

REAL ESTATE
SHERIFF'S SALE--COST SHEET

GRAND 14th Ave vs Wm. J. Weir
NO. 10977 E.D. NO. 10977 J.D. DATE OF SALE 11/07/07 TIME OF SALE 1030

DOCKET AND RETURN \$ 15.00
SERVICE PER DEFENDANT OR GARNISHEE 40.00
LEVY (PER PARCEL) 15.00
MAILING COSTS 17.50
ADVERTISING, SALE BILLS, & COPIES 12.50
ADVERTISING SALE (PLUS NEWSPAPER) 12.50
MILEAGE 14.50
POSTING HANDBILLS 15.00
CRYING?ADJOURN SALE (EACH SALE) 10.00
SHERIFF'S DEED 20.00
TRANSFER TAX FORM 15.00
DISTRIBUTION FORM 15.00
OTHER 20.00

TOTAL.....\$ 246.00

PRESS-ENTERPRISE INC \$ 744.00
SOLICITOR'S SERVICES 50.00

TOTAL.....\$ 794.00

PROTHONOTARY (NOTARY) \$ 10.00
RECORDER OF DEEDS 26.00

OTHER _____

TOTAL.....\$ 36.00

REAL ESTATE TAXES:
BOROUGH, TWP. & COUNTY TAXES, 19 \$ 16.00
SCHOOL DISTRICT TAXES, 19 \$ 311.78
DELINQUENT TAXES, 19, 19 \$ 5.00

TOTAL.....\$ 5.00

MUNICIPAL FEES DUE:
SEWER--MUNICIPAL 1911 \$ 477.00
WATER--MUNICIPAL 19 _____ \$ _____

TOTAL.....\$ 677.00

SURCHARGE FEE: STATE TREASURER (TRAINING FEE)
TOTAL.....\$ 20.00

MISCELLANEOUS \$ _____
\$ _____

TOTAL.....\$ _____

TOTAL COSTS (OPEN BID).....\$ 1282.35

SHERIFF'S SALE REAL ESTATE
FINAL COST SHEET

GMAC Mort Corp

VS

Richard A. Weikel

NO. 63-97

E.D.

NO. 1082-97

J.D.

DATE OF SALE: 11-20-97

BID PRICE (INCLUDES COSTS)

\$ 5,000.-

POUNDAGE 2% BID PRICE

\$ 100.-

TRANSFER TAX 2% BID PRICE

\$ -0-

MISC. COSTS

\$ 1,282.35

TOTAL NEEDED TO PURCHASE

\$ 1382.35

PURCHASER(S) : GMAC Mort Corp

ADDRESS : 3451 Woodmont Ave, Montgomery, AL 36109

NAME(S) ON DEED: James

PURCHASER(S) SIGNATURE(S) : Richard A. Weikel

AMOUNT RECEIVED BY SHERIFF FROM PURCHASER(S) :

Handwritten:
Paid to
RWA

TOTAL DUE \$ 1382.35

LESS DEPOSIT \$ 100.-

DOWN PAYMENT \$ _____

AMOUNT DUE IN
EIGHT DAYS \$ 482.35

THOMAS I. PULEO, ESQ.
SPECIAL ACCOUNT
1710 WALTON ROAD, SUITE 206
BLUE BELL, PA 19422

2697
3-5/310 236

PAY
TO THE
ORDER OF

County of Columbia County

11/21/19

\$ *483.35*

DOLLARS

PNC BANK®

PNC Bank, N.A.
Philadelphia, PA 020

FOR

EMER V. WICKEL

Thomas I. Puleo

⑆002697⑆ ⑆031000053⑆ 8400240480⑆

LAW OFFICES
THOMAS I. PULEO
1710 WALTON ROAD, SUITE 206
BLUE BELL, PENNSYLVANIA 19422

(610) 941-6050
FAX (610) 941-8566

THOMAS I. PULEO
JOSEPH J. McMAHON, JR.

*ALSO MEMBER OF NJ BAR

November 21, 1997

Harry A. Roadarmel, Jr.
Sheriff of Columbia County
Columbia County Courthouse
P.O. Box 380
Bloomsburg, PA 17815

Re: GMAC Mortgage Corporation v. Richard A. Weikel
No. 63 of 1997 ED No. 1082 of 1997 JD

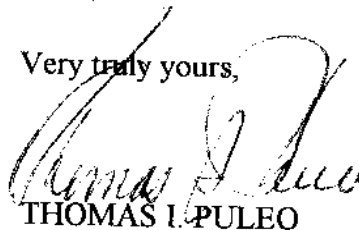
Dear Mr. Roadarmel::

The above referenced property was sold at Sheriff's Sale on November 20, 1997, to the attorney on the writ for \$5,000.00. Kindly proceed to deed the title to the premises to GMAC Mortgage Corporation, its successors and assigns. The address of the grantee is 3451 Hammond Avenue, P.O. Box 780, Waterloo, Iowa 70704-0780.

