

SHERIFF'S SALE COST SHEET

US Bank vs. Patterson  
 NO. 158-04 ED NO. \_\_\_\_\_ JD DATE/TIME OF SALE stayed

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	\$ <u>180.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	\$ <u>27.50</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	\$ <u>16.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	<del>\$35.00</del>	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	\$ <u>6.00</u>	
NOTARY	\$ <u>12.00</u>	
TOTAL *****		\$ <u>329.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	\$ <u>—</u>	
SOLICITOR'S SERVICES	\$75.00	
TOTAL *****		\$ <u>225.00</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	\$ <u>—</u>	
TOTAL *****		\$ <u>-0-</u>

REAL ESTATE TAXES:

BORO, TWP & COUNTY	20	\$ <u>—</u>	
SCHOOL DIST.	20	\$ <u>—</u>	
DELINQUENT	20	\$ <u>5.00</u>	
TOTAL *****			\$ <u>5.00</u>

MUNICIPAL FEES DUE:

SEWER	20	\$ <u>—</u>	
WATER	20	\$ <u>—</u>	
TOTAL *****			\$ <u>-0-</u>

SURCHARGE FEE (DSTE)		\$ <u>130.00</u>	
MISC. <u>Luz. Co.</u>		\$ <u>62.00</u>	
TOTAL *****			\$ <u>62.00</u>

TOTAL COSTS (OPENING BID) \$ 1350.00 *Dep.*  
 \$ 751.00  
 599.00 *Refund*

Law Offices  
**FEDERMAN AND PHELAN, LLP**  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
Main Fax: (215)563-5534  
Ph: (215)563-7000

Katherine Trautz  
Sale Department, Ext. 1493

Representing Lenders in  
Pennsylvania and New Jersey

November 8, 2004

Office of the Sheriff  
Columbia County Courthouse  
P.O. Box 380  
35 W. Main Street  
Bloomsburg, PA 17815

**Re: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST  
MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-  
THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF SEPTEMBER 1, 2002  
v. AARON J. PATTERSON and HOLLY L. PATTERSON  
No. 2004-CV-458**

Dear Sir or Madam:

Please stay the Sheriff's Sale of the above referenced property, which is scheduled for 12/8/04.

No funds were received in consideration for the stay.

Very truly yours,

Katherine Trautz  
/kjm

**VIA TELECOPY 570-389-5625**

Cc: AARON J. PATTERSON  
HOLLY L. PATTERSON  
239 8TH STREET  
BERWICK, PA 18603

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 380  
BLOOMSBURG, PA 17815  
FAX: (570) 389-5625

PHONE  
(570) 389-5622

24 HOUR PHONE  
(570) 784-6300

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

U.S. BANK, NATIONAL ASSOCIATION

VS.

AARON AND HOLLY PATTERSON

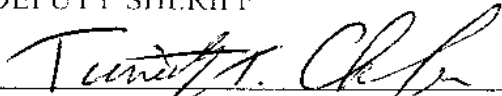
WRIT OF EXECUTION #158 OF 2004 ED

POSTING OF PROPERTY

NOVEMBER 3, 2004 POSTED A COPY OF THE SHERIFF'S SALE BILL ON THE  
PROPERTY OF AARON AND HOLLY PATTERSON AT 239 8<sup>TH</sup> STREET BERWICK  
COLUMBIA COUNTY PENNSYLVANIA. SAID POSTING PERFORMED BY  
COLUMBIA COUNTY DEPUTY SHERIFF PAUL D'ANGELO.


SO ANSWERS:

  
DEPUTY SHERIFF

  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 4<sup>TH</sup> DAY OF NOVEMBER 2004

  
NOTARY PUBLIC  
WENDY WESTOVER, Notary Public  
BLOOMSBURG, COLUMBIA CO., PA  
MY COMMISSION EXPIRES NOVEMBER 07, 2005

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 380  
BLOOMSBURG, PA 17815  
FAX: (570) 389-5625

PHONE  
(570) 389-5622

24 HOUR PHONE  
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IN THE COURT OF COMMON PLEAS OF  
COLUMBIA COUNTY, COMMONWEALTH  
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U.S. BANK, NATIONAL ASSOCIATION

VS.

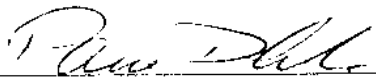
AARON AND HOLLY PATTERSON

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COLUMBIA COUNTY DEPUTY SHERIFF PAUL D'ANGELO.


SO ANSWERS:

  
DEPUTY SHERIFF

  
TIMOTHY T. CHAMBERLAIN  
SHERIFF

SWORN TO AND SUBSCRIBED BEFORE ME

THIS 4<sup>TH</sup> DAY OF NOVEMBER 2004

  
NOTARY PUBLIC  
WENDY WESTOVER, NOTARY PUBLIC  
BLOOMSBURG, COLUMBIA CO., PA  
MY COMMISSION EXPIRES NOVEMBER 07, 2005

# SHERIFF'S SALE

WEDNESDAY DECEMBER 8, 2004 AT 11:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 158 OF 2004 ED AND CIVIL WRIT NO. 458 OF 2004 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece or parcel 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 the Northwesterly corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

THIS description is intended to cover and this deed to convey the Southerly half of Lot No. 50 of the General plan of Berwick.

Tax Parcel #04A-04-097

TITLE TO SAID PREMISES IS VESTED IN Holly L. Patterson and Aaron J. Patterson, Her Husband by Deed from Wallace E. Shotwell and June V. Shotwell, His Wife dated 3/17/1993 and recorded 3/24/1993 in Record Book 529 Page 959.

## 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 (8) days after the sale is 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 either to 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 a default all sums paid by 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.

Plaintiff's Attorney  
Frank Federman  
1617 John F. Kennedy Blvd.  
Philadelphia, PA 19103

Sheriff of Columbia County  
Timothy T. Chamberlain  
[www.sheriffofcolumbiacounty.com](http://www.sheriffofcolumbiacounty.com)

Luzerne County Sheriff's Department  
Luzerne County Courthouse



200 North River Street  
Wilkes-Barre, Pennsylvania 18711  
(570) 825-1651

COLUMBIA COUNTY  
04-ED-158

U.S. BANK NATIONAL ASSOCIATION, ET AL  
VS

AARON J. PATTERSON, ET UX

STATE OF PENNSYLVANIA  
LUZERNE COUNTY, SS:

MARK SENCZAKOWICZ, DEPUTY SHERIFF, for SHERIFF of said county, being duly sworn according to law, deposes and says, that on WEDNESDAY the 13TH day of OCTOBER 04 at 10:45 AM, prevailing time, he served the within WRIT OF EXECUTION AND NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

upon HOLLY L. PATTERSON  
the within named, by handing to DAVE BROWN an adult member of the household, whose relationship to the within named is that of HER FATHER at HER RESIDENCE, 10 WALNUT DRIVE, BERWICK,

in the County of Luzerne, State of Pennsylvania, a true and attested copy and making known the contents thereof.

Sworn to and subscribed before me

[Signature]  
Sheriff of Luzerne County

this 14TH day of OCTOBER 20 04

by [Signature]  
Deputy Sheriff of Luzerne County, Pennsylvania

Luzerne County Sheriff's Department  
Luzerne County Courthouse



200 North River Street  
Wilkes-Barre, Pennsylvania 18711  
(570) 825-1651

COLUMBIA COUNTY

04-ED-158

U.S. BANK NATIONAL ASSOCIATION, ET AL

VS

AARON J. PATTERSON, ET UX

STATE OF PENNSYLVANIA  
LUZERNE COUNTY, SS:

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upon AARON J. PATTERSON  
the within named, by handing to DAVE BROWN an adult member of the household, whose relationship to the within named is that of HIS FATHER-IN-LAW at HIS RESIDENCE, 10 WALNUT DRIVE BERWICK

in the County of Luzerne, State of Pennsylvania, a true and attested copy and making known the contents thereof.

Sworn to and subscribed before me

Sheriff of Luzerne County

this 14TH day of OCTOBER 20 04

  
Deputy Sheriff of Luzerne County, Pennsylvania

158

**FEDERMAN AND PHELAN, L.L.P.**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy Boulevard**  
**Suite 1400**  
**Philadelphia, PA 19103-1814**  
**215-563-7000**  
**Main Fax 215-563-5534**

November 1, 2004

Office of the Sheriff  
COLUMBIA County Courthouse

RE: U.S. NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1,  
2002

V. AARON J. PATTERSON AND HOLLY L. PATTERSON  
COLUMBIA COUNTY, NO. 2004-CV-458

Dear Sir/madam,

Please find attached a copy of the original Affidavit(s), which has been sent for filing  
with the COLUMBIA Prothonotary's Office as of the date of this letter.

Yours truly,



Wes Trunell

for Federman and Phelan

**\*\*\*PROPERTY IS LISTED FOR THE 12/8/04 SHERIFF'S SALE.\*\*\***

**FEDERMAN AND PHELAN**  
**BY: FRANK FEDERMAN**  
IDENTIFICATION NO. 62205  
SUITE 1400 - ONE PENN CENTER  
PHILADELPHIA, PA 19103  
215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE SECURITIES INC., SERIES  
2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT  
DATED AS OF SEPTEMBER 1, 2002

COLUMBIA COUNTY

vs.

COURT OF COMMON PLEAS  
CIVIL DIVISION

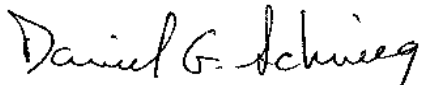
AARON J. PATTERSON  
HOLLY L. PATTERSON

NO. 2004-CV-458

VERIFICATION

I hereby certify that a true and correct copy of the Notice of Sheriff's Sale in the above captioned matter was sent by regular mail and certified mail, return receipt requested, to the following person(s) HOLLY L. PATTERSON in accordance with the Order of Court dated, 7/2/04.

The undersigned understands that this statement is made subject to the penalties of 18 PA. C.S. s4904 relating to unsworn falsification to authorities.

