when I file my petition. Please check with the clerk's office in your local court for more details about how you may pay. Typically, if you are paying the fee yourself, you may pay with cash, cashier's check, or money order. If your attorney is submitting your payment on your behalf, your attorney may pay with a credit card or check with a pre-printed address.

☒ I need to pay the fee in installments. If you choose this option, sign and attach the *Application for Individuals to Pay The Filing Fee in Installments* (Official Form 103A).

☐ I request that my fee be waived (You may request this option only if you are filing for Chapter 7. By law, a judge may, but is not required to, waive your fee, and may do so only if your income is less than 150% of the official poverty line that applies to your family size and you are unable to pay the fee in installments). If you choose this option, you must fill out the *Application to Have the Chapter 7 Filing Fee Waived* (Official Form 103B) and file it with your petition.

9. Have you filed for bankruptcy within the last 8 years?

☒ No

☐ Yes. District _____ When _____ Case number _____
 MM / DD / YYYY
 District _____ When _____ Case number _____
 MM / DD / YYYY
 District _____ When _____ Case number _____
 MM / DD / YYYY

10. Are any bankruptcy cases pending or being filed by a spouse who is not filing this case with you, or by a business partner, or by an affiliate?

☒ No

☐ Yes. Debtor _____ Relationship to you _____
 District _____ When _____ Case number, if known _____
 MM / DD / YYYY
 Debtor _____ Relationship to you _____
 District _____ When _____ Case number, if known _____
 MM / DD / YYYY

11. Do you rent your residence?

☐ No.

Go to line 12.

☒ Yes.

Has your landlord obtained an eviction judgment against you?

☒ No. Go to line 12.

☐ Yes. Fill out *Initial Statement About an Eviction Judgment Against You* (Form 101A) and file it as part of this bankruptcy petition.

Shelly Lynn Berrios
 First Name Middle Name Last Name

Case number (if known) _____

Part 3: Report About Any Businesses You Own as a Sole Proprietor

12. Are you a sole proprietor of any full- or part-time business?

☒ No. Go to Part 4.

☐ Yes. Name and location of business

A sole proprietorship is a business you operate as an individual, and is not a separate legal entity such as a corporation, partnership, or LLC.

If you have more than one sole proprietorship, use a separate sheet and attach it to this petition.

 Name of business, if any

 Number Street

 City

 State

 ZIP Code

Check the appropriate box to describe your business:

- ☐ Health Care Business (as defined in 11 U.S.C. § 101(27A))
☐ Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
☐ Stockbroker (as defined in 11 U.S.C. § 101(53A))
☐ Commodity Broker (as defined in 11 U.S.C. § 101(6))
☐ None of the above

13. Are you filing under Chapter 11 of the Bankruptcy Code and are you a small business debtor?

For a definition of small business debtor, see 11 U.S.C. § 101(51D).

If you are filing under Chapter 11, the court must know whether you are a small business debtor so that it can set appropriate deadlines. If you indicate that you are a small business debtor, you must attach your most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if any of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).

☒ No. I am not filing under Chapter 11.

☐ No. I am filing under Chapter 11, but I am NOT a small business debtor according to the definition in the Bankruptcy Code.

☐ Yes. I am filing under Chapter 11 and I am a small business debtor according to the definition in the Bankruptcy Code.

Part 4: Report if You Own or Have Any Hazardous Property or Any Property That Needs Immediate Attention

14. Do you own or have any property that poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety? Or do you own any property that needs immediate attention?

☒ No

☐ Yes. What is the hazard? _____

 If immediate attention is needed, why is it needed? _____

For example, do you own perishable goods, or livestock that must be fed, or a building that needs urgent repairs?

 Where is the property?

 Number

 Street

 City

 State

 ZIP Code

Shelly Lynn Berrios
 First Name Middle Name Last Name

Part 5: Explain Your Efforts to Receive a Briefing About Credit Counseling
15. Tell the court whether you have received a briefing about credit counseling.

The law requires that you receive a briefing about credit counseling before you file for bankruptcy. You must truthfully check one of the following choices. If you cannot do so, you are not eligible to file.

If you file anyway, the court can dismiss your case, you will lose whatever filing fee you paid, and your creditors can begin collection activities again.

About Debtor 1:

You must check one:

☒ I received a briefing from an approved credit counseling agency within the 180 days before I filed this bankruptcy petition, and I received a certificate of completion.

Attach a copy of the certificate and the payment plan, if any, that you developed with the agency.

☐ I received a briefing from an approved credit counseling agency within the 180 days before I filed this bankruptcy petition, but I do not have a certificate of completion.

Within 14 days after you file this bankruptcy petition, you MUST file a copy of the certificate and payment plan, if any.

☐ I certify that I asked for credit counseling services from an approved agency, but was unable to obtain those services during the 7 days after I made my request, and exigent circumstances merit a 30-day temporary waiver of the requirement.

To ask for a 30-day temporary waiver of the requirement, attach a separate sheet explaining what efforts you made to obtain the briefing, why you were unable to obtain it before you filed for bankruptcy, and what exigent circumstances required you to file this case.

Your case may be dismissed if the court is dissatisfied with your reasons for not receiving a briefing before you filed for bankruptcy.

If the court is satisfied with your reasons, you must still receive a briefing within 30 days after you file. You must file a certificate from the approved agency, along with a copy of the payment plan you developed, if any. If you do not do so, your case may be dismissed.

Any extension of the 30-day deadline is granted only for cause and is limited to a maximum of 15 days.

☐ I am not required to receive a briefing about credit counseling because of:

☐ **Incapacity.** I have a mental illness or a mental deficiency that makes me incapable of realizing or making rational decisions about finances.

☐ **Disability.** My physical disability causes me to be unable to participate in a briefing in person, by phone, or through the internet, even after I reasonably tried to do so.

☐ **Active duty.** I am currently on active military duty in a military combat zone.

If you believe you are not required to receive a briefing about credit counseling, you must file a motion for waiver of credit counseling with the court.

About Debtor 2 (Spouse Only in a Joint Case):

You must check one:

☐ I received a briefing from an approved credit counseling agency within the 180 days before I filed this bankruptcy petition, and I received a certificate of completion.

Attach a copy of the certificate and the payment plan, if any, that you developed with the agency.

☐ I received a briefing from an approved credit counseling agency within the 180 days before I filed this bankruptcy petition, but I do not have a certificate of completion.

Within 14 days after you file this bankruptcy petition, you MUST file a copy of the certificate and payment plan, if any.

☐ I certify that I asked for credit counseling services from an approved agency, but was unable to obtain those services during the 7 days after I made my request, and exigent circumstances merit a 30-day temporary waiver of the requirement.

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Your case may be dismissed if the court is dissatisfied with your reasons for not receiving a briefing before you filed for bankruptcy.

If the court is satisfied with your reasons, you must still receive a briefing within 30 days after you file. You must file a certificate from the approved agency, along with a copy of the payment plan you developed, if any. If you do not do so, your case may be dismissed.

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☐ **Disability.** My physical disability causes me to be unable to participate in a briefing in person, by phone, or through the internet, even after I reasonably tried to do so.

☐ **Active duty.** I am currently on active military duty in a military combat zone.

If you believe you are not required to receive a briefing about credit counseling, you must file a motion for waiver of credit counseling with the court.

Debtor 1

Shelly Lynn Berrios

First Name Middle Name Last Name

Case number (if known)

Part 6: Answer These Questions for Reporting Purposes

16. What kind of debts do you have?

16a. Are your debts primarily consumer debts? Consumer debts are defined in 11 U.S.C. § 101(8) as "incurred by an individual primarily for a personal, family, or household purpose."

- ☐ No. Go to line 16b.
☒ Yes. Go to line 17.

16b. Are your debts primarily business debts? Business debts are debts that you incurred to obtain money for a business or investment or through the operation of the business or investment.