I am enclosing my check in the amount of \$482.35 representing the balance due your office. Kindly provide me with a copy of your final costs sheet.

Thank you for your prompt attention to this matter.

Very truly yours,



THOMAS I. PULEO

TIP:dm

Enclosure

COLUMBIA COUNTY TAX CLAIM BUREAU LIEN CERTIFICATE

Date October 6, 1997

OWNER OR REPUTED OWNER

Welfel, Richard J.

DESCRIPTION OF PROPERTY

233 S. Marion St.
197 Ac.

PARCEL NUMBER 40,02--011-00,000 IN Bersick Boro Township
Borough
City

YEAR	TOTAL
Cont.	\$5.70
TOTAL	\$5.70

The above figures represent the amount(s) due during the month of October, 1997.

This is to certify that, according to our records, there are tax liens on the above mentioned property as of December 31, 1997.

Excluding: Interim Tax Billings

Requested by: Columbia County Sheriff

COLUMBIA COUNTY TAX CLAIM BUREAU

FEE - \$5.00
Per Parcel

[Handwritten Signature]

[Handwritten Stamp]
11-24-97

Note 199, taxes are all paid.
Conrad Stegner

TAX NOTICE
SCHOOL REAL ESTATE
BERWICK BOROUGH

MAKE CHECKS PAYABLE TO:
CONNIE C. GINGHER
REAR 120 3RD STREET
BERWICK PA 18603

HOURS **M,T,Th,Fr 9-5, Wed 9-12**
DURING REBATE: M,T,Th,Fr 9-4,
Wed 9-12 AFTER REBATE.
PHONE 717-752-7442

TAXES ARE DUE & PAYABLE. PROMPT PAYMENT IS REQUESTED

MEIKEL, RICHARD A
233 SOUTH WARREN STREET
BERWICK PA 18603

IF YOU DESIRE A RECEIPT ENCLOSE A STAMPED ADDRESSED ENVELOPE WITH YOUR PAYMENT

FOR DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT	DATE DUE	INCL. PENALTY
REEL ESTATE	12069.023	500	277.95	283.62	07/01/97	4244

THE DISCOUNT & THE PENALTY HAVE BEEN COMPUTED FOR YOUR CONVENIENCE

PROPERTY DESCRIPTION	PAY THIS AMOUNT	DATE	IF PAID ON OR BEFORE	IF PAID ON OR AFTER
SCHOOL PENALTY AT 10%	277.95	AUG 31	283.62	311.98

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

ACCT NO. 04-02265
 PARCEL 233 S WARREN ST LOTS 7397
 .27 ACRES

THIS TAX RETURNED TO COURT HOUSE: JANUARY 1, 1998.
OK 2/11/95
8-30-95
MA

TAX NOTICE
1997 COUNTY & MUNICIPAL
BERWICK BOROUGH

MAKE CHECKS PAYABLE TO:

Connie C Gingher
Rear 120 East Third Street
Midtown Plaza
Berwick, Pa 18603

HOURS **DURING DISCOUNT ONLY**
Mon-Thurs 9-5; Wed 9-12; Fri 9-5;
Other Times Mon-Fri 9-4; Wed 9-12
PHONE (717) 752-7442

TAXES ARE DUE & PAYABLE. PROMPT PAYMENT IS REQUESTED

MEIKEL, RICHARD A
233 SOUTH WARREN STREET
BERWICK PA 18603

IF YOU DESIRE A RECEIPT ENCLOSE A STAMPED ADDRESSED ENVELOPE WITH YOUR PAYMENT

FOR DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT	DATE DUE	INCL. PENALTY
General Fund	12069	4.096	48.44	49.43	03/01/1997	04252
Sinking Fund		.845	10.00	10.20		
Borough R.E.		5.800	68.60	70.00		
Fire		1.250	14.79	15.09		
Light		1.050	12.42	12.67		

THE DISCOUNT & THE PENALTY HAVE BEEN COMPUTED FOR YOUR CONVENIENCE

PROPERTY DESCRIPTION	PAY THIS AMOUNT	DATE	IF PAID ON OR BEFORE	IF PAID ON OR AFTER
SCHOOL PENALTY AT 10%	154.25	APRIL 30	157.39	168.23