  
DANIEL G. SCHMIEG, ESQUIRE  
ATTORNEY FOR PLAINTIFF

DATE: November 1, 2004

Federman and Phelan, LLP

By: Lawrence T. Phelan, Esq., Id. No. 32227  
Francis S. Hallinan, Esq., Id. No. 62695  
Daniel G. Schmieg, Esq., Id. No. 62205  
Thomas M. Federman, Esq., Id. No. 64068

One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

Attorney for Plaintiff

U.S. Bank National Association,  
As Trustee, Of Ameriquest  
Mortgage Securities Inc., Series  
2002-3, Asset-Backed Pass-  
Through Certificates, Under The  
Pooling And Servicing Agreement  
Dated As Of September 1, 2002

COURT OF COMMON PLEAS

CIVIL DIVISION

vs.

Columbia COUNTY

Aaron J. Patterson  
Holly L. Patterson

NO. 2004-CV-458

**ORDER**

AND NOW, this 2nd day of July, 2004, upon

consideration of Plaintiff's Motion for Service Pursuant to Special Order of Court, it is hereby

**ORDERED** and **DECREED** that said Motion is **GRANTED**.

It is further **ORDERED** and **DECREED** that Plaintiff may obtain service of the  
Complaint, and all future pleadings, on the above captioned Defendant(s) Holly L. Patterson, by:

1. First class mail to Holly L. Patterson at the last known address, 10 Walnut Drive,  
Berwick, PA 18603 and the mortgaged premises located at 239 8th Street,  
Berwick, PA 18603; and
2. Certified mail to Holly L. Patterson at the last known address of 10 Walnut  
Drive, Berwick, PA 18603 and the mortgaged premises located at 239 8th  
Street, Berwick, PA 18603.

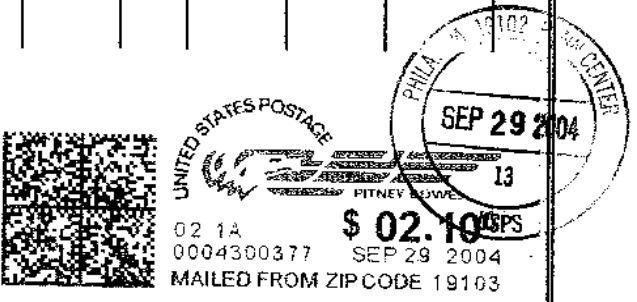
BY THE COURT:

131 Thomas A. Jameson  
J.

**Name and Address Of Sender**  
**FEDERMAN AND PHELAN, LLP**  
 One Penn Center at Suburban Station Suite 1400  
 Philadelphia, PA 19103-1814 **TEAM 3/**

Line	A. Article Number	Name of Addressee, Street, and Post Office Address	Postmaster, Per (Name Of Receiving Employee)	Total Number of Pieces Received at Post Office	Total Number of Pieces Listed By Sender	Fee
1	****	Tenant/Occupant 239 8TH STREET BERWICK, PA 18603				
2		COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE P.O. BOX 2675, HARRISBURG, PA 17105				
3		DOMESTIC RELATIONS OF COLUMBIA COUNTY COLUMBIA COUNTY COURTHOUSE P.O. Box 380, Bloomsburg, PA 17815				
4		USA FEDERAL BUILDING, LIBERTY AVENUE, PITTSBURGH, PA 15222				
5		THE UNITED STATES OF AMERICA C/O THE UNITED STATES ATTORNEY FOR THE MIDDLE DISTRICT OF PA 1164 FEDERAL BUILDING, 228 WALNUT STREET, HARRISBURG, PA 17101				
6		HOLLY L. PATTERSON 239 8 <sup>TH</sup> STREET, BERWICK, PA 18603				
7		HOLLY L. PATTERSON 10 WALNUT DRIVE, BERWICK, PA 18603				
8						
9						
10						
11						
12						
		<b>RE: AARON J. PATTERSON</b>	<b>TEAM 3</b>			

The full declaration of value is required on all domestic and international registered mail. The maximum indemnity payable for the reconstruction of nonnegotiable documents under Express Mail document reconstruction insurance is \$50,000.00 per piece subject to a limit of \$500,000 per occurrence. The maximum indemnity payable on Express Mail merchandise insurance is \$500. The maximum indemnity payable is \$25,000 for registered mail, sent with optional insurance. See Domestic Mail Manual R990, S913 and S921 for limitations of coverage.



7160 3901 9848 5865 4169

TO: HOLLY L. PATTERSON  
10 WALNUT DRIVE  
BERWICK, PA 18603

SENDER: WJT

TEAM 3

REFERENCE: PATTERSON

PS Form 3800, June 2000

RETURN RECEIPT SERVICE	Postage	.37
	Certified Fee	2.30
	Return Receipt Fee	1.75
	Restricted Delivery	3.50
	Total Postage & Fees	7.92

US Postal Service

Receipt for  
Certified Mail

No Insurance Coverage Provided  
Do Not Use for International Mail



7160 3901 9848 5865 4176

TO: HOLLY L. PATTERSON  
239 8TH STREET  
BERWICK, PA 18603

SENDER: WJT

TEAM 3

REFERENCE: PATTERSON

PS Form 3800, June 2000

RETURN RECEIPT SERVICE	Postage	.37
	Certified Fee	2.30
	Return Receipt Fee	1.75
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	Total Postage & Fees	7.92

US Postal Service

Receipt for  
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TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 380  
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U.S. BANK, NATIONAL ASSOCIATION, AS  
TRUSTEE, OF AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3, ASSET-  
BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF SEPTEMBER 1,  
2002

158ED2004

VS

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

AARON J. PATTERSON  
HOLLY L. PATTERSON

NOW, FRIDAY, SEPTEMBER 24, 2004, I, HON. TIMOTHY T. CHAMBERLAIN, HIGH SHERIFF  
OF COLUMBIA COUNTY, PENNSYLVANIA, DO HEREBY DEPUTIZE THE SHERIFF OF  
LUZERNE COUNTY PENNSYLVANIA, TO EXECUTE THIS WRIT DEPUTATION BEING MADE  
AT THE REQUEST AND RISK OF THE PLAINTIFF, PERSON TO SERVE, AARON PATTERSON,  
AT 10 WALNUT DRIVE, BERWICK, PA

*Timothy T. Chamberlain*

---

TIMOTHY T. CHAMBERLAIN  
SHERIFF  
COLUMBIA COUNTY, PENNSYLVANIA

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY  
COURT HOUSE - P.O. BOX 380  
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2002

158ED2004

VS

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

AARON J. PATTERSON  
HOLLY L. PATTERSON

NOW, TUESDAY, SEPTEMBER 28, 2004, I, HON. TIMOTHY T. CHAMBERLAIN, HIGH SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA, DO HEREBY DEPUTIZE THE SHERIFF OF LUZERNE COUNTY PENNSYLVANIA, TO EXECUTE THIS WRIT DEPUTATION BEING MADE AT THE REQUEST AND RISK OF THE PLAINTIFF, PERSON TO SERVE, HOLLY PATTERSON, AT 10 WALNUT DRIVE, BERWICK, PA

*Timothy T. Chamberlain*

---

TIMOTHY T. CHAMBERLAIN  
SHERIFF  
COLUMBIA COUNTY, PENNSYLVANIA

Luzerne County Sheriff's Department  
Luzerne County Courthouse



200 North River Street  
Wilkes-Barre, Pennsylvania 18711  
(570) 825-1651

COLUMBIA COUNTY

04-ED-158

U.S. BANK NATIONAL ASSOCIATION, ET AL

VS

AARON J. PATTERSON, ET UX

STATE OF PENNSYLVANIA  
LUZERNE COUNTY, SS:

MARK SENCZAKOWICZ, DEPUTY SHERIFF, for SHERIFF of said county, being duly sworn according to law, deposes and says, that on WEDNESDAY the 13TH day of OCTOBER 04 at 10:45 AM, prevailing time, he served the within WRIT OF EXECUTION AND NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

upon AARON J. PATTERSON  
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in the County of Luzerne, State of Pennsylvania, a true and attested copy and making known the contents thereof.

Sworn to and subscribed before me

this 14TH day of OCTOBER 20 04

Sheriff of Luzerne County

by Deputy Sheriff of Luzerne County, Pennsylvania

Luzerne County Sheriff's Department  
Luzerne County Courthouse



200 North River Street  
Wilkes-Barre, Pennsylvania 18711  
(570) 825-1651

COLUMBIA COUNTY

04-ED-158

U.S. BANK NATIONAL ASSOCIATION, ET AL

VS

AARON J. PATTERSON, ET UX

STATE OF PENNSYLVANIA  
LUZERNE COUNTY, SS:

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in the County of Luzerne, State of Pennsylvania, a true and attested copy and making known the contents thereof.

Sworn to and subscribed before me

Sheriff of Luzerne County

Deputy Sheriff of Luzerne County, Pennsylvania

this 14TH day of OCTOBER 20 04

FEDERMAN AND PHELAN, LLP  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
215-563-7000  
Main Fax 215-563-5534

Office of the Sheriff  
COLUMBIA County Courthouse

Re: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF  
SEPTEMBER 1, 2002 v. AARON J. PATTERSON and HOLLY L. PATTERSON  
No. 2004-CV-458  
Premises: 239 8TH STREET, BERWICK, PA 18603

Dear Sir/madam,

Please find attached a copy of the original Affidavit(s), which has been sent for  
filing with the COLUMBIA Prothonotary's Office as of the date of this letter.