- ☐ No. Go to line 16c.
☐ Yes. Go to line 17.

16c. State the type of debts you owe that are not consumer debts or business debts.

17. Are you filing under Chapter 7?

Do you estimate that after any exempt property is excluded and administrative expenses are paid that funds will be available for distribution to unsecured creditors?

- ☐ No. I am not filing under Chapter 7. Go to line 18.
☒ Yes. I am filing under Chapter 7. Do you estimate that after any exempt property is excluded and administrative expenses are paid that funds will be available to distribute to unsecured creditors?
☒ No
☐ Yes

18. How many creditors do you estimate that you owe?

- ☒ 1-49
☐ 50-99
☐ 100-199
☐ 200-999
☐ 1,000-5,000
☐ 5,001-10,000
☐ 10,001-25,000
☐ 25,001-50,000
☐ 50,001-100,000
☐ More than 100,000

19. How much do you estimate your assets to be worth?

- ☐ \$0-\$50,000
☐ \$50,001-\$100,000
☒ \$100,001-\$500,000
☐ \$500,001-\$1 million
☐ \$1,000,001-\$10 million
☐ \$10,000,001-\$50 million
☐ \$50,000,001-\$100 million
☐ \$100,000,001-\$500 million
☐ \$500,000,001-\$1 billion
☐ \$1,000,000,001-\$10 billion
☐ \$10,000,000,001-\$50 billion
☐ More than \$50 billion

20. How much do you estimate your liabilities to be?

- ☒ \$0-\$50,000
☐ \$50,001-\$100,000
☐ \$100,001-\$500,000
☐ \$500,001-\$1 million
☐ \$1,000,001-\$10 million
☐ \$10,000,001-\$50 million
☐ \$50,000,001-\$100 million
☐ \$100,000,001-\$500 million
☐ \$500,000,001-\$1 billion
☐ \$1,000,000,001-\$10 billion
☐ \$10,000,000,001-\$50 billion
☐ More than \$50 billion

Part 7: Sign Below

For you

I have examined this petition, and I declare under penalty of perjury that the information provided is true and correct.

If I have chosen to file under Chapter 7, I am aware that I may proceed, if eligible, under Chapter 7, 11, 12, or 13 of title 11, United States Code. I understand the relief available under each chapter, and I choose to proceed under Chapter 7.

If no attorney represents me and I did not pay or agree to pay someone who is not an attorney to help me fill out this document, I have obtained and read the notice required by 11 U.S.C. § 342(b).

I request relief in accordance with the chapter of title 11, United States Code, specified in this petition.

I understand making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$250,000, or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 1571.

Signature of Debtor 1

Signature of Debtor 2

Executed on

MM / DD / YYYY

Executed on

MM / DD / YYYY

Debtor 1

First Name

Middle Name

Last Name

Shelly Lynn Berrios

Case number (if known)

For you if you are filing this bankruptcy without an attorney

If you are represented by an attorney, you do not need to file this page.

The law allows you, as an individual, to represent yourself in bankruptcy court, but you should understand that many people find it extremely difficult to represent themselves successfully. Because bankruptcy has long-term financial and legal consequences, you are strongly urged to hire a qualified attorney.

To be successful, you must correctly file and handle your bankruptcy case. The rules are very technical, and a mistake or inaction may affect your rights. For example, your case may be dismissed because you did not file a required document, pay a fee on time, attend a meeting or hearing, or cooperate with the court, case trustee, U.S. trustee, bankruptcy administrator, or audit firm if your case is selected for audit. If that happens, you could lose your right to file another case, or you may lose protections, including the benefit of the automatic stay.

You must list all your property and debts in the schedules that you are required to file with the court. Even if you plan to pay a particular debt outside of your bankruptcy, you must list that debt in your schedules. If you do not list a debt, the debt may not be discharged. If you do not list property or properly claim it as exempt, you may not be able to keep the property. The judge can also deny you a discharge of all your debts if you do something dishonest in your bankruptcy case, such as destroying or hiding property, falsifying records, or lying. Individual bankruptcy cases are randomly audited to determine if debtors have been accurate, truthful, and complete. **Bankruptcy fraud is a serious crime; you could be fined and imprisoned.**

If you decide to file without an attorney, the court expects you to follow the rules as if you had hired an attorney. The court will not treat you differently because you are filing for yourself. To be successful, you must be familiar with the United States Bankruptcy Code, the Federal Rules of Bankruptcy Procedure, and the local rules of the court in which your case is filed. You must also be familiar with any state exemption laws that apply.

Are you aware that filing for bankruptcy is a serious action with long-term financial and legal consequences?

☐ No

☒ Yes

Are you aware that bankruptcy fraud is a serious crime and that if your bankruptcy forms are inaccurate or incomplete, you could be fined or imprisoned?

☐ No

☒ Yes

Did you pay or agree to pay someone who is not an attorney to help you fill out your bankruptcy forms?

☒ No

☐ Yes. Name of Person _____

Attach Bankruptcy Petition Preparer's Notice, Declaration, and Signature (Official Form 119).

By signing here, I acknowledge that I understand the risks involved in filing without an attorney. I have read and understood this notice, and I am aware that filing a bankruptcy case without an attorney may cause me to lose my rights or property if I do not properly handle the case.

Signature of Debtor 1

Date

MM / DD / YYYY

Contact phone

Cell phone

Email address

Signature of Debtor 2

Date

MM / DD / YYYY

Contact phone

Cell phone

Email address

SHERIFF'S SALE COST SHEET

18-1371

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

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>180.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>36.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>10.00</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>6.00</u>	
NOTARY	\$ <u>15.00</u>	
TOTAL *****		\$ <u>419.50</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>1776.00</u>	
SOLICITOR'S SERVICES	\$100.00	
TOTAL *****		\$ <u>2026.00</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>73.75</u>	
TOTAL *****		\$ <u>83.75</u>

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

MUNICIPAL FEES DUE:		
SEWER 20	\$ <u>111.75</u>	
WATER 20	\$	
TOTAL *****		\$ <u>111.75</u>

SURCHARGE FEE (DSTE)	\$ <u>130.00</u>	
MISC. _____	\$	
_____	\$	
TOTAL *****		\$ <u>-0-</u>

TOTAL COSTS (OPENING BID) \$ 2776.00

Sheriff

Carrington Mortgage Services, LLC
PLAINTIFF

VS.

Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO: 2018-CV-0001371-MF

FILED
2019 MAR 18 P 1:11
CLERK OF COURT
COLUMBIA COUNTY

ORDER

AND NOW this 13th day of March, 2018, in consideration of Plaintiff's Motion to Reform the Legal Description in the Mortgage, and the response thereto, if any, of Defendants, it is hereby

ORDERED AND DECREED that the Plaintiff's Motion to Reform the Legal Description in the Mortgage is hereby **GRANTED** and the Legal Description of the Mortgage reformed to reflect the following correct legal description:

PARCEL 1:

ALL THAT lot of land situate in the Township of Scott, County of Columbia, and State of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, the center of State Highway Legislative Route 19036 and land of Leo E. Obrzut and Alda Obrzut, his wife; thence from the center of said highway along land of the said Leo E. Obrzut and Alda Obrzut, his wife, North 82 degrees 00 minutes East, 352 feet to an iron pin, land now or formerly of farm of Glenn F. Shaffer and wife; thence from said iron pin, South 8 degrees 00 minutes East, along said Shaffer farm, 60.3 feet to an iron pin and land scheduled for sale to Raymond Hauck; thence along said land scheduled for sale to Raymond Hauck, South 83 degrees 05 minutes West, 352 feet to center of State Highway Legislative Rout No. 19036; thence along center of said State Highway, North 8 degrees 00 minutes West, a distance of 53.1 feet to first mentioned iron pin, the exact place of beginning.