TYPE: R PROPERTY DESCRIPTION CNTY BORO

ACCT NO 02265 Discount 2% 2% This Tax Returned To Courthouse On: JANUARY 01, 1998

PARCEL 04D, 09--015-00, 000 Penalty 10% 5%

233 S WARREN ST LOTS 10-11
 .27 acres LAND 4,672
 BUILDINGS 7,397

THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT

TOTAL ASSESSED 12,069

REC'D BY

4.30.97

STATE OF PENNSYLVANIA }
COUNTY OF COLUMBIA } SS:

Paula J. Barry, Publisher's Assistant . . . , 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 the date of its establishment: that hereto attached is a copy of the legal notice or advertisement in the above entitled proceeding which appeared in the issue of said newspaper on October 30, Nov. 6, 13, 19. 97 exactly as printed and published; that the affiant is one of the owners and publishers of said newspaper in which legal advertisement or notice was published; that neither the affiant nor Press Enterprise are 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.

Paula J. Barry

Sworn and subscribed to before me this 14 day of November 1997.

[Signature]

(Notary Public)

My Commission Expires

And now,, 19, 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.

.....

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P.O. BOX 300
BLOOMSBURG, PA 17815

PHONE
(717) 309-5622

24 HOUR PHONE
(717) 784-6100

Thomas I. Puleo, Esq.
1710 Walton Road, Suite 206
Blue Bell, PA 19422

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMONWEALTH
OF PENNA.

VS.

WRIT OF EXECUTION 63 of 1997
(MORTGAGE FORECLOSURE)

POSTING OF PROPERTY

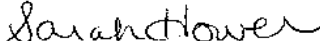
Friday October 17, 1997 POSTED A COPY OF THE SHERIFF'S SALE BILL
ON THE PROPERTY OF Richard A. Weikel
COLUMBIA COUNTY, PENNSYLVANIA. SAID POSTING PERFORMED BY COLUMBIA COUNTY DEPUTY
SHERIFF Timothy Chamberlain

SO ANSWERS:


DEPUTY SHERIFF

SHERIFF HARRY A. ROADARMEL, JR.

Sworn and subscribed before me
this 20th day of
October 1997


Sarah J. Hower

NOTARIAL SEAL
SARAH HOWER, Notary Public
Bloomsburg, Columbia County PA
My Commission Expires June 21, 1999

HARRY A. ROADARMU, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815
FAX 717-784-0257

PHONE
~~XXXXXXXXXX~~
717-389-5622

TELEPHONE
717-781-6100

Thomas I. Puleo, Esq.
1710 Walton Road Suite 206
Blue Bell, PA 19422

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMONWEALTH
OF PENNA.

NO. 63 of 1997

WRIT OF EXECUTION

SERVICE ON Berwick Tax Collector

ON October 6, 1997 AT 1:35 P.M. .XXXXXXXXXXXXXXXXXXXXXXXXXXXX

XX A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN
REAL ESTATE AND A COPY OF THE THE DESCRIPTION OF PROPERTY WAS SERVED ON

Berwick Tax Collector , AT 120 East Third St. Berwick, PA

BY DEPUTY SHERIFF Timothy Chamberlain

SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S
SALE IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO Connie Gingher, Tax

Collector

SO ANSWERS:

Timothy T. Chamberlain
DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME

THIS 7th

DAY OF October 1997

Sarah Hower

SHERIFF

NOTARIAL SEAL
SARAH HOWER, Notary Public
Bloomsburg, Columbia County PA
My Commission Expires June 21, 1999

HARRY A. ROADARMU, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815
FAX 717-784-0257

TELEPHONE
717-389-5622

TELEPHONE
717-784-6000

Thomas I. Puleo, Esq.
1710 Walton Road Suite 206
Blue Bell, PA 19422

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMONWEALTH
OF PENNA.