Yours truly,

*Wes Trunell*

Wes Trunell  
for Federman and Phelan, LLP

**\*\*\*PROPERTY IS LISTED FOR THE 12/8/04 SHERIFF'S SALE.\*\*\***

AFFIDAVIT OF SERVICE

FTM

Plaintiff: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1, 2002

COLUMBIA County No 2004-CV-458

Type of Action - Notice of Sheriff's Sale

Defendant(s): AARON J. PATTERSON HOLLY L. PATTERSON

Sale Date: 12/8/04

Address: 10 WALNUT DRIVE BERWICK, PA 18603

\*\*PLEASE ATTEMPT SERVICE AT LEAST 3 TIMES\*\*

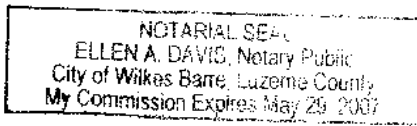
Served and made known to AARON J. PATTERSON SERVED Defendant, on the 4 TH day of OCTOBER, 2004, at 4:45 o'clock P.m., at 10 WALNUT DRIVE, Commonwealth of PENNA., in the manner described below:

- X Defendant personally served.
Adult family member with whom Defendant(s) reside(s). Relationship is
Adult in charge of Defendant(s)'s residence who refused to give name or relationship.
Manager/Clerk of place of lodging in which Defendant(s) reside(s).
Agent or person in charge of Defendant(s)'s office or usual place of business.
an officer of said Defendant(s)'s company.
Other:

Description: Age 35 Height 5-11 Weight 160 Race W Sex M Other

I, George Tebbeck, a competent adult, being duly sworn according to law, depose and state that I personally handed a true and correct copy of the Notice of Sheriff's Sale in the manner as set forth herein, issued in the captioned case on the date and at the address indicated above.

Sworn to and subscribed before me this 5 day of Oct 2004



Notary: Ellen A. Davis

By:

NOT SERVED

On the \_\_\_ day of \_\_\_, 200\_\_\_, at \_\_\_ o'clock \_\_\_m., Defendant NOT FOUND because:

\_\_\_ Moved \_\_\_ Unknown \_\_\_ No Answer \_\_\_ Vacant

Other: 1ST ATTEMPT 2ND ATTEMPT 3RD ATTEMPT

Sworn to and subscribed before me this \_\_\_ day of \_\_\_, 200\_\_\_

Notary:

By:

Attorney for Plaintiff Daniel G. Schmieg, Esquire - I.D. No. 62205 One Penn Center at Suburban Station-Suite 1400 Philadelphia, PA 19103 (215) 563-7000

**COLUMBIA COUNTY SHERIFF DEPT.**

SALES ESCROW ACCOUNT  
~~HARRY ROADBARRE, JR., SHERIFF~~

COLUMBIA COUNTY FARMERS  
NATIONAL BANK  
BLOOMSBURG, PENNSYLVANIA

60-1476/313

1948

September 28, 2004

Security features. Details on back

PAY TO THE  
ORDER OF

**LUZERNE COUNTY SHERIFF**

Fifty Five and 00/100

\$ 55.00

DOLLARS

**LUZERNE COUNTY SHERIFF**

200 N. RIVER STREET  
WILKES-BARRE, PA 18711

Void After Sixty Days

*Harry Roadbarre, Jr.*  
AUTHORIZED SIGNATURE

MEMO

⑈001948⑈ ⑆031314765⑆ 2511361314⑈

70-2-7431  
MR. SHOTWELL

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 9/22/2004

SERVICE# 13 - OF - 13 SERVICES  
DOCKET # 158ED2004

PLAINTIFF U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE SECURITIES INC., SERIES  
2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT  
DATED AS OF SEPTEMBER 1, 2002

DEFENDANT AARON J. PATTERSON  
HOLLY L. PATTERSON

<b>PERSON/CORP TO SERVED</b>	<b>PAPERS TO SERVED</b> WRIT OF EXECUTION - MORTGAGE FORECLOSURE
TENANT(S)	
239 8TH ST.	
BERWICK	

SERVED UPON WALLACE SHOTWELL

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 10-04-04 TIME 1045 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

- TYPE OF SERVICE: A. PERSONAL SERVICE AT POA  POB \_\_\_ POE \_\_\_ CCSO \_\_\_  
 B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
 C. CORPORATION MANAGING AGENT  
 D. REGISTERED AGENT  
 E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS DATE	TIME	OFFICER	REMARKS
<u>09-28-04</u>	<u>1405</u>	<u>DANCULO</u>	<u>L/L</u>
<u>10-01-04</u>	<u>1100</u>	<u>DANCULO</u>	

DEPUTY Pau Delle DATE 10-01-04



September 28, 2004

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

**U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-  
BACKED PASS-THROUGH CERTIFICATES, UNDER THE POOLING  
AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1, 2002**

VS

**AARON J. PATTERSON  
HOLLY L. PATTERSON**

**DOCKET # 158ED2004**

**JD # 458JD2004**

Dear Timothy:

The outstanding balance on sewer account #105561 for the property located at 239 E.8th Street, Berwick, Pa through December 2004 is \$0.

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

Sincerely,

Kelly Greer  
Authority Clerk

1108 Freas Avenue • Berwick, Pennsylvania 18603

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

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 9/22/2004

SERVICE# 2 - OF - 13 SERVICES  
DOCKET # 158ED2004

PLAINTIFF U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERQUEST MORTGAGE SECURITIES INC., SERIES  
2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT  
DATED AS OF SEPTEMBER 1, 2002

DEFENDANT AARON J. PATTERSON  
HOLLY L. PATTERSON

CHK P.C.

<b>PERSON/CORP TO SERVED</b>
HOLLY PATTERSON
239 8TH ST.
BERWICK

**PAPERS TO SERVED**  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON \_\_\_\_\_

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE \_\_\_\_\_ TIME \_\_\_\_\_ MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eys \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

- TYPE OF SERVICE:
- A. PERSONAL SERVICE AT POA \_\_\_ POB \_\_\_ POE \_\_\_ CCSO \_\_\_
  - B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA
  - C. CORPORATION MANAGING AGENT
  - D. REGISTERED AGENT
  - E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) 10 WALNUT DR.  
SALEM TSP LUZERNE CO.

ATTEMPTS DATE	TIME	OFFICER	REMARKS
<u>09 23 04</u>	<u>0955</u>	<u>DANIELLO</u>	<u>DEF NEVER LIVED THERE</u>

DEPUTY River D.C. DATE 09.27.04

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 9/22/2004

SERVICE# 1 - OF - 13 SERVICES  
DOCKET # 158ED2004

PLAINTIFF

U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE SECURITIES INC., SERIES  
2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT  
DATED AS OF SEPTEMBER 1, 2002

DEFENDANT

AARON J. PATTERSON  
HOLLY L. PATTERSON

<b>PERSON/CORP TO SERVED</b>
AARON PATTERSON
10 WALNUT DRIVE
BERWICK

**PAPERS TO SERVED**

WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON \_\_\_\_\_

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE \_\_\_\_\_ TIME \_\_\_\_\_ MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

- TYPE OF SERVICE:
- A. PERSONAL SERVICE AT POA \_\_\_ POB \_\_\_ POE \_\_\_ CCSO \_\_\_
  - B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA
  - C. CORPORATION MANAGING AGENT
  - D. REGISTERED AGENT
  - E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) SOLEM TSP  
LYBURN CO

ATTEMPTS	DATE	TIME	OFFICER	REMARKS

DEPUTY Flora Dolo DATE 09.23.04



# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 9/22/2004

SERVICE# 5 - OF - 13 SERVICES  
DOCKET # 158ED2004

PLAINTIFF

U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERQUEST MORTGAGE SECURITIES INC., SERIES  
2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT  
DATED AS OF SEPTEMBER 1, 2002

DEFENDANT

AARON J. PATTERSON  
HOLLY L. PATTERSON

<b>PERSON/CORP TO SERVED</b>	<b>PAPERS TO SERVED</b>
CONNIE GINGHER-TAX COLLECTOR	WRIT OF EXECUTION - MORTGAGE
1615 LINCOLN AVE.	FORECLOSURE
BERWICK	

SERVED UPON CONNIE GINGHER

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 09.23.04 TIME 1010 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_ POB  POE \_\_\_ CCSO \_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS	DATE	TIME	OFFICER	REMARKS

DEPUTY Paul Hill DATE 09.23.04

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER: T. CHAMBERLAIN  
DATE RECEIVED 9/22/2004

SERVICE# 6 - OF - 13 SERVICES  
DOCKET # 158ED2004

PLAINTIFF U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1, 2002

DEFENDANT AARON J. PATTERSON  
HOLLY L. PATTERSON

<b>PERSON/CORP TO SERVED</b>	<b>PAPERS TO SERVED</b>
BERWICK SEWER	WRIT OF EXECUTION - MORTGAGE
1108 FREAS AVE.	FORECLOSURE
BERWICK	

SERVED UPON KELLY GREEN

RELATIONSHIP CLIENT IDENTIFICATION \_\_\_\_\_

DATE 09-23-04 TIME 1045 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_ POB  POE \_\_\_ CCSO \_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS	DATE	TIME	OFFICER	REMARKS

DEPUTY Alia Dill DATE 09.23.04

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 9/22/2004

SERVICE# 7 - OF - 13 SERVICES  
DOCKET # 158ED2004

PLAINTIFF U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERQUEST MORTGAGE SECURITIES INC., SERIES  
2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT  
DATED AS OF SEPTEMBER 1, 2002

DEFENDANT AARON J. PATTERSON  
HOLLY L. PATTERSON

<b>PERSON/CORP TO SERVED</b>	<b>PAPERS TO SERVED</b>
DOMESTIC RELATIONS	WRIT OF EXECUTION - MORTGAGE
15 PERRY AVE.	FORECLOSURE
BLOOMSBURG	

SERVED UPON *Aashi Suban - Cust svcs*

RELATIONSHIP \_\_\_\_\_ IDENTIFICATION \_\_\_\_\_

DATE 09.23.04 TIME 5:20 MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_ POB  POE \_\_\_ CCSO \_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS	DATE	TIME	OFFICER	REMARKS

DEPUTY *Paul DeLo* DATE 09.23 04

**TAX NOTICE** 2004 SCHOOL REAL ESTATE  
**BERWICK BOROUGH**  
**MAKE CHECKS PAYABLE TO:**  
**CONNIE C. GINGHER**  
**1615 LINCOLN AVENUE**  
**BERWICK, PA 18603**