Area – 0.458 acres of land pursuant to draft prepared September 22, 1964, by A. Carl Wolfe, P.E.

PARCEL NO. 2:

CARRINGTON MORGAGE SERVICES,
LLC,

PLAINTIFF,

VS.

PETER A. BERRIOS, and, SHELLY

L. BERRIOS,

DEFENDANT.

*IN THE COURT OF COMMON PLEAS
*OF THE 26TH JUDICIAL DISTRICT

* OF PENNSYLVANIA

* COLUMBIA COUNTY BRANCH

* CIVIL ACTION LAW

* NO. 2018-CV-1371

*

FILED
2019 MAR 18 P 1:11
CLERK OF COURT

APPEARANCES:

ALISON H. TULIO, ESQUIRE, Attorney for Plaintiff appeared
telephonically.

The Defendants appeared pro se.

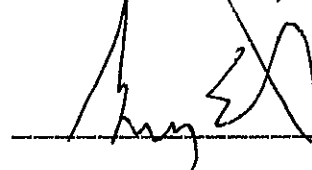
ORDER OF COURT

AND NOW, to wit, on this 13th day of March,
2019, after articulation of their current service addresses on
the record on this date, service on the Defendants shall be
made in the future at the following addresses:

1. Shelly L. Berrios, 218 Central Road,
Bloomsburg, Pa., 17815.

2. Peter A. Berrios, 15 Washington Avenue,
Apartment C, Bloomsburg Pa., 17815.

BY THE COURT,



HONORABLE GARY E. NORTON, JUDGE

SCOTT TOWNSHIP AUTHORITY

350 Tenny Street

Bloomsburg, PA 17815

Phone ~ 570-784-6639 ~ Fax ~ 570-784-6553

July 15, 2019

2019 ED 51

Columbia County Sheriff's Office

Attn: Tim Chamberlin

PO Box # 380

35 West Main Street

Bloomsburg, PA 17815

Reference Docket # 1371

2410 Reichart Road, Bloomsburg, PA 17815

Dear Sheriff Chamberlin:

Scott Township Sewer Authority has an outstanding balance for the home owner Peter & Shelly Berrios for the property located at 2410 Reichart Road, Bloomsburg, PA 17815, Columbia County in the amount of \$111.75. The total amount due - takes it up to the date of the Sheriff Sale on July 24, 2019.

If this sale has been cancelled, Scott Township Authority would like to be notified as soon as possible.

Sincerely,



Sharon Keller

Administrative Assistant

cc P. Jeffrey Hill, Esquire
Scott Township Authority Board Members
File

PARTNERS
GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER
CHRISTOPHER A. DENARDO (NJ, PA)

KEVIN S. FRANKEL (NJ, PA)
SAMANTHA GABLE (NJ, PA)
KRYSTIN M. KANE (NJ, NY, RI)
GARY M. KANELIS (NJ, NY) (Of Counsel)
MICHELLE L. MCGOWAN (NJ, PA)
JEFFREY RAPPAPORT (NJ)

**Law Offices of
Shapiro & DeNardo, LLC**
Offices located in New Jersey & Pennsylvania

MANAGING ATTY.
KRISTEN D. LITTLE (NJ, PA)

SUPERVISING ATTY. NJ PCL
KATHLEEN M. MAGOON (NJ)

LESLIE J. RASE (PA)
MORRIS A. SCOTT (NJ, PA)
DONNA L. SKILTON (NJ, PA)
ALISON H. TULIO (NJ, PA)
ELIZABETH L. WASSALL (NJ, PA)
CHARLES G. WOHLRAB (NJ, PA)
KATHERINE M. WOLF (NJ, PA)

Columbia Couty Clerk
35 West Main Street
P.O. Box 380
Bloomsburg, PA 17815

COPY

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios
Docket No.: 2018-CV-0001371-MF/2019-ED-51
Property Address: 2410 Reichart Road, Bloomsburg, PA 17815
S&D File No.: 18-060862
Sale Date: July 24, 2019

To whom it may concern:

Enclosed please find our Certification of Notice to Lienholders. Kindly file the same.

If you have any questions on this, please don't hesitate to call.

Sincerely,

Cory Mackanich
Legal Assistant

S&D # 18-060862
Enclosures

cc: Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

PARTNERS
GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER
CHRISTOPHER A. DENARDO (NJ, PA)

KEVIN S. FRANKEL (NJ, PA)
SAMANTHA GABLE (NJ, PA)
KRYSTIN M. KANE (NJ, NY, RI)
GARY M. KANELIS (NJ, NY) (Of Counsel)
MICHELLE L. MCGOWAN (NJ, PA)
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ELIZABETH L. WASSALL (NJ, PA)
CHARLES G. WOHLRAB (NJ, PA)
KATHERINE M. WOLF (NJ, PA)

Prothonotary of Columbia County
Columbia County Clerk
35 West Main Street
P.O. Box 380
Bloomsburg, PA 17815

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios
Docket No.: 2018-CV-0001371-MF/2019-ED-51
Property Address: 2410 Reichart Road, Bloomsburg, PA 17815
S&D File No.: 18-060862

Dear Sir/Madam:

Enclosed please find an Affidavit of Service of the Notice of Sale upon Shelly L. Berrios.
Kindly file same and return a time-stamped copy in the envelope provided.

Thank you very much for your time in this matter. If you have any questions or concerns, please do not hesitate to call.

Very truly yours,

SHAPIRO & DeNARDO, LLC

Cory Mackanich
Legal Assistant

Enclosures

cc: Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815



239 SOUTH 15TH STREET
PHILADELPHIA, PA 19107
PHONE: (215) 546-7400
FAX: (215) 985-0169



Carrington Mortgage Services, LLC

: COURT

Court of Common Pleas of
Pennsylvania
Columbia County

-VS-

Peter A. Berrios and Shelly L. Berrios

: CASE NUMBER

2018-CV-0001371-MF/2019-ED-51

State of Pennsylvania

AFFIDAVIT

County of Dauphin

B&R Control # CS161857.02

Reference Number 18-060862

SERVICE INFORMATION

On 4/23/2019, we received the
Notice of Sheriff's Sale of Real Property
For service upon: Shelly L. Berrios
At 218 Central Road, Bloomburg, PA 17815

☒ Served Date 05/01/2019 Time 7:51 PM Accepted By: Shelly L. Berrios

In the manner described below.

☒ Personally served.

☐ Adult in charge of residence, relationship is _____

☐ Adult in charge of residence who refused to give name and/or relationship. _____

☐ Manager/Clerk of place of residence lodging _____

☐ Agent or person in charge of office or usual place of business _____

☐ Other _____

Description of Person Age 35 Height 5'06" Weight 155 Race white Sex Female
Other Red hair

☐ Not Served Date _____ Time _____ ☐ Moved ☐ Unknown ☐ No Answer ☐ Vacant

☐ Other _____

The Process Server, being duly sworn, deposes and says that the facts set forth herein are true and correct to the best of their knowledge, information and belief.

Sworn to and subscribed before me this

17 day of MAY 2019

Matthew C. Smith
Notary Public

Process Server/Sheriff
Nathan Morgan

Client Phone (610) 278-6800

Sale Date: 7/24/2019

Filed Date: _____

BR Serve By: 5/15/2019

Cibele Glazer
Shapiro and DeNardo, LLC
3600 Horizon Drive
Suite 150
King of Prussia, PA 19406



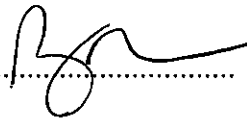
COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL
MATTHEW C SMITH
Notary Public
MONROE TWP, SNYDER COUNTY
My Commission Expires Oct 23, 2020

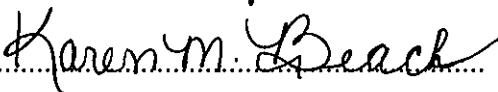
ORIGINAL

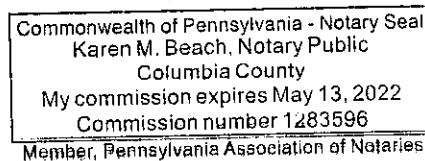
STATE OF PENNSYLVANIA
COUNTY OF COLUMBIA } SS

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 May 22, 29 and June 3, 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.