NO. 63 of 1997

WRIT OF EXECUTION

SERVICE ON Richard Weikel

ON October 7, 1997 AT 8:35 A.M., A TRUE AND ATTESTED COPY
OF THE WITHIN WRIT OF EXECUTION, A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN
REAL ESTATE AND A COPY OF THE THE DESCRIPTION OF PROPERTY WAS SERVED ON
Richard Weikel, At Columbia County Sheriff's
Office, Bloomsburg, PA BY DEPUTY SHERIFF Timothy Chamberlain
SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S
SALE IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO Richard Weikel

SO ANSWERS:

Timothy Chamberlain
DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME

THIS 7th

DAY OF October 1997

Sarah Hower

SHERIFF

NOTARIAL SEAL
SARAH HOWER, Notary Public
Bloomsburg, Columbia County PA
My Commission Expires June 21, 1999

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815

PHONE
717) 339-5622

TELETYPE
717) 789-6300

Date: October 3, 1997

To: COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF COMPLIANCE
CLEARANCE SUPPORT SECTION
DEPARTMENT 280946
HARRISBURG PA 17128-0946

Re: GMAC Mortgage Corporation vs. Richard A. Weikel

No: 63 of 1997 ED No: 1082 of 1997 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

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

Respectfully,

Harry A. Roadarmel, Jr.
Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17815

PHONE
(717) 389-5622

TELEPHONE
(717) 204-6300

Date: October 3, 1997

To: Atty. Stephen Brandwene
Deputy Atty. General
Collection Unit-4th & Walnut St.
Harrisburg, PA 17120

Re: GMAC Mortgage Corporation vs. Richard A. Weikel

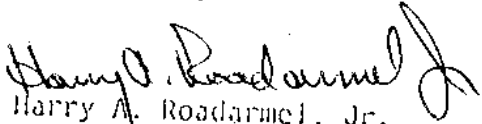
No: 63 of 1997 ED No: 1082 of 1997 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

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

Respectfully,


Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY

COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17015

PHONE
(717) 298-5622
389-5622

TELETYPE UNIT
(717) 298-6400

Date: October 3, 1997

To: Small Business Administration
20 N. Penna. Avenue
Room 2327
Wilkes-Barre, PA 18701

Re: GMAC Mortgage Corporation vs. Richard A. Weikel

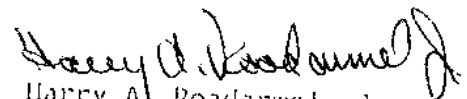
No: 63 of 1997 ED No: 1082 of 1997 JD

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

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

Respectfully,


Harry A. Roadarmel, Jr.
Sheriff of Columbia County

HARRY A. ROADARMEL, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 300
BLOOMSBURG, PA 17815

PHONE
(717) 339-5622
389-5622

24 HOUR PHONE
(717) 704-6300

Date: October 3, 1997

To: Office of F.A.I.R.
Dept. of Public Welfare
P.O. BOX 8016
Harrisburg, PA 17105

Re: GMAC Mortgage Corporation vs. Richard A. Weikel

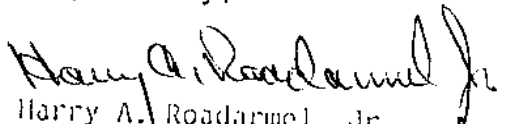
No: 63 of 1997 ED No: 1082 of 1997 JU

Dear Sir:

Enclosed is a notice of an upcoming Sheriff's Sale. If you have any claims against this property, notify this office IMMEDIATELY.

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

Respectfully,


Harry A. Roadarmel, Jr.
Sheriff of Columbia County

SHERIFF'S SALE

THURSDAY, NOVEMBER 20, 1997, AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 63 OF 1997 AND J.D. 1082 OF 1997, ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENDUE OR OUTCRY TO THE HIGHEST AND BEST BIDDER, FOR CASH, IN A COURT ROOM OR SHERIFF'S OFFICE TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA. ALL THE RIGHT, TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL those two certain lots, pieces or parcels of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the west side of South Warren Street, at the northeast corner of Lot No. 12; thence along South Warren Street N. 9 degrees E. eighty feet to the southeast corner of Lot No. 9; thence along said lot N. 81 degrees W. one hundred and forty-five feet and six inches to Roosevelt Alley; thence along said alley S. 9 degrees W. eighty feet to the northwest corner of Lot No. 12 aforesaid; thence along said lot S. 81 degrees E. one hundred and forty-five feet and six inches to South Warren Street, the place of beginning.

CONTAINING 11,720 square feet of land and being Lots Nos. 10 and 11 in D.A. Michael's Susquehanna Addition to West Berwick, Pa., as of record in Map Book 1 at pages 70 and 71, in Recorder's Office in Columbia County, at Bloomsburg, Pa.

Tax Parcel #04.D-09-15

Being the same premises in which Brenda Potucek, Administrator, D.B.N.C.T.A. of the Estate of Peter Babich, deceased, by deed dated 8/9/94, recorded 8/9/94 in Record Bbok 576 page 371, conveyed unto Richard A. Weikel.