FOR BERWICK AREA SCHOOL DISTRICT						DATE 08/01/2004	BILL# 003078
DESCRIPTION	ASSESSMENT	RATE	LESS DISC	AMOUNT FACE	INC PENALTY		
REAL ESTATE	18002	39.400	695.09	709.28	780.21		
The 2% discount and 10% penalty have been computed for your convenience. Taxes are due now and payable. Prompt payment is requested. This tax notice must be returned with your payment. For a receipt, enclose a SASE.			<b>PAY THIS AMOUNT</b>	695.09	709.28	780.21	
			Sept 30 IF PAID ON OR BEFORE	Nov 30 IF PAID ON OR BEFORE	Dec 1-15 IF PAID AFTER		

**HOURS:** MON, TUES, THURS, FRI 9:30am - 4pm DURING DISCT... CLOSED WED FRI AND HOLIDAY AFTER DISCT.  
**PHONE 570-752-7412**

**PATTERSON AARON J & HOLLY L**  
**10 WALNUT DRIVE**  
**BERWICK PA 18603**

PROPERTY DESCRIPTION	ACCT.
<b>PARCEL 04A04 09700000</b> 239 E 8TH ST 0529-0959 0.11 ACRES	4243

THIS TAX RETURNED TO COURT HOUSE: December 15, 2004

*Original*

**Tax Notice** 2004 County & Municipality  
**BERWICK BORO**  
**MAKE CHECKS PAYABLE TO:**  
**Connie C Gingher**  
**1615 Lincoln Avenue**  
**Berwick PA 18603**

FOR: COLUMBIA COUNTY						DATE 03/01/2004	BILL NO 5302
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY		
GENERAL	18,002	5.646	99.61	101.64	111.80		
SINKING		845	14.91	15.21	16.73		
LIGHT		75	13.23	13.50	14.18		
FIRE		1.25	22.05	22.50	23.63		
BORO RE		6.1	107.61	109.81	115.30		
The discount & penalty have been calculated for your convenience			<b>PAY THIS AMOUNT</b>	257.41	262.66	281.64	
			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after		

**HOURS:** MON, TUE, THUR & FRI : 9:30AM - 4PM  
 CLOSED WEDNESDAY & HOLIDAYS.  
 CLOSED FRIDAY AFTER DISCOUNT  
**PHONE: 570-752-7442**

**PATTERSON AARON J & HOLLY L**  
**10 WALNUT DRIVE**  
**BERWICK PA 18603**

	CNTY	TWP
Discount	2 %	2 %
Penalty	10 %	5 %
<b>PARCEL: 04A-04 -097-00.000</b> 239 E 8TH ST .1045 Acres		
Land		2,500
Buildings		15,502
<b>Total Assessment</b>		<b>18,002</b>

This tax returned to courthouse on: January 1, 2005

**FILE COPY**

If you desire a receipt, send a self-addressed stamped envelope with your payment  
**THIS TAX NOTICE MUST BE RETURNED WITH YOUR PAYMENT**

*2/21/05*  
*[Signature]*  
*m 29*

COUNTY OF COLUMBIA  
REAL ESTATE TAX CERTIFICATION

Date: 09/23/2004

Fee: \$5.00

Cert. NO: 82

PATTERSON AARON J & HOLLY L  
10 WALNUT DRIVE  
BERWICK PA 18603

District: BERWICK BORO  
Deed: 0529 -0959  
Location: 239 E 8TH ST PART LO  
Parcel Id: 04A-04 -097-00,000

Assessment: 18,002  
Balances as of 09/23/2004

YEAR	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
------	----------	------------	---------	----------	------	---------

NO TAX CLAIM TAXES DUE

By: Timothy J. Chamberlain J.B.

# COLUMBIA COUNTY SHERIFF'S OFFICE PROCESS SERVICE ORDER

OFFICER:  
DATE RECEIVED 9/22/2004

SERVICE# 10 - OF - 13 SERVICES  
DOCKET # 158ED2004

PLAINTIFF U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE SECURITIES INC., SERIES  
2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING AGREEMENT  
DATED AS OF SEPTEMBER 1, 2002

DEFENDANT AARON J. PATTERSON  
HOLLY L. PATTERSON

<b>PERSON/CORP TO SERVED</b>
COLUMBIA COUNTY TAX CLAIM
PO BOX 380
BLOOMSBURG

**PAPERS TO SERVED**  
WRIT OF EXECUTION - MORTGAGE  
FORECLOSURE

SERVED UPON Deanne Becker

RELATIONSHIP Client IDENTIFICATION \_\_\_\_\_

DATE \_\_\_\_\_ TIME \_\_\_\_\_ MILEAGE \_\_\_\_\_ OTHER \_\_\_\_\_

Race \_\_\_ Sex \_\_\_ Height \_\_\_ Weight \_\_\_ Eyes \_\_\_ Hair \_\_\_ Age \_\_\_ Military \_\_\_

TYPE OF SERVICE: A. PERSONAL SERVICE AT POA \_\_\_ POB  POE \_\_\_ CCSO \_\_\_  
B. HOUSEHOLD MEMBER: 18+ YEARS OF AGE AT POA  
C. CORPORATION MANAGING AGENT  
D. REGISTERED AGENT  
E. NOT FOUND AT PLACE OF ATTEMPTED SERVICE

F. OTHER (SPECIFY) \_\_\_\_\_

ATTEMPTS	DATE	TIME	OFFICER	REMARKS

DEPUTY Paul Dill DATE 09.23.04

REAL ESTATE OUTLINE

ED # 158-04

DATE RECEIVED 9-22-04  
DOCKET AND INDEX 9-22-04  
SET FILE FOLDER UP 9-22-04

CHECK FOR PROPER INFO.

WRIT OF EXECUTION   
COPY OF DESCRIPTION   
WHEREABOUTS OF LKA   
NON-MILITARY AFFIDAVIT   
NOTICES OF SHERIFF SALE   
WATCHMAN RELEASE FORM   
AFFIDAVIT OF LIENS LIST   
CHECK FOR \$1,350.00 OR  CK# 377307

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

SALE DATE Dec. 8, 2004 TIME 1100  
POSTING DATE Nov. 3, 2004  
ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK Nov. 17  
2<sup>ND</sup> WEEK 24  
3<sup>RD</sup> WEEK Dec. 1, 2004

# SHERIFF'S SALE

WEDNESDAY DECEMBER 8, 2004 AT 11:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 158 OF 2004 ED AND CIVIL WRIT NO. 458 OF 2004 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece or parcel 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 the Northwesterly corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

THIS description is intended to cover and this deed to convey the Southerly half of Lot No. 50 of the General plan of Berwick.

Tax Parcel #04A-04-097

TITLE TO SAID PREMISES IS VESTED IN Holly L. Patterson and Aaron J. Patterson, Her Husband by Deed from Wallace E. Shotwell and June V. Shotwell, His Wife dated 3/17/1993 and recorded 3/24/1993 in Record Book 529 Page 959.

## 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 (8) days after the sale is 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 either to 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 a default all sums paid by 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.

Plaintiff's Attorney  
Frank Federman  
1617 John F. Kennedy Blvd.  
Philadelphia, PA 19103

Sheriff of Columbia County  
Timothy T. Chamberlain  
[www.sheriffofcolumbiacounty.com](http://www.sheriffofcolumbiacounty.com)

# SHERIFF'S SALE

WEDNESDAY DECEMBER 8, 2004 AT 11:00 AM

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Plaintiff's Attorney  
Frank Federman  
1617 John F. Kennedy Blvd.  
Philadelphia, PA 19103

Sheriff of Columbia County  
Timothy T. Chamberlain  
[www.sheriffofcolumbiacounty.com](http://www.sheriffofcolumbiacounty.com)

# SHERIFF'S SALE

WEDNESDAY DECEMBER 8, 2004 AT 11:00 AM

BY VIRTUE OF A WRIT OF EXECUTION NO. 158 OF 2004 ED AND CIVIL WRIT NO. 458 OF 2004 JD ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, CIVIL DIVISION, TO ME DIRECTED, THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN piece or parcel 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 the Northwesterly corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

THIS description is intended to cover and this deed to convey the Southerly half of Lot No. 50 of the General plan of Berwick.

Tax Parcel #04A-04-097

TITLE TO SAID PREMISES IS VESTED IN Holly L. Patterson and Aaron J. Patterson, Her Husband by Decd from Wallace E. Shotwell and June V. Shotwell, His Wife dated 3/17/1993 and recorded 3/24/1993 in Record Book 529 Page 959.

## 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 (8) days after the sale is 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 either to 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 a default all sums paid by 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.

Plaintiff's Attorney  
Frank Federman  
1617 John F. Kennedy Blvd.  
Philadelphia, PA 19103

Sheriff of Columbia County  
Timothy T. Chamberlain  
[www.sheriffofcolumbiacounty.com](http://www.sheriffofcolumbiacounty.com)

**WRIT OF EXECUTION - (MORTGAGE FORECLOSURE)  
P.R.C.P. 3180-3183 and RULE 2357**

U.S. BANK NATIONAL ASSOCIATION, : COURT OF COMMON PLEAS  
AS TRUSTEE, OF AMERIQUEST : COLUMBIA COUNTY, PA  
MORTGAGE SECURITIES INC., SERIES :  
2002-3, ASSET-BACKED PASS-THROUGH : NO: 2004-CV-458  
CERTIFICATES, UNDER THE POOLING :  
AND SERVICING AGREEMENT DATED :  
AS OF SEPTEMBER 1, 2002 : WRIT OF EXECUTION  
: (MORTGAGE FORECLOSURE)  
: **2004 ED 158**

**Plaintiff**

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

**Defendant(s)**

**TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA**

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

Premises: 239 8TH STREET  
BERWICK, PA 18603

(see attached legal description)

Amount Due	\$71,645.15
Interest from 9/17/04 to sale date (per diem-\$11.78)	\$ _____
Total	\$_____ Plus Costs as endorsed.