..... 

Sworn and subscribed to before me this 4th day of June 2019.....

..... 
(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.

.....

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



CARRINGTON MORTGAGE SERVICES LLC
vs.
BERRIOS, PETER (et al.)

Case Number
2018CV1371

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Manner: < Not Specified >

Expires:

Zone:

Warrant:

Notes: SALE DATE & TIME: 06/12/2019 AT 9:00 AM
SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)

Primary Address: 2410 REICHART ROAD
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date:

Time: 1805

Deputy:

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

-
-
-
-
-
-

(POSTING)

2018CV1371

2410 REICHART ROAD, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



CARRINGTON MORTGAGE SERVICES LLC
vs.
PETER BERRIOS (et al.)

Case Number
2018CV1371

SHERIFF'S RETURN OF SERVICE

05/10/2019 SHERIFF TIMOTHY T. CHAMBERLAIN, 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 2410 REICHART ROAD, BLOOMSBURG, PA 17815.

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

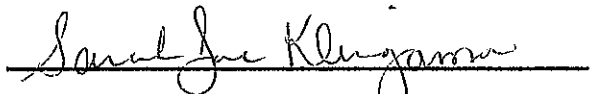
May 16, 2019

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

NOTARY

Affirmed and subscribed to before me this

16TH day of MAY, 2019



Plaintiff Attorney: SHAPIRO & DENARDO, 3690 HORIZON DRIVE, SUITE 150, KING OF PRUSSIA, PA 19406

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

REAL ESTATE TAX CERTIFICATION

Date: 05/02/2019

Fee: \$5.00

Cert. NO: 35139

BERRIOS PETER A & SHELLY L
2410 REICHART ROAD
BLOOMSBURG PA 17815

District: SCOTT TWP
Deed: 20070 -1183
Location: 2410 REICHART RD
Parcel Id: 31 -04 -068-00,000

Assessment: 57,454

Balances as of 05/02/2019

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

By: Columbia County Sheriff Per: _____
RN

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



71901140006000155943

US SMALL BUSINESS ADMINISTRATION
PHILADELPHIA DISTRICT OFFICE
1150 FIRST AVENUE
SUITE 1001
KING OF PRUSSIA PA 19406

51

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2018CV1371

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.

PARCEL 1:

ALL THAT lot of land situate in the Township of Scott, County of Columbia, and State of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, the center of State Highway Legislative Route 19036 and land of Leo E. Obrzut and Alda Obrzut, his wife; thence from the center of said highway along land of the said Leo E. Obrzut and Alda Obrzut, his wife, North 82 degrees 00 minutes East, 352 feet to an iron pin, land now or formerly of farm of Glenn F. Shaffer and wife; thence from said iron pin, South 8 degrees 00 minutes East, along said Shaffer farm, 60.3 feet to an iron pin and land scheduled for sale to Raymond Hauck; thence along said land scheduled for sale to Raymond Hauck, South 83 degrees 05 minutes West, 352 feet to center of State Highway Legislative Rout No. 19036; thence along center of said State Highway, North 8 degrees 00 minutes West, a distance of 53.1 feet to first mentioned iron pin, the exact place of beginning.

Area — 0.458 acres of land pursuant to draft prepared September 22, 1964, by A. Carl Wolfe, P.E.

PARCEL NO. 2:

ALL THAT lot of land situate adjacent to the East side of a public highway that extends from the Village of Espy to the Village of Light Street in the Township of Scott, County of Columbia and State of Pennsylvania, bounded and described as follows: BEGINNING at an iron pin on the east side of the said public road and the property line of Ray Leiby; thence along and beyond said Ray Leiby property line a distance of 352 feet to an iron pin corner and additional lands of the Grantors herein; thence along said additional lands south 8 degrees East a distance of 100 feet; thence along other lands of the said Grantors South 82 degrees West a distance of 352 feet to the East side of said public road; thence along East side of said public road North 8 degrees West a distance of 100 feet to the property line of land of said Ray Leiby, the exact place of beginning. Containing an area of 32,500 square feet. It being a tract of land 100 feet adjacent to said public road and of same width a total distance in depth of 352 feet.

The above described land is sold and conveyed subject to the conditions and restrictions as set forth in Deed recorded at Deed Book 169 and Page 614.

EXCEPTING AND RESERVING therefrom and thereout a parcel of land as more fully set forth in Columbia County Deed Book 171 Page 126 granted and conveyed unto Ray H. Leiby and Blanche Leiby, his wife.

PARCEL 3:

ALL THAT lot of land situate adjacent to the East side of a public highway that extends from the Village of Espy to the Village of Light Street in the Township of Scott, County of Columbia and State of Pennsylvania, bounded and described as follows: BEGINNING at an iron pin on the East side of said public highway and the southwest corner of a lot of land of record in Deed Book 169, Page 614, titled in the name of the Grantees herein; thence along the southern line of said lot of the Grantees herein, in an Easterly direction, a distance of 352 feet to an iron pin corner and additional lands of the grantors herein; thence along said additional lands South 8 degrees East a distance of 100 feet to an iron pin corner; thence along other lands of the grantors herein, South 82 degrees West a distance of 352 feet to the East side of said public highway or road; thence along the East side of said public road North 8 degrees West, a distance of 100 feet to the Southwest corner of said recorded lot of land of the Grantees herein, the exact place of beginning. Containing an area of 32,500 square feet. It being a tract of land 100 feet adjacent to the East Side of said public road, and of the same uniform width, a total distance in depth in an easterly direction of 352 feet.

A.P.N. 31-04-068-00-000

BEING THE SAME PREMISES which Aida A. Oberzut, also known as Aida Oberzut, also known as Alda Obrzut, also known as Elda Obrzut, also known as Elda Oberzut, single, by Carolyn L. Yetter, her agent, pursuant to Power of Attorney to be recorded herewith, by Deed dated January 26, 2007 and recorded January 31, 2007 in the Office of the Recorder of Deeds in and for Columbia County, Pennsylvania in Instrument Number 200701183, granted and conveyed unto Peter A. Berrios and Shelly L. Berrios, in fee.

PROPERTY ADDRESS: 2410 REICHART ROAD, BLOOMSBURG, PA 17815

UPI / TAX PARCEL NUMBER: 31-04-068-00-000

Seized and taken into execution to be sold as the property of PETER BERRIOS, SHELLY L BERRIOS in suit of CARRINGTON MORTGAGE SERVICES LLC.

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:
SHAPIRO & DENARDO
KING OF PRUSSIA, PA

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



CARRINGTON MORTGAGE SERVICES LLC
vs.
BERRIOS, PETER (et al.)

Case Number
2018CV1371

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 51

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:

Name: SHELLY L BERRIOS

Primary Address: 2410 REICHART ROAD
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address: 218 CENTRAL ROAD
BLOOMSBURG, PA 17815

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: SHELLY BERRIOS

Relation: DEF

Date: 4/22/19 Time: 1115

Deputy: 4 Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:	4/22/19					
Time:						
Mileage:						
Deputy:						

Service Attempt Notes:

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

BERRIOS, SHELLY L

2018CV1371

2410 REICHART ROAD, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



CARRINGTON MORTGAGE SERVICES LLC
vs.
BERRIOS, PETER (et al.)