TERMS OF SALE: Ten (10) PERCENT cash or cashier's check of the bid or the amount of the opening bid (costs) whichever is higher, due at the time of the Sale. Entire balance of amount due in cash or certified check within eight (8) days after the Sale.

ALL PARTIES IN INTEREST AND CLAIMANTS will take notice that a Schedule of Distribution will be filed within thirty (30) days after the Sale and the Distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days of posting.

ATTORNEYS FOR PLAINTIFF:

Thomas I. PULEO, ESQ.
1710 Walton Road, Suite 206
Blue Bell, PA 19422

SHERIFF OF COLUMBIA COUNTY

Harry A. Roadarmel Jr.

HARRY A. ROADARMET, JR.



SHERIFF OF COLUMBIA COUNTY
COURT HOUSE - P. O. BOX 380
BLOOMSBURG, PA 17815
FAX 717-784-0257

PHONE
~~XXXXXXXXXX~~
717-389-5622

TELETYPE
617-781-6100

Thomas I. Puleo, Esq.
1710 Walton Road Suite 206
Blue Bell, PA 19422

IN THE COURT OF COMMON PLEAS
OF COLUMBIA COUNTY, COMMONWEALTH
OF PENNA.

NO. 63 of 1997

WRIT OF EXECUTION

SERVICE ON Columbia County Tax Claim

ON October 6, 1997

AT 10:10 A.M.

~~XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX~~

~~XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX~~ A TRUE COPY OF THE NOTICE OF SHERIFF'S SALE IN
REAL ESTATE AND A COPY OF THE THE DESCRIPTION OF PROPERTY WAS SERVED ON

Columbia County Tax Claim, At Courthouse Main St. Bloomsburg, PA

BY DEPUTY SHERIFF Timothy Chamberlain

SERVICE WAS MADE BY HANDING THE SAID WRIT OF EXECUTION AND NOTICE OF SHERIFF'S
SALE IN REAL ESTATE AND A COPY OF THE DESCRIPTION TO Lois Dunn, Secretary

SO ANSWERS:

Timothy Chamberlain
DEPUTY SHERIFF

SWORN AND SUBSCRIBED BEFORE ME

THIS 7th

DAY OF October 1997

Sarah Hower

SHERIFF

NOTARIAL SEAL
SARAH HOWER, Notary Public
Bloomsburg, Columbia County PA
My Commission Expires June 21, 1999

1. Restricted Delivery
Consult postmaster for fee.

2. Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
Thomas Puleo, Esq.
1710 Walton Road, Suite 206
Blue Bell, PA 19422

4a. Article Number
P 876 695 605

4b. Service Type
 Registered
 Express Mail
 Return Receipt for Merchandise
 COD

5. Received By: (Print Name)
Thomas Puleo, Esq.

6. Signature: (Addressee or Agent)
[Signature]

7. Date of Delivery
10/19/97

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

SENDER:
 Complete items 1 and 2 for additional services.
 Complete items 3, 4a, and 4b.
 Print your name and address on the reverse of this form so that we can return this card to you.
 Attach this form to the front of the mailpiece, or on the back if space does not permit.
 Write "Return Receipt Requested" on the mailpiece below the article number.
 The Return Receipt will show to whom the article was delivered and the date delivered.

3. Article Addressed to:
Atty. Stephen Brandwene
Deputy Atty. General
Collection Unit-4th & Walnut St.
Harrisburg, PA 17120

4a. Article Number
P 876 695 608

4b. Service Type
 Registered
 Express Mail
 Return Receipt for Merchandise
 Certified
 Insured
 COD

7. Date of Delivery

5. Received By: (Print Name)
[Signature]

6. Signature: (Addressee or Agent)
X

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

1. Restricted Delivery
Consult postmaster for fee.

2. Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF COMPLIANCE
CLEARANCE SUPPORT SECTION
DEPARTMENT 280946
HARRISBURG PA 17128-0946

4a. Article Number
P 876 695 607

4b. Service Type
 Registered
 Express Mail
 Return Receipt for Merchandise
 COD

5. Received By: (Print Name)
Small Business Administration

6. Signature: (Addressee or Agent)
X *[Signature]*

7. Date of Delivery
OCT 08 1997

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

SENDER:
 Complete items 1 and 2 for additional services.
 Complete items 3, 4a, and 4b.
 Print your name and address on the reverse of this form so that we can return this card to you.
 Attach this form to the front of the mailpiece, or on the back if space does not permit.
 Write "Return Receipt Requested" on the mailpiece below the article number.
 The Return Receipt will show to whom the article was delivered and the date delivered.