Clerk Therese B. Kline /EAB  
Office of the Prothonotary  
Common Pleas Court of  
Columbia County, PA

Dated: 9/22/2004  
(Seal)

ALL THAT CERTAIN piece or parcel 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 the Northwesterly corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

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AS TRUSTEE, OF AMERIQUEST : COLUMBIA COUNTY, PA  
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2002-3, ASSET-BACKED PASS-THROUGH : NO: 2004-CV-458  
CERTIFICATES, UNDER THE POOLING :  
AND SERVICING AGREEMENT DATED :  
AS OF SEPTEMBER 1, 2002 : WRIT OF EXECUTION  
: (MORTGAGE FORECLOSURE)

**Plaintiff**

2004 ED 158

vs.

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HOLLY L. PATTERSON

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FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL  
ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3,  
ASSET-BACKED PASS-THROUGH  
CERTIFICATES, UNDER THE  
POOLING AND SERVICING  
AGREEMENT DATED AS OF  
SEPTEMBER 1, 2002

Plaintiff

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

: COLUMBIA COUNTY  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2004-CV-458  
:  
:  
:

**VERIFICATION OF NON-MILITARY SERVICE**

DANIEL G. SCHMIEG, ESQUIRE, hereby verifies that he is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant(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

(b) that defendant **AARON J. PATTERSON** is over 18 years of age and resides at **10 WALNUT DRIVE, BERWICK, PA 18603.**

(c) that defendant **HOLLY L. PATTERSON** is over 18 years of age, and resides at **239 8TH STREET, BERWICK, PA 18603.**

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

  
\_\_\_\_\_  
DANIEL G. SCHMIEG  
Attorney for Plaintiff

**FEDERMAN and PHELAN, L.L.P.**  
By: **DANIEL G. SCHMIEG**  
Identification No. 62205  
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SEPTEMBER 1, 2002**

**Plaintiff**

vs.

**AARON J. PATTERSON  
HOLLY L. PATTERSON**

**Defendant(s)**

: **COLUMBIA COUNTY**  
:  
: **Court of Common Pleas**  
:  
: **CIVIL DIVISION**  
:  
: **NO. 2004-CV-458**  
:  
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**VERIFICATION OF NON-MILITARY SERVICE**

DANIEL G. SCHMIEG, ESQUIRE, hereby verifies that he is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

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**DANIEL G. SCHMIEG**  
Attorney for Plaintiff

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**: COLUMBIA County**  
**:**  
**: Court of Common Pleas**  
**:**  
**: CIVIL DIVISION**  
**:**  
**: NO. 2004-CV-458**  
**:**  
**:**  
**:**

**Plaintiff**

**vs.**

**AARON J. PATTERSON  
HOLLY L. PATTERSON**


**Defendant(s)**

CERTIFICATION

DANIEL G. SCHMIEG, ESQUIRE, hereby states that he is the attorney for the Plaintiff in the above captioned matter and that the premises are not subject to the provisions of Act 91 because it is:

- an FHA Mortgage
- non-owner occupied
- vacant
- Act 91 procedures have been fulfilled

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

  
DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Plaintiff

**FEDERMAN and PHELAN, L.L.P.**  
**By: DANIEL G. SCHMIEG**  
**Identification No. 62205**  
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ASSET-BACKED PASS-THROUGH  
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**: Court of Common Pleas**  
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**: NO. 2004-CV-458**  
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**Plaintiff**

**vs.**

**AARON J. PATTERSON  
HOLLY L. PATTERSON**


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Attorney for Plaintiff

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BACKED PASS-THROUGH CERTIFICATES,  
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2002

Plaintiff

: COLUMBIA County  
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: Court of Common Pleas  
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: CIVIL DIVISION  
:  
: NO. 2004-CV-458  
:

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

**AFFIDAVIT PURSUANT TO RULE 3129**

**(Affidavit No. 1)**

**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1, 2002**, Plaintiff in the above action, by its attorney, DANIEL G. SCHMIEG, ESQ., sets forth as of the date the Praecipe for the Writ of Execution was filed the following information concerning the real property located at **239 8TH STREET, BERWICK, PA 18603**.

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

NAME

LAST KNOWN ADDRESS (if address cannot be reasonably ascertained, please so indicate)

AARON J. PATTERSON

10 WALNUT DRIVE  
BERWICK, PA 18603

HOLLY L. PATTERSON

239 8TH STREET  
BERWICK, PA 18603

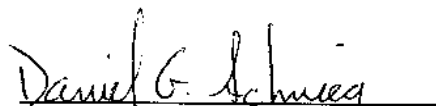
2. Name and address of Defendant(s) in the judgment:

NAME

LAST KNOWN ADDRESS (if address cannot be reasonably ascertained, please so indicate)

**SAME AS ABOVE**

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. Sec. 4904 relating to unsworn falsification to authorities.

  
DANIEL G. SCHMIEG, ESQUIRE

Date: **9/16/04**

FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
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Plaintiff

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HOLLY L. PATTERSON

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10 WALNUT DRIVE  
BERWICK, PA 18603

HOLLY L. PATTERSON

239 8TH STREET  
BERWICK, PA 18603

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

NAME

LAST KNOWN ADDRESS

**SAME AS ABOVE**

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

NAME

LAST KNOWN ADDRESS

USA

FEDERAL BUILDING, LIBERTY AVENUE  
PITTSBURGH, PA 15222

THE UNITED STATES OF AMERICA  
C/O THE UNITED STATES ATTORNEY  
FOR THE MIDDLE DISTRICT OF PA

1164 FEDERAL BUILDING  
228 WALNUT STREET  
HARRISBURG, PA 17101

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

NAME

LAST KNOWN ADDRESS

NONE

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:

DOMESTIC RELATIONS OF  
COLUMBIA COUNTY

COLUMBIA COUNTY COURTHOUSE  
P.O. Box 380  
Bloomsburg, PA 17815

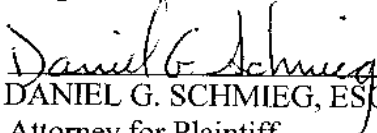
TENANT/OCCUPANT

239 8TH STREET  
BERWICK, PA 18603

COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF WELFARE

P.O. BOX 2675  
HARRISBURG, PA 17105

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.

  
DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Plaintiff

DATE: 9/16/04

FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
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BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF SEPTEMBER 1,  
2002

: COLUMBIA County  
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: Court of Common Pleas  
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: NO. 2004-CV-458  
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Plaintiff

vs.

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HOLLY L. PATTERSON

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BERWICK, PA 18603**

**HOLLY L. PATTERSON**

**239 8TH STREET  
BERWICK, PA 18603**


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

NAME

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**SAME AS ABOVE**

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. Sec. 4904 relating to unsworn falsification to authorities.

  
DANIEL G. SCHMIEG, ESQUIRE

Date: **9/16/04**

FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
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ASSET-BACKED PASS-THROUGH  
CERTIFICATES, UNDER THE  
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SEPTEMBER 1, 2002

: COLUMBIA County  
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: Court of Common Pleas  
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: NO. 2004-CV-458  
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Plaintiff

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

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HOLLY L. PATTERSON	239 8TH STREET BERWICK, PA 18603

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

<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
<b><u>SAME AS ABOVE</u></b>	

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

<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
USA	FEDERAL BUILDING, LIBERTY AVENUE PITTSBURGH, PA 15222
THE UNITED STATES OF AMERICA C/O THE UNITED STATES ATTORNEY FOR THE MIDDLE DISTRICT OF PA	1164 FEDERAL BUILDING 228 WALNUT STREET HARRISBURG, PA 17101

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

<u>NAME</u>	<u>LAST KNOWN ADDRESS</u>
<u>NONE</u>	

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

NONE

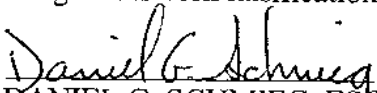
6. Name and address of every other person who has any record interest in the property and whose interest may be affected by the sale:

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:

DOMESTIC RELATIONS OF COLUMBIA COUNTY	COLUMBIA COUNTY COURTHOUSE P.O. Box 380 Bloomsburg, PA 17815
TENANT/OCCUPANT	239 8TH STREET BERWICK, PA 18603
COMMONWEALTH OF PENNSYLVANIA DEPARTMENT OF WELFARE	P.O. BOX 2675 HARRISBURG, PA 17105

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.

  
DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Plaintiff

DATE: 9/16/04

FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL ASSOCIATION, AS  
TRUSTEE, OF AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3, ASSET-  
BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF SEPTEMBER 1,  
2002

Plaintiff

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

: COLUMBIA County  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2004-CV-458  
:  
:  
:  
:

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

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

9/16/04

TO: AARON J. PATTERSON  
10 WALNUT DRIVE  
BERWICK, PA 18603

HOLLY L. PATTERSON  
239 8TH STREET  
BERWICK, PA 18603

Your house (real estate) at 239 8TH STREET, BERWICK, PA 18603, is scheduled to be sold at the Sheriff's Sale on \_\_\_\_\_, at \_\_\_\_\_ in the Sheriff's Office, Columbia County Courthouse, P.O. 380, Bloomsburg, PA 17815 to enforce the court judgment of \$71,645.15 obtained by U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1, 2002 (the mortgagee) against you. In the event the sale is continued, an announcement will be made at said sale in compliance with Pa.R.C.P., Rule 3129.3.

**NOTICE OF OWNER'S RIGHTS**

YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

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

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

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

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling (215) 563-7000.

2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.

3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened, you may call (814) 272-9350.

4. If the amount due from the Buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.

5. You have the right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your house. A proposed schedule of distribution of the money bid for your house will be prepared by the Sheriff not later than thirty (30) days after the sale. The schedule shall be kept on file with the Sheriff and will be made available for inspection in his office. 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 proposed schedule.

7. You may also have other rights and defenses, or ways of getting your home back, if you act immediately after the sale.

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

**COLUMBIA COUNTY  
SUSQUEHANNA LEGAL SERVICES  
168 E. 5<sup>th</sup> STREET,  
BLOOMSBURG, PA 17815  
(570) 784-8760**

ALL THAT CERTAIN piece or parcel 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 the Northwesterly corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

THIS description is intended to cover and this deed to convey the Southerly half of Lot No. 50 of the General Plan of Berwick.