Case Number
2018CV1371

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 51

Warrant:

Notes: SALE DATE & TIME: 06/12/2019 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: OCCUPANT

Primary Address: 2410 REICHART ROAD
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted Other

Adult In Charge:

Relation:

Date: 4/22/19

Time: 1109

Deputy: 4

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

OCCUPANT

2018CV1371

2410 REICHART ROAD, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

CARRINGTON MORTGAGE SERVICES LLC
vs.
BERRIOS, PETER (et al.)

Case Number
2018CV1371

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 51

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

- SERVED! @ SHERIFF'S OFFICE
35 W MAIN ST
BLOOMSBURG

Serve To:

Name: PETER BERRIOS

Primary Address: 2410 REICHART ROAD
BLOOMSBURG, PA 17815

Phone: DOB:

Alternate Address: 15 WASHINGTON AVENUE
APT. C
BLOOMSBURG, PA 17815

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: PETER BERRIOS

Relation: DEF

Date: 4/23/19 Time: 1205

Deputy: 4 Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:	4/23/19					
Time:	1113					
Mileage:						
Deputy:	4					

Service Attempt Notes:

1. L/C
- 2.
- 3.
- 4.
- 5.
- 6.

BERRIOS, PETER

2018CV1371

2410 REICHART ROAD, BLOOMSBURG, PA 17815

NO EXPIRATION

PARTNERS

GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER

CHRISTOPHER A. DENARDO (NJ, PA)

KEVIN S. FRANKEL (NJ, PA)
SAMANTHA GABLE (NJ, PA)
KRYSTIN M. KANE (NJ, NY, RI)
GARY M. KANELIS (NJ, NY) (of Counsel)
NICOLE B. LABETTA (NJ, NY, PA)
MICHELLE L. MCGOWAN (NJ, PA)

Law Offices of
Shapiro & DeNardo, LLC
Offices located in New Jersey & Pennsylvania

MANAGING ATTY.

KRISTEN D. LITTLE (NJ, PA)

SUPERVISING ATTY. NJ FGL

KATHLEEN M. MAGOON (NJ)

JEFFREY RAPPAPORT (NJ)

LESLIE J. RASE (PA)

DONNA L. SKILTON (NJ, PA)

ALISON H. TULIO (NJ, PA)

ELIZABETH L. WASSALL (NJ, PA)

CHARLES G. WOHLRAB (NJ, PA)

KATHERINE M. WOLF (NJ, PA)

Office of the Sheriff of Columbia County

Attn: Real Estate Deputy

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios

Docket No.: 2018-CV-0001371-MF/2019-ED-51

Property Address: 2410 Reichart Road, Bloomsburg, PA 17815

S&D File No.: 18-060862

Sale Date: June 12, 2019

Dear Sir or Madam:

Kindly continue the above-referenced sale until July 24, 2019.

Thank you for your anticipated cooperation. If you have any questions or problems, please do not hesitate to contact me directly.

Very truly yours,

Cory Mackanich
Legal Assistant

cc: Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

CARRINGTON MORTGAGE SERVICES LLC
vs.
BERRIOS, PETER (et al.)

Case Number
2018CV1371

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone: 51

Warrant:

Notes: SALE DATE & TIME: 06/12/2019 AT 9:00 AM
PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS

Serve To:

Name: Melody Bohling

Primary Address: 350 Tenny St.
Bloomsburg, PA 17815

Phone: 570-594-4560

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

Relation:

Date:

Deputy:

Time:

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

BOHLING, MELODY

2018CV1371

350 TENNY ST., BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Earl D. Mordan, Jr.
Chief Deputy

CARRINGTON MORTGAGE SERVICES LLC
vs.
BERRIOS, PETER (et al.)

Case Number
2018CV1371

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 51

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:

Name: Domestic Relations Office of Columbia Co.

Primary Address: 11 WEST MAIN STREET

2ND FLOOR

Bloomsburg, PA 17815

Phone: **DOB:**

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge: Alyssa Wido

Relation: Clerk

Date: 4/18

Time: 9:30

Deputy: 8

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

Service Attempt Notes:

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

DOMESTIC RELATIONS OF 2018CV1371 1 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, PA NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Earl D. Mordan, Jr.
Chief Deputy



CARRINGTON MORTGAGE SERVICES LLC
vs.
BERRIOS, PETER (et al.)

Case Number
2018CV1371

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Manner: < Not Specified >

Expires:

Zone:

51

Warrant:

Notes: SALE DATE & TIME: 06/12/2019 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:

4/18

Time:

9:30

Deputy:

✓

Mileage:

Attorney / Originator:

Name: SHAPIRO & DENARDO

Phone:

Service Attempts:

Date:

Time:

Mileage:

Deputy:

Service Attempt Notes:

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

COLUMBIA COUNTY TAX C

2018CV1371

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

PRESS ENTERPRISE
Lackawanna Avenue
Bloomsburg, PA 17815

Date: April 17, 2019

Re: Sheriff's Sale Advertising Dates

CARRINGTON MORTGAGE SERVICE LLC
VS.

PETER A. BERRIOS AND SHELLY L. BERRIOS

No 51 of 2019 E.D. and No. 1371 of 2018 J.D.

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st Week May 22ND 2019

2nd Week May 29TH 2019

3rd Week JUNE 3RD 2019

SALE DATE: JUNE 12TH 2019 at 9:00 am

Feel free to contact me if you have any questions.

Respectfully,

Timothy T. Chamberlain
Sheriff of Columbia County

1. *Journal of the American Medical Association*, 2000; 283: 2689-2695.

PRESS ENTERPRISE
Lackawanna Avenue
Bloomsburg, PA 17815

Date: April 17, 2019

Re: Sheriff's Sale Advertising Dates

CARRINGTON MORTGAGE SERVICE LLC
VS.

PETER A. BERRIOS AND SHELLY L. BERRIOS

No 51 of 2019 E.D. and No. 1371 of 2018 J.D.

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st Week May 22ND 2019

2nd Week May 29TH 2019

3rd Week JUNE 3RD 2019

SALE DATE: JUNE 12TH 2019 at 9:00 am

Feel free to contact me if you have any questions.

Respectfully,

Timothy T. Chamberlain
Sheriff of Columbia County

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF COLUMBIA

SS

Carrington Mortgage Services, LLC
PLAINTIFF

No: 2018-CV-0001371-MF

VS.

2019-ED-51

Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

WRIT OF EXECUTION:

MORTGAGE FORECLOSURE

TO THE SHERIFF OF COLUMBIA COUNTY:

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

2410 Reichart Road, Bloomsburg, PA 17815

See attached legal

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

Amount Due

\$190,371.84

Interest from February 2, 2019 to February 4, 2019

\$70.08

Interest from February 5, 2019 to

Costs to be Added

Seal of Court

Barbara N. [Signature]
PROTHONOTARY

Proth & Clerk of Sev. Courts

Date: 4/15/19

[Signature]
Deputy Prothonotary

My Com. Ex. 1st Monday in 2020

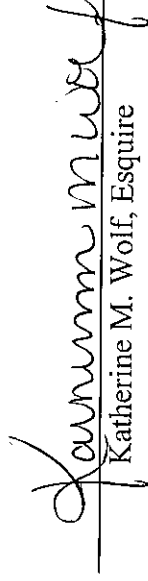
No: 2018-CV-0001371-MF

Carrington Mortgage Services, LLC

vs.

Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815


Katherine M. Wolf, Esquire

WRIT OF EXECUTION

(MORTGAGE FORECLOSURE)

Katherine M. Wolf, Esquire, Attorney
SHAPIRO & DeNARDO, LLC
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
SAMANTHA GABLE, PA I.D. NO. 320695
NICOLE B. LaBLETTA, PA I.D. NO. 202194
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610)278-6800
S&D FILE NO. 18-060862

FILED
NOTARY

2019 APR 15 A 11:37

CLERK OF COURTS
COUNTY OF COLUMBIA

Carrington Mortgage Services, LLC
1600 South Douglass Road
Suite 200-A
Anaheim, California 92806

COURT OF COMMON PLEAS
COLUMBIA COUNTY

2018-CV-0001371-MF

PLAINTIFF

VS.