3. Article Addressed to:
Office of F.A.I.R
Dept. of Public Welfare
P.O. BOX 8016
Harrisburg, PA 17105

4a. Article Number
P 876 695 606

4b. Service Type
 Registered
 Express Mail
 Return Receipt for Merchandise
 Certified
 Insured
 COD

7. Date of Delivery
OCT 08 1997

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)
[Signature]

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

1. Restricted Delivery
Consult postmaster for fee.

2. Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF REVENUE
BUREAU OF COMPLIANCE
CLEARANCE SUPPORT SECTION
DEPARTMENT 280946
HARRISBURG PA 17128-0946

4a. Article Number
P 876 695 607

4b. Service Type
 Registered
 Express Mail
 Return Receipt for Merchandise
 COD

5. Received By: (Print Name)
Small Business Administration

6. Signature: (Addressee or Agent)
X *[Signature]*

7. Date of Delivery
OCT 08 1997

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

SENDER:
 Complete items 1 and 2 for additional services.
 Complete items 3, 4a, and 4b.
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 The Return Receipt will show to whom the article was delivered and the date delivered.

3. Article Addressed to:
Small Business Administration
20 N. Penna. Avenue
Room 2327
Wilkes - Barre, PA 18701

4a. Article Number
P 876 695 607

4b. Service Type
 Registered
 Express Mail
 Return Receipt for Merchandise
 Certified
 Insured
 COD

7. Date of Delivery

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)
X *[Signature]*

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994

SHERIFF'S SALE

THURSDAY, NOVEMBER 20, 1997, AT 10:30 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 63 OF 1997 AND J.D. 1082 OF 1997, ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENDUE OR OUTCRY TO THE HIGHEST AND BEST BIDDER, FOR CASH, IN A COURT ROOM OR SHERIFF'S OFFICE TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURT HOUSE, BLOOMSBURG, PENNA. ALL THE RIGHT, TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL those two certain lots, pieces or parcels of land lying and being situate in the Borough of Berwick, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the west side of South Warren Street, at the northeast corner of Lot No. 12; thence along South Warren Street N. 9 degrees E. eighty feet to the southeast corner of Lot No. 9; thence along said lot N. 81 degrees W. one hundred and forty-five feet and six inches to Roosevelt Alley; thence along said alley S. 9 degrees W. eighty feet to the northwest corner of Lot No. 12 aforesaid; thence along said lot S. 81 degrees E. one hundred and forty-five feet and six inches to South Warren Street, the place of beginning.

CONTAINING 11,720 square feet of land and being Lots Nos. 10 and 11 in D.A. Michael's Susquehanna Addition to West Berwick, Pa., as of record in Map Book I at pages 70 and 71, in Recorder's Office in Columbia County, at Bloomsburg, Pa.

Tax Parcel #04.D-09-15

Being the same premises in which Brenda Potucek, Administrator, D.B.N.C.T.A. of the Estate of Peter Babich, deceased, by deed dated 8/9/94, recorded 8/9/94 in Record Bbok 576 page 371, conveyed unto Richard A. Weikel.

TERMS OF SALE: Ten (10) PERCENT cash or cashier's check of the bid or the amount of the opening bid (costs) whichever is higher, due at the time of the Sale. Entire balance of amount due in cash or certified check within eight (8) days after the Sale.

ALL PARTIES IN INTEREST AND CLAIMANTS will take notice that a Schedule of Distribution will be filed within thirty (30) days after the Sale and the Distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days of posting.

ATTORNEYS FOR PLAINTIFF:

Thomas I. PULEO, ESQ.
1710 Walton Road, Suite 206
Blue Bell, PA 19422

SHERIFF OF COLUMBIA COUNTY

Harry A. Roadarmel Jr.

THOMAS I. PULEO, ESQUIRE
Identification No. 27615
1710 Walton Road, Suite 206
Blue Bell, PA 19422
(610) 941-6050

Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW

GMAC MORTGAGE CORPORATION :

v. :

NO. 97-CV-1082

RICHARD A. WEIKEL :

AFFIDAVIT PURSUANT TO RULE 3129.1

THOMAS I. PULEO, attorney for 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 233 South Warren Street Berwick, Pennsylvania:

1. Name and address of owner(s) and reputed owner(s):

Richard A. Weikel
233 South Warren Street
Berwick, PA 18603

2. Names and address of defendant(s) in the judgment:

Richard A. Weikel
233 South Warren Street
Berwick, PA 18603

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

None.