Tax Parcel #04A-04-097

TITLE TO SAID PREMISES IS VESTED IN Holly L. Patterson and Aaron J. Patterson, Her Husband by Deed from Wallace E. Shotwell and June V. Shotwell, His Wife dated 3/17/1993 and recorded 3/24/1993 in Record Book 529 Page 959.

**SHERIFF'S RETURN OF SERVICE-COLUMBIA COUNTY**

**PLAINTIFF**

**U.S. BANK NATIONAL ASSOCIATION, AS  
TRUSTEE, OF AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3, ASSET-BACKED  
PASS-THROUGH CERTIFICATES, UNDER THE  
POOLING AND SERVICING AGREEMENT DATED  
AS OF SEPTEMBER 1, 2002**

**DEFENDANT**

**AARON L. PATTERSON  
HOLLY L. PATTERSON**

**COURT NO.: 2004-CV-458**

**SERVE AT:**

**239 8TH STREET  
BERWICK, PA 18603**

**a)TYPE OF ACTION  
XX Notice of Sheriff's Sale  
SALE DATE: \_\_\_\_\_**

**PLEASE POST THE HANDBILL.**

**SERVED**

Served and made known to \_\_\_\_\_, Defendant, on the \_\_\_ day of \_\_\_\_\_, 200\_, at \_\_ o'clock \_\_ M., at \_\_\_\_\_, Commonwealth of Pennsylvania, in the manner described below:

- Defendant personally served.
- Adult family member with whom Defendant(s) reside(s).  
Relationship is \_\_\_\_\_.
- Adult in charge of Defendant's residence who refused to give name or relationship.
- Manager/Clerk of place of lodging in which Defendant(s) reside(s).
- Agent or person in charge of Defendant's office or usual place of business.
- \_\_\_\_\_ an officer of said Defendant's company.
- Other: \_\_\_\_\_.

Description: Age \_\_\_\_\_ Height \_\_\_\_\_ Weight \_\_\_\_\_ Race \_\_\_\_\_ Sex \_\_\_\_\_ Other \_\_\_\_\_

**SHERIFF**  
By: \_\_\_\_\_ Deputy Sheriff

On the \_\_\_\_\_ day of \_\_\_\_\_, 200\_, at \_\_\_\_\_ o'clock \_\_ M., Defendant NOT FOUND because:

- Moved
- Unknown
- No Answer
- Vacant

Other: \_\_\_\_\_

**SHERIFF**  
By: \_\_\_\_\_ Deputy Sheriff

**I. DEPUTIZED SERVICE**

Now, this \_\_\_ day of \_\_\_\_\_, 200\_, I, Sheriff of CLINTON County, Pennsylvania, do hereby deputize the Sheriff of \_\_\_ County to serve this Notice of Sheriff's Sale and make return thereof and according to law.

**SHERIFF**  
By: \_\_\_\_\_ Deputy Sheriff

**ATTORNEY FOR PLAINTIFF**  
**DANIEL G. SCHMIEG, ESQUIRE**  
**I.D.#62205**  
**One Penn Center at Suburban Station**  
**1617 John F. Kennedy Boulevard**  
**Suite 1400**  
**Philadelphia, PA 19103-1814**  
**(215)563-7000**

WAIVER OF WATCHMAN – Any deputy sheriff levying upon or attaching any property under 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.

.....(SEAL)  
(Attorney for Plaintiff(s))

WAIVER OF INSURANCE – Now, ....., 20....., the Sheriff is hereby released from all liability to protect the property described in the within named execution by insurance, which insurance is hereby waived.

.....(SEAL)

....., 20.....

HARRY A. ROADARMEL  
SHERIFF  
COLUMBIA County, Pa.

Sheriff

Sir: — There will be placed in

your hands

for service a Writ of ..... EXECUTION (REAL ESTATE) ....., styled as

follows: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS-THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1, 2002 vs AARON J. PATTERSON and HOLLY L. PATTERSON

The defendant will be found at .239.8TH STREET, BERWICK, PA.18603

.....Attorney for Plaintiff

If Writ of Execution, state below where defendants will be found, what foods and chattels shall/ be seized and be levied upon. If real estate, attach five double spaced typed written copies of description as it shall appear on the new deed together with Street and Number of the premises.

Please do not furnish us with the old deed or mortgage.

See attached legal description.....

.....  
.....  
.....

ALL THAT CERTAIN piece or parcel 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 the Northwestern corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

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Tax Parcel #04A-04-097

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U.S. BANK NATIONAL  
ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3,  
ASSET-BACKED PASS-THROUGH  
CERTIFICATES, UNDER THE  
POOLING AND SERVICING  
AGREEMENT DATED AS OF  
SEPTEMBER 1, 2002

: COLUMBIA COUNTY  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2004-CV-458  
:  
:  
:  
:

Plaintiff

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

Notice is given that a Judgment in the above captioned matter has been entered against you on

September 17, 2004.

By James B. Blum / ceh DEPUTY  
D. W. Horstman

If you have any questions concerning this matter, please contact:

DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Filing Party  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

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

FEDERMAN AND PHELAN  
 FEDERMAN and PHELAN, L.L.P.  
 By: DANIEL G. SCHMIEG  
 Identification No. 62205  
 One Penn Center at Suburban Station  
 1617 John F. Kennedy Boulevard  
 Suite 1400  
 Philadelphia, PA 19103-1814  
 (215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL ASSOCIATION, AS  
 TRUSTEE, OF AMERIQUEST MORTGAGE  
 SECURITIES INC., SERIES 2002-3, ASSET-  
 BACKED PASS-THROUGH CERTIFICATES,  
 UNDER THE POOLING AND SERVICING  
 AGREEMENT DATED AS OF SEPTEMBER 1,  
 2002  
 505 SOUTH MAIN STREET, SUITE 100  
 ORANGE, CA 92868

COLUMBIA COUNTY  
 COURT OF COMMON PLEAS  
 CIVIL DIVISION  
 NO. 2004-CV-458

Plaintiff,

v.

AARON J. PATTERSON  
 10 WALNUT DRIVE  
 BERWICK, PA 18603  
 HOLLY L. PATTERSON  
 239 8TH STREET  
 BERWICK, PA 18603

Defendant(s).

**PRAECIPE FOR JUDGMENT FOR FAILURE TO ANSWER  
 AND ASSESSMENT OF DAMAGES**

TO THE PROTHONOTARY:

Kindly assess damages in favor of the Plaintiff and against **AARON J. PATTERSON and HOLLY L. PATTERSON**, Defendant(s), for foreclosure and sale of the mortgaged as follows:

As set forth in the Complaint	\$69,205.93
Interest -5/7/04-9/16/04	\$2,439.22
<b>TOTAL</b>	<b>\$71,645.15</b>

I hereby certify that (1) the addresses of the Plaintiff and Defendant(s) are as shown above, and (2) that notice has been given in accordance with Rule 237.1, a copy of which is attached.

*Daniel G. Schmieg*  
 DANIEL G. SCHMIEG, ESQUIRE  
 Attorney for Plaintiff

DAMAGES ARE HEREBY ASSESSED AS INDICATED.

DATE: \_\_\_\_\_

PRO PROTHY

2004 SEP 17 PM 12:43  
 PROTHONOTARY  
 COLUMBIA COUNTY

Federman and Phelan, LLP  
By: Lawrence T. Phelan, Esq., Id. No. 32227  
Francis S. Hallinan, Esq., Id. No. 62695  
Daniel G. Schmieg, Esq., Id. No. 62205  
Thomas M. Federman, Esq., Id. No. 64068  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

Attorney for Plaintiff

U.S. Bank National Association,  
As Trustee, Of Ameriquest  
Mortgage Securities Inc., Series  
2002-3, Asset-Backed Pass-  
Through Certificates, Under The  
Pooling And Servicing Agreement  
Dated As Of September 1, 2002

COURT OF COMMON PLEAS

CIVIL DIVISION

vs.

Columbia COUNTY

Aaron J. Patterson  
Holly L. Patterson

NO. 2004-CV-458

**ORDER**

AND NOW, this 2nd day of July, 2004, upon  
consideration of Plaintiff's Motion for Service Pursuant to Special Order of Court, it is hereby

**ORDERED** and **DECREED** that said Motion is **GRANTED**.

It is further **ORDERED** and **DECREED** that Plaintiff may obtain service of the  
Complaint, and all future pleadings, on the above captioned Defendant(s) Holly L. Patterson, by:

1. First class mail to Holly L. Patterson at the last known address, 10 Walnut Drive,  
Berwick, PA 18603 and the mortgaged premises located at 239 8th Street,  
Berwick, PA 18603; and
2. Certified mail to Holly L. Patterson at the last known address of 10 Walnut  
Drive, Berwick, PA 18603 and the mortgaged premises located at 239 8th  
Street, Berwick, PA 18603.

BY THE COURT:

131 Thomas A. James Jr.  
J.

FEDERMAN AND PHELAN, P  
FRANK FEDERMAN, ESQ., No. 12248  
LAWRENCE T. PHELAN, ESQ., Id. No. 32227  
FRANCIS S. HALLINAN, ESQ., Id. No. 62695  
ONE PENN CENTER PLAZA, SUITE 1400  
PHILADELPHIA, PA 19103  
(215) 563-7000

FILE COPY

ATTORNEY FOR PLAINTIFF

FILE COPY

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST : COURT OF COMMON PLEAS  
MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS  
THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING : CIVIL DIVISION  
AGREEMENT DATED AS OF SEPTEMBER 1, 2002  
Plaintiff

Vs.