Peter A. Berrios

and

Shelly L. Berrios

DEFENDANT(S)

STATE OF: Pennsylvania

2019-ED-51

COUNTY OF: Montgomery

AFFIDAVIT OF NON-MILITARY SERVICE

Affiant has performed a search of the records maintained by the Department of Defense, Defense Manpower Data Center (DMDC), and has determined that according to DMDC records (attached hereto as Exhibit "A") Defendants Peter A. Berrios and Shelly L. Berrios are not presently engaged in active duty military service as contemplated by the Servicemembers Civil Relief Act at 50 U.S.C. §3931.

SHAPIRO & DeNARDO, LLC

Date: 2/1/19

BY:

Katherine M. Wolf
Attorneys for Plaintiff

Sworn to and subscribed
before me this 1st day
of February, 2019.

[Signature]
Notary Public

Commonwealth of Pennsylvania - Notary Seal
Jennifer M. Sharkey, Notary Public
Montgomery County
My commission expires October 19, 2022
Commission number 1149959
Member, Pennsylvania Association of Notaries

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
NICOLE B. LaBLETTA, PA I.D. NO. 202194
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S&D FILE NO. 18-060862

FILED
PROTHONOTARY
2019 APR 15 A 11:37
CLERK OF COURTS OF
COUNTY OF COLUMBIA

Carrington Mortgage Services, LLC
PLAINTIFF

VS.

Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2018-CV-0001371-MF

2019-ED-51

CERTIFICATION OF ADDRESS

I hereby certify that the correct address of the judgment creditor (Plaintiff) is:

Carrington Mortgage Services, LLC
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806

and that the last known addresses of the judgment debtors (Defendants) are:

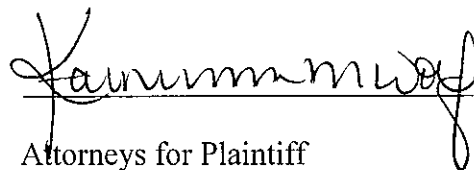
Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

SHAPIRO & DeNARDO, LLC

Date: 4/12/19

BY:


Attorneys for Plaintiff

18-060862

KATHERINE M. WOLF, ESQUIRE

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
NICOLE B. LaBLETTA, PA I.D. NO. 202194
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S&D FILE NO. 18-060862

Carrington Mortgage Services, LLC
PLAINTIFF
VS.
Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

CASE NO. 2018-CV-0001371-MF

AFFIDAVIT PURSUANT TO RULE 3129.1

2019-ED-51

Carrington Mortgage Services, LLC, Plaintiff in the above action, sets forth, as of the date the praecipe for the writ of execution was filed, the following information concerning the real property located at **2410 Reichart Road, Bloomsburg, PA 17815.**

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

Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

2. Name and address of Defendants in the judgment:

Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

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

Carrington Mortgage Services, LLC
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806

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

Carrington Mortgage Services, LLC, Plaintiff
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806

Secretary of Housing and Urban Development
2488 E. 81st Street
Suite 700
Tulsa, OK 74137

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

PA Department of Revenue
Bureau of Compliance
P.O. Box 281230
Harrisburg, PA 17128-1230

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
15 Perry Avenue
P.O. Box 380
Bloomsburg, PA 17815

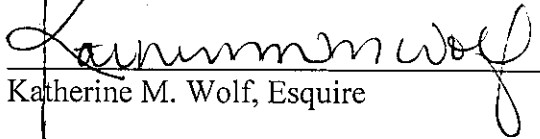
PA Dept. of Public Welfare- Bureau of Child Support
Health & Welfare Building
P.O. Box 2675
Harrisburg, PA 17105

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:

TENANT OR OCCUPANT
2410 Reichart Road
Bloomsburg, PA 17815

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. Section 4904 relating to unsworn falsification to authorities.

Date: 4/12/19

SHAPIRO & DeNARDO, LLC
BY: 
Katherine M. Wolf, Esquire

18-060862

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
NICOLE B. LaBLETTA, PA I.D. NO. 202194
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S&D FILE NO. 18-060862

Carrington Mortgage Services, LLC
PLAINTIFF
VS.
Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

CASE NO. 2018-CV-0001371-MF

AFFIDAVIT PURSUANT TO RULE 3129.1

2019-ED-51

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

Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

2. Name and address of Defendants in the judgment:

Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

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

Carrington Mortgage Services, LLC
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806

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

Carrington Mortgage Services, LLC, Plaintiff
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806

Secretary of Housing and Urban Development
2488 E. 81st Street
Suite 700
Tulsa, OK 74137

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PA Department of Revenue
Bureau of Compliance
P.O. Box 281230
Harrisburg, PA 17128-1230

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
15 Perry Avenue
P.O. Box 380
Bloomsburg, PA 17815

PA Dept. of Public Welfare- Bureau of Child Support
Health & Welfare Building
P.O. Box 2675
Harrisburg, PA 17105

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:

31-04-068-00-000
Scott Twp

REAL ESTATE OUTLINE

ED # 2019ED51

DATE RECEIVED 4-15-19
DOCKET AND INDEX 2018 CV 1371

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>15021194</u>

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

SALE DATE June 12 TIME 9:00 am
POSTING DATE _____
ADV. DATES FOR NEWSPAPER

1 ST WEEK	<u>May 22</u>
2 ND WEEK	<u>May 29</u>
3 RD WEEK	<u>June 3</u>

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF COLUMBIA

SS

Carrington Mortgage Services, LLC
PLAINTIFF

No: 2018-CV-0001371-MF

2019-ED-51

VS.

Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

WRIT OF EXECUTION:

MORTGAGE FORECLOSURE

TO THE SHERIFF OF COLUMBIA COUNTY:

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

2410 Reichart Road, Bloomsburg, PA 17815

See attached legal

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

Amount Due

\$190,371.84

Interest from February 2, 2019 to February 4, 2019

\$70.08

Interest from February 5, 2019 to

Costs to be Added

Seal of Court

Date: 4/15/19

Barbara N. Oliver

PROTHONOTARY

Proth & Clerk of Sev. Courts

Stephen J. Oliver

Deputy Prothonotary

My Com. Ex. 1st Monday in 2020

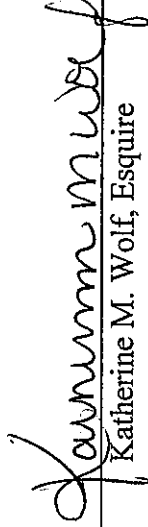
No: 2018-CV-0001371-MF

Carrington Mortgage Services, LLC

vs.

Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815


Katherine M. Wolf, Esquire

WRIT OF EXECUTION

(MORTGAGE FORECLOSURE)

Katherine M. Wolf, Esquire, Attorney
SHAPIRO & DeNARDO, LLC
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406

PARTNERS

GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER

CHRISTOPHER A. DENARDO (NJ, PA)

KEVIN S. FRANKEL (NJ, PA)
SAMANTHA GABLE (NJ, PA)
KRYSTIN M. KANE (NJ, NY, RI)
GARY M. KANELIS (NJ, NY) (Of Counsel)
NICOLE B. LABLETTA (NJ, NY, PA)
JEFFREY RAPPAPORT (NJ)

Law Offices of
Shapiro & DeNardo, LLC
Offices located in New Jersey & Pennsylvania

MANAGING ATTY.