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CLERK OF COURTS OFFICE
SEP 15 4 03 PM '97

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

None other than executing mortgagee.

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

None.

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

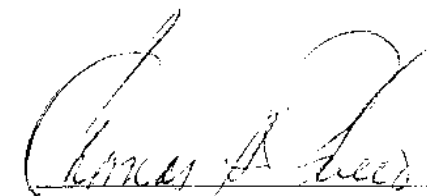
None.

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:

None.

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. Section 4904 relating to unsworn falsification to authorities.

Date: September 11, 1997


THOMAS I. PULEO
Attorney for Plaintiff

THOMAS I. PULEO, ESQ. :
Identification No. 27615
1710 Walton Road, Suite 206
Blue Bell, PA 19422
(610) 941-6050

Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW

GMAC MORTGAGE CORPORATION :

v. :

NO. 97-CV-1082

RICHARD A. WEIKEL :

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Richard A. Weikel
233 South Warren Street
Berwick, PA 18603

Your real estate at 233 South Warren St. , Berwick , Pennsylvania, is scheduled to be sold at Sheriff's Sale on Nov. 20, 1997 , at 1030 A.m., at the Columbia County Courthouse, Bloomsburg, Pennsylvania to enforce the court judgment of \$ 56,173.77 obtained by GMAC Mortgage Corporation against you.

NOTICE OF OWNER'S RIGHTS

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be cancelled if you pay to GMAC Mortgage Corporation the amount of the back payments, late charges and reasonable attorney's fees due. To find out how much you must pay, you may call: (610) 941-6050.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chances 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 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 by calling (717) 389-5624.
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 (717) 389-5624.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff not later than thirty (30) days after sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the filing of the schedule.
7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO 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.

SUSQUEHANNA LEGAL SERVICES
168 E. 5th Street
Bloomsburg, PA 17815
(717) 784-8760

THOMAS I. PULEO
Identification No. 27615
1710 Walton Road, Suite 206
Blue Bell, PA 19422
(610) 941-6050

Attorney for Plaintiff

GMAC MORTGAGE CORPORATION

: COLUMBIA COUNTY
: COURT OF COMMON PLEAS
:

v.

RICHARD A. WEIKEL

: No. 97-CV-1082
:

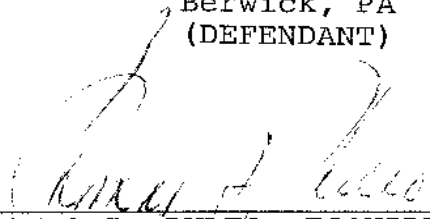
CERTIFICATION AS TO ADDRESS OF PLAINTIFF/DEFENDANT

I hereby certify the addresses of the Plaintiffs/Defendants

are as follows:

GMAC Mortgage Corporation
3451 Hammond Avenue
P.O. Box 780
Waterloo, Iowa 50704-0780
(PLAINTIFF)

Richard A. Weikel
233 South Warren Street
Berwick, PA 18603
(DEFENDANT)



THOMAS I. PULEO, ESQUIRE
Attorney for Plaintiff

Commonwealth of Pennsylvania

COUNTY OF COLUMBIA

COURT OF COMMON PLEAS

GMAC MORTGAGE CORPORATION

63 ED TERM, 1997

vs.

RICHARD A. WEIKEL

NO. 97-CV-1082

Writ of Execution

TO THE SHERIFF OF PHILADELPHIA COUNTY:

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

PREMISES: 233 South Warren Street
Berwick, PA 18603

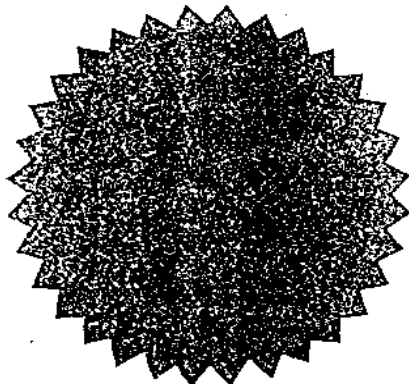
As more fully described in Exhibit "A"
attached hereto and made a part hereof.

AMOUNT DUE	\$	<u>56,173.77</u>
INTEREST		
from <u>9/12/97</u>	\$	<u> </u>
(Costs to be added)	\$	<u>124.50</u>

, Prothonotary

By Tannis B. Kline / EAC
Clerk

Date 9/15/1997



COURT OF COMMON PLEAS

63 ED Term, 19 97

No. 97-CV-1082

GMAC MORTGAGE CORPORATION

vs.