: COLUMBIA COUNTY

AARON J. PATTERSON  
HOLLY L. PATTERSON

: NO. 2004-CV-458

Defendants

TO: AARON J. PATTERSON  
239 8TH STREET  
BERWICK, PA 18603

DATE OF NOTICE: AUGUST 19, 2004

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

#### IMPORTANT NOTICE

YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE IN WRITING WITH THE COURT YOUR DEFENSES OR OBJECTIONS TO THE CLAIMS SET FORTH AGAINST YOU. UNLESS YOU ACT WITHIN TEN DAYS FROM THE DATE OF THIS NOTICE, A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT A HEARING AND YOU MAY LOSE YOUR PROPERTY OR OTHER IMPORTANT RIGHTS.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

COLUMBIA COUNTY  
NOTICE TO DEFEND:  
NORTH PENN LEGAL SERVICES  
168 EAST 5<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815  
570-784-8760

PENNSYLVANIA LAWYER REFERRAL  
SERVICE  
PENNSYLVANIA BAR ASSOCIATION  
100 SOUTH STREET  
P.O. BOX 186  
HARRISBURG, PA 17108  
1-800-692-7375

FRANK FEDERMAN, ESQUIRE  
LAWRENCE T. PHELAN, ESQUIRE  
FRANCIS S. HALLINAN, ESQUIRE  
Attorneys for Plaintiff

FEDERMAN AND PHELAN, P  
FRANK FEDERMAN, ESQ., No. 12248  
LAWRENCE T. PHELAN, ESQ., Id. No. 32227  
FRANCIS S. HALLINAN, ESQ., Id. No. 62695  
ONE PENN CENTER PLAZA, SUITE 1400  
PHILADELPHIA, PA 19103  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL ASSOCIATION, AS : COURT OF COMMON PLEAS  
TRUSTEE, OF AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3, ASSET-BACKED : CIVIL DIVISION  
PASS THROUGH CERTIFICATES, UNDER THE  
POOLING AND SERVICING AGREEMENT DATED : COLUMBIA COUNTY  
AS OF SEPTEMBER 1, 2002  
Plaintiff : NO. 2004-CV-458

Vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON  
Defendants

**TO: AARON J. PATTERSON  
10 WALNUT DRIVE  
BERWICK, PA 18603**

**DATE OF NOTICE: AUGUST 19, 2004**

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COLUMBIA COUNTY  
NOTICE TO DEFEND:  
NORTH PENN LEGAL SERVICES  
168 EAST 5<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815  
570-784-8760

PENNSYLVANIA LAWYER REFERRAL  
SERVICE  
PENNSYLVANIA BAR ASSOCIATION  
100 SOUTH STREET  
P.O. BOX 186  
HARRISBURG, PA 17108  
1-800-692-7375

FRANK FEDERMAN, ESQUIRE  
LAWRENCE T. PHELAN, ESQUIRE  
FRANCIS S. HALLINAN, ESQUIRE  
Attorneys for Plaintiff

FEDERMAN AND PHELAN, P  
FRANK FEDERMAN, ESQ., Id. No. 12248  
LAWRENCE T. PHELAN, ESQ., Id. No. 32227  
FRANCIS S. HALLINAN, ESQ., Id. No. 62695  
ONE PENN CENTER PLAZA, SUITE 1400  
PHILADELPHIA, PA 19103  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST : COURT OF COMMON PLEAS  
MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS  
THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING : CIVIL DIVISION  
AGREEMENT DATED AS OF SEPTEMBER 1, 2002  
Plaintiff

Vs.

: COLUMBIA COUNTY

AARON J. PATTERSON  
HOLLY L. PATTERSON

: NO. 2004-CV-458

Defendants

**TO: HOLLY L. PATTERSON  
239 8TH STREET  
BERWICK, PA 18603**

**DATE OF NOTICE: AUGUST 19, 2004**

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AGREEMENT DATED AS OF SEPTEMBER 1, 2002 : CIVIL DIVISION  
Plaintiff

Vs.

: COLUMBIA COUNTY

AARON J. PATTERSON  
HOLLY L. PATTERSON

: NO. 2004-CV-458

Defendants

TO: HOLLY L. PATTERSON  
10 WALNUT DRIVE  
BERWICK, PA 18603

DATE OF NOTICE: AUGUST 19, 2004

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Attorneys for Plaintiff

SHERIFF SERVICE PROCESS RECEIPT, and AFFIDAVIT OF RETURN

INSTRUCTIONS FOR SERVICE OF PROCESS: You must file one instruction sheet for EACH DEFENDANT. Please type or print legibly. Do Not detach any copies.

1. PLAINTIFF(S) U.S. BANK NATIONAL ASSOCIATION, ET. AL. 2. COURT NUMBER COLUMBIA CO. # 2004-CV-458 3. DEFENDANT(S) AARON J. PATTERSON & HOLLY L. PATTERSON & THE USA 4. TYPE OF WRIT or COMPLAINT MORTGAGE FORECLOSURE 5. NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC., TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SOLD AARON J. PATTERSON 6. ADDRESS (Street, or RFD, Apartment No., City, Boro., Twp., State and Zip Code) 10 WALNUT DRIVE, BERWICK, PA 18603 7. INDICATE UNUSUAL SERVICE: [ ] CERT MAIL [ ] DEPUTIZE [ ] POST [ ] OTHER

Now, 20 04, I, SHERIFF OF LUZERNE COUNTY, PA., do hereby deputize the Sheriff of County to execute the writ and make return thereof according to law. This deputation being made at the request and risk of the plaintiff.

8. SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE: \*\*THIS HAS BEEN DEPUTIZED FROM COLUMBIA COUNTY\*\* AMOUNT PAID

9. PRINT/TYPE NAME AND ADDRESS OF ATTORNEY/ORIGINATOR FEDERMAN AND PHELAN, LLP ONE PENN CENTER--SUITE 1400 PHILADELPHIA, PA 19103

SIGNATURE Hank Federman TELEPHONE NUMBER 215-563-7000x1500

NOTE ONLY APPLICABLE ON WRIT OF EXECUTION: N.B. WAIVER OF WATCHMEN—Any deputy sheriff levying upon or attaching any property under writ may leave same without a watchman, in custody of whomever is found in possession, after notifying person of levy or attachment, without liability on the part of such deputy or the sheriff to any plaintiff herein for any loss, destruction or removal of any such property before sheriff's sale thereof.

SPACE BELOW FOR USE OF SHERIFF ONLY — DO NOT WRITE BELOW THIS LINE

10. I acknowledge receipt of the writ or complaint as indicated above. SIGNATURE of Authorized LCSD Deputy 11. Date Filed 12. Expiration/Hearing Date

TO BE COMPLETED BY SHERIFF 13. Served and made known to Candy Brown Defendant(s) on the 7th day of June 2004 at 6:10 o'clock P.M. at her residence 10 Walnut Drive, Berwick County of Luzerne.

Commonwealth of Pennsylvania, in the manner described below: [ ] Defendant(s) personally served. [X] Adult family member with whom said Defendant(s) reside(s). Relationship is his mother-in-law [ ] Adult in charge of Defendant's residence. [ ] Manager/Clerk of place of lodging in which Defendant(s) reside(s). [ ] Agent or person in charge of Defendant's office or usual place of business.

[ ] Other On the day of 20 at o'clock M. Defendant not found because: [ ] Moved [ ] Unknown [ ] No Answer [ ] Vacant [ ] Other

REMARKS RETURNED:

14. AFFIRMED and subscribed to before me this 8th day of June 2004 15. Signature of Deputy Sheriff SO ANSWERS 16. Date 6-8-04 17. day of 20 18. Signature of Sheriff 19. Date 6-8-04 20. MY COMMISSION EXPIRES NOTARY PUBLIC

21. I ACKNOWLEDGE RECEIPT OF THE SHERIFF'S RETURN SIGNATURE OF AUTHORIZED ISSUING AUTHORITY AND TITLE 22. Date Received

FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL  
ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3,  
ASSET-BACKED PASS-THROUGH  
CERTIFICATES, UNDER THE  
POOLING AND SERVICING  
AGREEMENT DATED AS OF  
SEPTEMBER 1, 2002

: COLUMBIA COUNTY  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2004-CV-458  
:  
:  
:

Plaintiff

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

VERIFICATION OF NON-MILITARY SERVICE

DANIEL G. SCHMIEG, ESQUIRE, hereby verifies that he is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant(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

(b) that defendant AARON J. PATTERSON is over 18 years of age and resides at 10 WALNUT DRIVE, BERWICK, PA 18603.

(c) that defendant HOLLY L. PATTERSON is over 18 years of age, and resides at 239 8TH STREET, BERWICK, PA 18603.

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

  
DANIEL G. SCHMIEG  
Attorney for Plaintiff

ALL THAT CERTAIN piece or parcel 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 the Northwestern corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

THIS description is intended to cover and this deed to convey the Southerly half of Lot No. 50 of the General Plan of Berwick.

Tax Parcel #04A-04-097

TITLE TO SAID PREMISES IS VESTED IN Holly L. Patterson and Aaron J. Patterson, Her Husband by Deed from Wallace E. Shotwell and June V. Shotwell, His Wife dated 3/17/1993 and recorded 3/24/1993 in Record Book 529 Page 959.

U.S. BANK NATIONAL  
ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3,  
ASSET-BACKED PASS-THROUGH  
CERTIFICATES, UNDER THE  
POOLING AND SERVICING  
AGREEMENT DATED AS OF  
SEPTEMBER 1, 2002

: COLUMBIA COUNTY  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2004-CV-458  
:  
:  
:  
:

Plaintiff

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

Notice is given that a Judgment in the above captioned matter has been entered against you on  
September 17, 2004

By Tami B. Bluse / ccb DEPUTY  
Prothonotary

If you have any questions concerning this matter, please contact:

DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Filing Party  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

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

FEDERMAN AND PHELAN  
FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL ASSOCIATION, AS  
TRUSTEE, OF AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3, ASSET-  
BACKED PASS-THROUGH CERTIFICATES,  
UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF SEPTEMBER 1,  
2002  
505 SOUTH MAIN STREET, SUITE 100  
ORANGE, CA 92868

Plaintiff,

v.

AARON J. PATTERSON  
10 WALNUT DRIVE  
BERWICK, PA 18603  
HOLLY L. PATTERSON  
239 8TH STREET  
BERWICK, PA 18603

Defendant(s).