KRISTEN D. LITTLE (NJ, PA)

SUPERVISING ATTY. NJ FCL

KATHLEEN M. MAGOON (NJ)

LESLIE J. RASE (PA)
DONNA L. SKILTON (NJ, PA)
ALISON H. TULIO (NJ, PA)
ELIZABETH L. WASSALL (NJ, PA)
CHARLES G. WOHLRAB (NJ, PA)
KATHERINE M. WOLF (NJ, PA)

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815
Attn: Real Estate Deputy

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios
Docket No.: 2018-CV-0001371-MF
Property Address: 2410 Reichart Road, Bloomsburg, PA 17815
S&D File No.: 18-060862

Dear Sir or Madam:

The Prothonotary shall have delivered the Writ of Execution for sale of Real Property to you together with the below listed documents for the _____ sale date. Please advise if this property will not be scheduled for that date.

In accordance with Columbia County's requirements for scheduling a Sheriff's sale, I enclose:

- Required Sale deposit of \$1,350.00
- Required number of copies of the property legal description for the deed and printers;
- Affidavit pursuant to Rule 3129.1;
- Act 91 Affidavit;
- Notices of Sale for each Defendant;
- Request for service of the notice of sale;
- Request for posting, advertising, of the notice of sale;
- Please time stamp the enclosed "ATTORNEY COPY" of the 3129 Affidavit and return in the prepaid envelope provided.

We will send notice of the sale to all known lienholders prior to the sale and will file a Certification.

Pursuant to audit guidelines required by both the Federal Government as well as our clients, our office requires a receipt for any funds that have been provided for this filing. Please return a receipt (handwritten or computer generated) in the enclosed envelope. We greatly appreciate your cooperation with this request.

Thank you for your cooperation in this matter.

Very truly yours,

Paul Eisenhower
Legal Assistant

Enclosures

PARTNERS

GERALD M. SHAPIRO (FL, IL)
DAVID S. KREISMAN (IL)

MANAGING PARTNER

CHRISTOPHER A. DENARDO (NJ, PA)

KEVIN S. FRANKEL (NJ, PA)
SAMANTHA GABLE (NJ, PA)
KRYSTIN M. KANE (NJ, NY, RI)
GARY M. KANELLIS (NJ, NY) (Of Counsel)
NICOLE B. LABLETTA (NJ, NY, PA)
JEFFREY RAPPAPORT (NJ)

Law Offices of
Shapiro & DeNardo, LLC
Offices located in New Jersey & Pennsylvania

MANAGING ATTY.

KRISTEN D. LITTLE (NJ, PA)

SUPERVISING ATTY. NJ FCL

KATHLEEN M. MAGOON (NJ)

LESLIE J. RASE (PA)
DONNA L. SKILTON (NJ, PA)
ALISON H. TULLIO (NJ, PA)
ELIZABETH L. WASSALL (NJ, PA)
CHARLES G. WOHLRAB (NJ, PA)
KATHERINE M. WOLF (NJ, PA)

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815

RE: Carrington Mortgage Services, LLC vs. Peter A. Berrios and Shelly L. Berrios
Docket No.: 2018-CV-0001371-MF
Property Address: 2410 Reichart Road, Bloomsburg, PA 17815
S&D File No.: 18-060862

Sir/Madam:

Our office will be using a third party provider to attempt service of the Notice of Sale, and we will be filing an Affidavit of Service.

Please post the Handbill of Sale upon the property, 2410 Reichart Road, Bloomsburg, PA 17815

Upon service, please forward to this office in the enclosed self-addressed stamped envelope, a copy of you Sheriff's Return.

Pursuant to audit guidelines required by both the Federal Government as well as our clients, our office requires a receipt for any funds that have been provided for this filing. Please return a receipt (handwritten or computer generated) in the enclosed envelope. We greatly appreciate your cooperation with this request.

Your assistance in this matter is greatly appreciated.

Very truly yours,

Paul Eisenhower
Legal Assistant

Enclosures

PARCEL 1:

ALL THAT lot of land situate in the Township of Scott, County of Columbia, and State of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin, the center of State Highway Legislative Route 19036 and land of Leo E. Obrzut and Alda Obrzut, his wife; thence from the center of said highway along land of the said Leo E. Obrzut and Alda Obrzut, his wife, North 82 degrees 00 minutes East, 352 feet to an iron pin, land now or formerly of farm of Glenn F. Shaffer and wife; thence from said iron pin, South 8 degrees 00 minutes East, along said Shaffer farm, 60.3 feet to an iron pin and land scheduled for sale to Raymond Hauck; thence along said land scheduled for sale to Raymond Hauck, South 83 degrees 05 minutes West, 352 feet to center of State Highway Legislative Route No. 19036; thence along center of said State Highway, North 8 degrees 00 minutes West, a distance of 53.1 feet to first mentioned iron pin, the exact place of beginning.

Area – 0.458 acres of land pursuant to draft prepared September 22, 1964, by A. Carl Wolfe, P.E.

PARCEL NO. 2:

ALL THAT lot of land situate adjacent to the East side of a public highway that extends from the Village of Espy to the Village of Light Street in the Township of Scott, County of Columbia and State of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin on the east side of the said public road and the property line of Ray Leiby; thence along and beyond said Ray Leiby property line a distance of 352 feet to an iron pin corner and additional lands of the Grantors herein; thence along said additional lands south 8 degrees East a distance of 100 feet; thence along other lands of the said Grantors South 82 degrees West a distance of 352 feet to the East side of said public road; thence along East side of said public road North 8 degrees West a distance of 100 feet to the property line of land of said Ray Leiby, the exact place of beginning. Containing an area of 32,500 square feet. It being a tract of land 100 feet adjacent to said public road and of same width a total distance in depth of 352 feet.

The above described land is sold and conveyed subject to the conditions and restrictions as set forth in Deed recorded at Deed Book 169 and Page 614.

EXCEPTING AND RESERVING therefrom and thereout a parcel of land as more fully set forth in Columbia County Deed Book 171 Page 126 granted and conveyed unto Ray H. Leiby and Blanche Leiby, his wife.

PARCEL 3:

ALL THAT lot of land situate adjacent to the East side of a public highway that extends from the Village of Espy to the Village of Light Street in the Township of Scott, County of Columbia and State of Pennsylvania, bounded and described as follows:

BEGINNING at an iron pin on the East side of said public highway and the southwest corner of a lot of land of record in Deed Book 169, Page 614, titled in the name of the Grantees herein; thence along the southern line of said lot of the Grantees herein, in an Easterly direction, a distance of 352 feet to an iron pin corner and additional lands of the grantors herein; thence along said additional lands South 8 degrees East a distance of 100 feet to an iron pin corner; thence along other lands of the grantors herein, South 82 degrees West a distance of 352 feet to the East side of said public highway or road; thence along the East side of said public road North 8 degrees West, a distance of 100 feet to the Southwest corner of said recorded lot of land of the Grantees herein, the exact place of beginning. Containing an area of 32,500 square feet. It being a tract of land 100 feet adjacent to the East side of said public road, and of the same uniform width, a total distance in depth in an easterly direction of 352 feet.

A.P.N. 31-04-068-00-000

BEING THE SAME PREMISES which Alda A. Oberzut, also known as Alda Oberzut, also known as Alda Obrzut, also known as Elda Obrzut, also known as Elda Oberzut, single, by Carolyn L. Yetter, her agent, pursuant to Power of Attorney to be recorded herewith, by Deed dated January 26, 2007 and recorded January 31, 2007 in the Office of the Recorder of Deeds in and for Columbia County, Pennsylvania in Instrument Number 200701183, granted and conveyed unto Peter A. Berrios and Shelly L. Berrios, in fee.

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
NICOLE B. LaBLETTA, PA I.D. NO. 202194
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
KATHERINE M. WOLF, PA I.D. NO. 314307
3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610) 278-6800
S&D FILE NO. 18-060862

Carrington Mortgage Services, LLC
PLAINTIFF

VS.

Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2018-CV-0001371-MF

2019-ED-51

CERTIFICATION OF ADDRESS

I hereby certify that the correct address of the judgment creditor (Plaintiff) is:

Carrington Mortgage Services, LLC
1610 South Douglass Road
Suite 200-A
Anaheim, CA 92806

and that the last known addresses of the judgment debtors (Defendants) are:

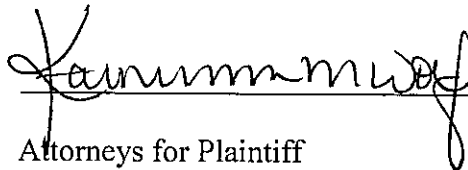
Peter A. Berrios
15 Washington Avenue
Apt. C
Bloomsburg, PA 17815

Shelly L. Berrios
218 Central Road
Bloomsburg, PA 17815

SHAPIRO & DeNARDO, LLC

Date: 4/12/19

BY:


Attorneys for Plaintiff

18-060862

KATHERINE M. WOLF, ESQUIRE

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
NICOLE B. LaBLETTA, PA I.D. NO. 202194
LESLIE J. RASE, PA I.D. NO. 58365
ALISON H. TULIO, PA I.D. NO. 87075
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3600 HORIZON DRIVE, SUITE 150
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TELEPHONE: (610) 278-6800
S&D FILE NO. 18-060862

Carrington Mortgage Services, LLC
PLAINTIFF

VS.

Peter A. Berrios and Shelly L. Berrios
DEFENDANTS

COURT OF COMMON PLEAS
CIVIL DIVISION
COLUMBIA COUNTY

NO:2018-CV-0001371-MF

2019-ED-51

CERTIFICATION AS TO THE SALE OF REAL PROPERTY

I hereby certify that I am the Attorney of record for the Plaintiff in this Action against Real Property and further certify this Property is:

☒ FHA - Tenant Occupied or Vacant

☐ Commercial

☐ As a result of a Complaint in Assumpsit

☐ That the Plaintiff has complied in all respects with Section 403 of the Mortgage Assistance Act including but not limited to:

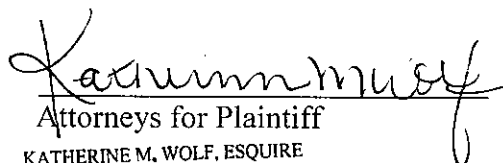
- (a) Service of notice on Defendants
- (b) Expiration of 30 days since the service of notice
- (c) Defendants failure to request or appear at meeting with Mortgagee or Consumer Credit Counseling Agency
- (d) Defendants failure to file application with Homeowners Emergency Assistance Program.

I further agree to indemnify and hold harmless the Sheriff of Columbia County for any false statement given herein.

SHAPIRO & DeNARDO, LLC

Date: 4/12/19

BY:


Attorneys for Plaintiff
KATHERINE M. WOLF, ESQUIRE

SHAPIRO & DeNARDO, LLC
BY: CHRISTOPHER A. DeNARDO, PA I.D. NO. 78447
KRISTEN D. LITTLE, PA I.D. NO. 79992
KEVIN S. FRANKEL, PA I.D. NO. 318323
SAMANTHA GABLE, PA I.D. NO. 320695
NICOLE B. LaBLETTA, PA I.D. NO. 202194
LESLIE J. RASE, PA I.D. NO. 58365
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3600 HORIZON DRIVE, SUITE 150
KING OF PRUSSIA, PA 19406
TELEPHONE: (610)278-6800
S&D FILE NO. 18-060862

Carrington Mortgage Services, LLC
1600 South Douglass Road
Suite 200-A
Anaheim, California 92806

COURT OF COMMON PLEAS
COLUMBIA COUNTY

2018-CV-0001371-MF

2019-EO-51

PLAINTIFF
VS.
Peter A. Berrios
and
Shelly L. Berrios
DEFENDANT(S)
STATE OF: Pennsylvania

COUNTY OF: Montgomery

AFFIDAVIT OF NON-MILITARY SERVICE

Affiant has performed a search of the records maintained by the Department of Defense, Defense Manpower Data Center (DMDC), and has determined that according to DMDC records (attached hereto as Exhibit "A") Defendants Peter A. Berrios and Shelly L. Berrios are not presently engaged in active duty military service as contemplated by the Servicemembers Civil Relief Act at 50 U.S.C. §3931.

SHAPIRO & DeNARDO, LLC

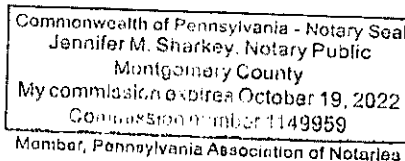
Date: 2/1/19

BY:

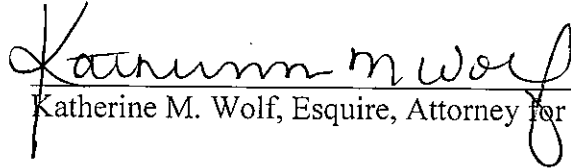
Katherine M. Wolf
Attorneys for Plaintiff

Sworn to and subscribed
before me this 1st day
of February, 2019.

[Signature]
Notary Public



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


Katherine M. Wolf, Esquire, Attorney for Plaintiff

Document Receipt

Trans #	15921	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION1150 FIRST AVENUE
SUITE 1001

Tracking #:	71901140006000155943
Doc Ref #:	2019ED51
Postage	5.4200

KING OF PRUSSIA PA 19406

Document Receipt

Trans #	15920	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000155936

Doc Ref #: 2019ED51

Postage 5.4200

HARRISBURG PA 17105

Document Receipt

Trans #	15918	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000155912

Doc Ref #: 2019ED51

Postage 5.4200

HARRISBURG PA 17128

Document Receipt

Trans #	15918	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000155912

Doc Ref #: 2019ED51

Postage 5.4200

HARRISBURG PA 17128

Document Receipt

Trans #	15919	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

COMMONWEALTH OF PA

DEPT OF WELFARE

PO BOX 2675

Tracking #: 71901140006000155929

Doc Ref #: 2019ED51

Postage 5.4200

HARRISBURG PA 17105

Document Receipt

Trans #	15919	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

COMMONWEALT OF PA

DEPT OF WELFARE

PO BOX 2675

Tracking #: 71901140006000155929

Doc Ref #: 2019ED51

Postage 5.4200

HARRISBURG PA 17105

Document Receipt

Trans #	15920	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC
WELFARE

PO BOX 8016

Tracking #: 71901140006000155936

Doc Ref #: 2019ED51

Postage 5.4200

HARRISBURG PA 17105

Document Receipt

Trans #	15921	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS
ADMINISTRATION1150 FIRST AVENUE
SUITE 1001

Tracking #: 71901140006000155943

Doc Ref #: 2019ED51

Postage 5.4200

KING OF PA 19406
PRUSSIA

Document Receipt

Trans #	15922	Carrier / service:	USPS Server	First-Class Mail®	4/17/2019 12:00:00 AM
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Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000155950

Doc Ref #: 2019ED51

Postage 5.4200

PHILADELPHIA PA 19106

Shapiro & DeNardo, LLC
General Business Account
3600 Horizon Drive, Suite 150
King Of Prussia, PA 19406
(610) 278-6800

THE PRIVATE BANK
CHICAGO, IL 60603
2-648/710

18-060862, BERRIO No. 15021194
CASE # 2018-CV-0001371-MF

DATE: 04/11/19

\$ 1,350.00

PAY One Thousand Three Hundred Fifty and 00/100

TO THE SHERIFF OF COLUMBIA COUNTY
ORDER P.O. BOX 380
OF BLOOMSBURG, PA 17815

VOID AFTER 90 DAYS



15021194 0710064861 24583731