RICHARD A. WEIKEL

Writ of Execution

REAL DEBT \$ 56,173.77

INTEREST from 9/11/97 \$ 124.50

COSTS PAID: 124.50

PROTHY. 55.00
 SHERIFF 41.00
 STATUTORY 15.00
 COSTS DUE PROTHY. 15.00

THOMAS I. PULEO, ESQUIRE
 1710 Walton Road, Suite 206
 Blue Bell, PA 19422
 (610) 941-6050

DESCRIPTION

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CONTAINING 11,720 square feet of land and being Lots Nos. 10 and 11 in D.A. Michael's Susquehanna Addition to West Berwick, Pa., as of record in Map Book 1 at pages 70 and 71, in Recorder's Office in Columbia County, at Bloomsburg, Pa.

Tax Parcel #04.D-09-15

Being the same premises in which Brenda Potucek, Administrator, D.B.N.C.T.A. of the Estate of Peter Babich, deceased, by deed dated 8/9/94, recorded 8/9/94 in Record Bbok 576 page 371, conveyed unto Richard A. Weikel.

THOMAS I. PULEO, ESQUIRE
Identification No. 27615
1710 Walton Road, Suite 206
Blue Bell, PA 19422
(610) 941-6050

Attorney for Plaintiff

IN THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, PENNSYLVANIA
CIVIL ACTION - LAW

GMAC MORTGAGE CORPORATION :

v. :

No. 97-CV-1082

RICHARD A. WEIKEL :

COPY

AFFIDAVIT OF NON-MILITARY SERVICE

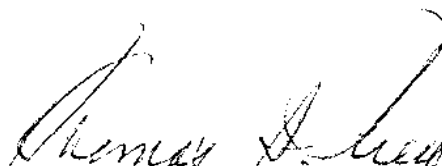
COMMONWEALTH OF PENNSYLVANIA :

SS.

COUNTY OF MONTGOMERY :

THOMAS I. PULEO, being duly sworn according to law deposes and says that the defendant(s) is/are not in the Military or Naval Service of the United States or its Allies, or otherwise within the provisions of the Soldiers' and Sailors' Civil Relief Act of Congress of 1940, as amended;

That Richard A. Weikel is over 21 years of age, resides at 233 South Warren Street, Berwick, Pennsylvania, and is employed by/as unknown.



THOMAS I. PULEO
Attorney for Plaintiff

SWORN TO AND SUBSCRIBED

BEFORE ME THIS 27th DAY

OF August, 1997.



NOTARY PUBLIC

NOTARIAL SEAL
LISA A. KANE, Notary Public
Whitpain Twp., Montgomery County
My Commission Expires May 21, 2001

SEP 15 4 02 PM '97

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PROthonotary
CLERK OF COURTS OFFICE

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 of 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.



Attorney for Plaintiff

THOMAS I. PULEO

ORDER FOR SERVICE

DATE Sept. 11, 1997

PROCE. NO. 97-CV-1082

TO: SHERIFF OF COLUMBIA COUNTY

FROM:

THOMAS I. PULEO, ESQUIRE
1710 WALTON ROAD, SUITE 208
BLUE BELL, PA 19422
(610) 941-6050

WRIT AND OR
COMPLAINT
ASSUMPSIT
TRESPASS
EQUITY
DIVORCE

NOTICE OF SALE

GMAC MORTGAGE CORPORATION

Plaintiff

Vs.

RICHARD A. WEIKEL

Defendant

SERVE AT: (If R.D. Address must include specific instructions, also must have Apt. Number and Apt. Bldg. Number)

STREET 233 South Warren Street

POST OFFICE Berwick, PA 18603

TOWNSHIP _____

SPECIAL INSTRUCTIONS: (Use other side if necessary)

SERVICE WAS NOT MADE BECAUSE

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THOMAS I. PULEO, ESQ.
SPECIAL ACCOUNT
1710 WALTON ROAD, SUITE 206
BLUE BELL, PA 19422

2426
3-5/310 236

PAY
TO THE
ORDER OF

Henry W. ...

9/14 19 *97*
\$ *972.00*

DOLLARS Security Features
SERIAL NUMBER
IMPRINT ON BACK

PNC BANK
PNC Bank, N.A.
Philadelphia, PA 020

FOR

Thomas I. Puleo

⑈002426⑈ ⑆031000053⑆ 8400240480⑈