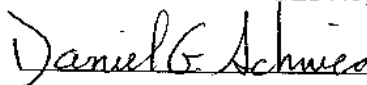
**PRAECIPE FOR JUDGMENT FOR FAILURE TO ANSWER  
AND ASSESSMENT OF DAMAGES**

TO THE PROTHONOTARY:

Kindly assess damages in favor of the Plaintiff and against **AARON J. PATTERSON and HOLLY L. PATTERSON**, Defendant(s), for foreclosure and sale of the mortgage as follows:

As set forth in the Complaint	\$69,205.93
Interest -5/7/04-9/16/04	\$2,439.22
<b>TOTAL</b>	<b>\$71,645.15</b>

I hereby certify that (1) the addresses of the Plaintiff and Defendant(s) are as shown above, and (2) that notice has been given in accordance with Rule 237.1, a copy of which is attached.

  
DANIEL G. SCHMIEG, ESQUIRE  
Attorney for Plaintiff

DAMAGES ARE HEREBY ASSESSED AS INDICATED

DATE: September 17, 2004

  
PRO PROTHY

2004 SEP 17 PM 12:43  
CLERK OF COURT  
COLUMBIA COUNTY

Federman and Phelan, LLP  
By: Lawrence T. Phelan, Esq., Id. No. 32227  
Francis S. Hallinan, Esq., Id. No. 62695  
Daniel G. Schmieg, Esq., Id. No. 62205  
Thomas M. Federman, Esq., Id. No. 64068

One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

Attorney for Plaintiff

U.S. Bank National Association,  
As Trustee, Of Ameriquest  
Mortgage Securities Inc., Series  
2002-3, Asset-Backed Pass-  
Through Certificates, Under The  
Pooling And Servicing Agreement  
Dated As Of September 1, 2002

COURT OF COMMON PLEAS

vs.

CIVIL DIVISION

Aaron J. Patterson  
Holly L. Patterson

Columbia COUNTY

NO. 2004-CV-458

**ORDER**

AND NOW, this 2nd day of July, 2004, upon  
consideration of Plaintiff's Motion for Service Pursuant to Special Order of Court, it is hereby

**ORDERED** and **DECREED** that said Motion is **GRANTED**.

It is further **ORDERED** and **DECREED** that Plaintiff may obtain service of the  
Complaint, and all future pleadings, on the above captioned Defendant(s) Holly L. Patterson, by:

1. First class mail to Holly L. Patterson at the last known address, 10 Walnut Drive,  
Berwick, PA 18603 and the mortgaged premises located at 239 8th Street,  
Berwick, PA 18603; and
2. Certified mail to Holly L. Patterson at the last known address of 10 Walnut  
Drive, Berwick, PA 18603 and the mortgaged premises located at 239 8th  
Street, Berwick, PA 18603.

BY THE COURT:

131 Thomas A. James Jr.  
J.

FEDERMAN AND PHELAN P  
FRANK FEDERMAN, ESQ., No. 12248  
LAWRENCE T. PHELAN, ESQ., Id. No. 32227  
FRANCIS S. HALLINAN, ESQ., Id. No. 62695  
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FILE COPY

ATTORNEY FOR PLAINTIFF

FILE COPY

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THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF SEPTEMBER 1, 2002 : CIVIL DIVISION

Plaintiff

Vs.

: COLUMBIA COUNTY

AARON J. PATTERSON  
HOLLY L. PATTERSON

: NO. 2004-CV-458

Defendants

TO: AARON J. PATTERSON  
239 8TH STREET  
BERWICK, PA 18603

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SECURITIES INC., SERIES 2002-3, ASSET-BACKED : CIVIL DIVISION  
PASS THROUGH CERTIFICATES, UNDER THE  
POOLING AND SERVICING AGREEMENT DATED : COLUMBIA COUNTY  
AS OF SEPTEMBER 1, 2002  
Plaintiff : NO. 2004-CV-458

Vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON  
Defendants

TO: AARON J. PATTERSON  
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ATTORNEY FOR PLAINTIFF

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MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS  
THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING : CIVIL DIVISION  
AGREEMENT DATED AS OF SEPTEMBER 1, 2002  
Plaintiff

Vs.

: COLUMBIA COUNTY

AARON J. PATTERSON  
HOLLY L. PATTERSON

: NO. 2004-CV-458

Defendants

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PENNSYLVANIA BAR ASSOCIATION  
100 SOUTH STREET  
P.O. BOX 186  
HARRISBURG, PA 17108  
1-800-692-7375

FRANK FEDERMAN, ESQUIRE  
LAWRENCE T. PHELAN, ESQUIRE  
FRANCIS S. HALLINAN, ESQUIRE  
Attorneys for Plaintiff

FEDERMAN AND PHELAN, P  
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ONE PENN CENTER PLAZA, SUITE 1400  
PHILADELPHIA, PA 19103  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, OF AMERIQUEST : COURT OF COMMON PLEAS  
MORTGAGE SECURITIES INC., SERIES 2002-3, ASSET-BACKED PASS :  
THROUGH CERTIFICATES, UNDER THE POOLING AND SERVICING : CIVIL DIVISION  
AGREEMENT DATED AS OF SEPTEMBER 1, 2002  
Plaintiff

Vs. : COLUMBIA COUNTY

AARON J. PATTERSON : NO. 2004-CV-458  
HOLLY L. PATTERSON  
Defendants

TO: HOLLY L. PATTERSON  
10 WALNUT DRIVE  
BERWICK, PA 18603

DATE OF NOTICE: AUGUST 19, 2004

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

#### IMPORTANT NOTICE

YOU ARE IN DEFAULT BECAUSE YOU HAVE FAILED TO ENTER A WRITTEN APPEARANCE PERSONALLY OR BY ATTORNEY AND FILE IN WRITING WITH THE COURT YOUR DEFENSES OR OBJECTIONS TO THE CLAIMS SET FORTH AGAINST YOU. UNLESS YOU ACT WITHIN TEN DAYS FROM THE DATE OF THIS NOTICE, A JUDGMENT MAY BE ENTERED AGAINST YOU WITHOUT A HEARING AND YOU MAY LOSE YOUR PROPERTY OR OTHER IMPORTANT RIGHTS.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

COLUMBIA COUNTY  
NOTICE TO DEFEND:  
NORTH PENN LEGAL SERVICES  
168 EAST 5<sup>TH</sup> STREET  
BLOOMSBURG, PA 17815  
570-784-8760

PENNSYLVANIA LAWYER REFERRAL  
SERVICE  
PENNSYLVANIA BAR ASSOCIATION  
100 SOUTH STREET  
P.O. BOX 186  
HARRISBURG, PA 17108  
1-800-692-7375

FRANK FEDERMAN, ESQUIRE  
LAWRENCE T. PHELAN, ESQUIRE  
FRANCIS S. HALLINAN, ESQUIRE  
Attorneys for Plaintiff



FEDERMAN and PHELAN, L.L.P.  
By: DANIEL G. SCHMIEG  
Identification No. 62205  
One Penn Center at Suburban Station  
1617 John F. Kennedy Boulevard  
Suite 1400  
Philadelphia, PA 19103-1814  
(215) 563-7000

ATTORNEY FOR PLAINTIFF

U.S. BANK NATIONAL  
ASSOCIATION, AS TRUSTEE, OF  
AMERIQUEST MORTGAGE  
SECURITIES INC., SERIES 2002-3,  
ASSET-BACKED PASS-THROUGH  
CERTIFICATES, UNDER THE  
POOLING AND SERVICING  
AGREEMENT DATED AS OF  
SEPTEMBER 1, 2002  
  
Plaintiff

: COLUMBIA COUNTY  
:  
: Court of Common Pleas  
:  
: CIVIL DIVISION  
:  
: NO. 2004-CV-458  
:  
:  
:

vs.

AARON J. PATTERSON  
HOLLY L. PATTERSON

Defendant(s)

**VERIFICATION OF NON-MILITARY SERVICE**

DANIEL G. SCHMIEG, ESQUIRE, hereby verifies that he is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant(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

(b) that defendant AARON J. PATTERSON is over 18 years of age and resides at 10 WALNUT DRIVE, BERWICK, PA 18603.

(c) that defendant HOLLY L. PATTERSON is over 18 years of age, and resides at 239 8TH STREET, BERWICK, PA 18603.

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

  
DANIEL G. SCHMIEG  
Attorney for Plaintiff

ALL THAT CERTAIN piece or parcel 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 the Northwesterly corner of East Eighth Street and Chestnut Street; thence in a Westerly direction along the Northerly line of East Eighth Street, a distance of 49-1/2 feet to the Southeasterly corner of Lot No. 49; thence along said lot, in a Northerly direction, a distance of 90-1/2 feet to the Southwesterly corner of land now or late of James C. Sterner, Jr.; thence in an Easterly direction, along said Sterner land, a distance of 49-1/2 feet to the Westerly line of Chestnut Street; thence along said street, in a Southerly direction, a distance of 90-1/2 feet to East Eighth Street, the place of beginning.

THIS description is intended to cover and this deed to convey the Southerly half of Lot No. 50 of the General Plan of Berwick.

Tax Parcel #04A-04-097

TITLE TO SAID PREMISES IS VESTED IN Holly L. Patterson and Aaron J. Patterson, Her Husband by Deed from Wallace E. Shotwell and June V. Shotwell, His Wife dated 3/17/1993 and recorded 3/24/1993 in Record Book 529 Page 959.

FEDERMAN & PHELAN LLP  
ATTORNEY ESCROW/ACCOUNT  
ONE PENN CENTER, SUITE 1400  
PHILADELPHIA, PA 19103-1814

COMMERCE BANK  
PHILADELPHIA, PA 19148  
3-180/380  
CHECK NO  
000377307

Pay ONE THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS

DATE	AMOUNT
09/16/2004	*****1,350.00

Void after 90 days

To The Order Of  
Sheriff of Columbia County  
35 W Main Street  
Bloomsburg, PA 17815

*Travis S. Williams*

THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR PRESS HERE & RED INK WILL DISAPPEAR WITH HEAT.

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