

Document Receipt

Trans # 23676 Carrier / service: POST 2PM 5/9/2011

Ship to: IRS

INTERNAL REVENUE SERVICE

WILLIAM GREEN FEDERAL BUILDING
600 ARCH STREET ROOM 3259

Tracking #: 9171924291001000008828

Doc Ref #: 66ED2011

PHILADELPHIA PA 19106

Document Receipt

Trans # 23675 Carrier / service: POST 2PM 5/9/2011

Ship to: SBA

U.S. Small Business Administration

PHILADELPHIA DISTRICT
OFFICE

PARKVIEW TOWERS
1150 FIRST AVE, 10TH FLR, STE 1001

Tracking #: 9171924291001000008811

Doc Ref #: 66ED2011

KING OR PA 19406
PRUSSIA

Document Receipt

Trans # 23674 Carrier / service: POST 2PM 5/9/2011

Ship to: FAIR

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC WELFARE
PO BOX 8016

Tracking #: 9171924291001000008804

Doc Ref #: 66ED2011

HARRISBURG PA 17105

Document Receipt

Trans # 23673 Carrier / service: POST 2PM 5/9/2011

Ship to: COP

COMMONWEALTH OF PENNSYLVANIA DEPT OF REV SHERIFF SALE

Tracking #: 9171924291001000008798

DEPARTMENT 281230

Doc Ref #: 66ED2011

HARRISBURG PA 17128

Document Receipt

Trans # 23672 Carrier / service: POST 2PM 5/9/2011

Ship to: 23672

USA C/O ATTY GENERAL

950 PENNSYLVANIA AVE NW

Tracking #: 9171924291001000008781

Doc Ref #: 66ED2011

WASHINGTON DC 20530

Document Receipt

Trans # 23671 Carrier / service: POST 2PM 5/9/2011

Ship to: 23671

UNITED STATES OF AMERICA

228 WALNUT STREET STE. 220

Tracking #: 9171924291001000008774

Doc Ref #: 66ED2011

HARRISBURG PA 17108

Document Receipt

Trans # 23670 Carrier / service: POST 2PM 5/9/2011

Ship to: 23670

USA C/O ATTY FOR MIDDLE DISTRICT

235 NORTH WASHINGTON AVE

Tracking #: 9171924291001000008767

Doc Ref #: 66ED2011

SCRANTON PA 18503

Document Receipt

Trans # 23669 Carrier / service: POST 2PM 5/9/2011

Ship to: 23669

DEPARTMENT OF PUBLIC WELFARE

PO BOX 8486

Tracking #: 9171924291001000008750

Doc Ref #: 66ED2011

HARRISBURG PA 17105

Document Receipt

Trans # 23668 Carrier / service: POST 2PM 5/9/2011

Ship to: 23668

COMMONWEALTH OF PA

6TH FLOOR, STRAWBERRY SQUARE

Tracking #: 9171924291001000008743

Doc Ref #: 66ED2011

HARRISBURG PA 17128

Document Receipt

Trans # 23667 Carrier / service: POST 2PM 5/9/2011

Ship to: 23667

COMMONWEALTH OF PA

110 NORTH 8TH STREET
STE 204

Tracking #: 9171924291001000008736

Doc Ref #: 66ED2011

PHILADELPHIA PA 19107

Document Receipt

Trans # 23666 Carrier / service: POST 2PM 5/9/2011

Ship to: 23666

COMMONWEALTH OF PA

PO BOX 2675

Tracking #: 9171924291001000008729

Doc Ref #: 66ED2011

HARRISBURG PA 17105

Document Receipt

Trans #	23665	Carrier / service:	POST	2PM	5/9/2011
Ship to:	23665				
AMERICAN HOME MORTGAGE					
SERVICING INC.			Tracking #:	9171924291001000008712	
1525 BELTINE ROAD			Doc Ref #:	66ED2011	
COPPELL	TX	75019			

REAL ESTATE OUTLINE

ED # 54915

DATE RECEIVED 2/3/11
DOCKET AND INDEX 2/3/11

CHECK FOR PROPER INFO.

- WRIT OF EXECUTION
- COPY OF DESCRIPTION
- WHEREABOUTS OF LKA
- NON-MILITARY AFFIDAVIT
- NOTICES OF SHERIFF SALE
- WAIVER OF WATCHMAN
- AFFIDAVIT OF LIENS LIST
- CHECK FOR \$1,350.00 OR 2000 CK# 54915

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

SALE DATE 2/11/11 TIME 10:00
 POSTING DATE 2/11
 ADV. DATES FOR NEWSPAPER
 1ST WEEK Feb 17
 2ND WEEK 20
 3RD WEEK 27

PRAECIPE FOR WRIT OF EXECUTION (MORTGAGE FORECLOSURE)
P.R.C.P. 3180 TO 3183

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3
3 ADA
Irvine, California 92618

Plaintiff

v.

Clyde Middleton and Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Defendants

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 666 Term 211 E.D.

No. _____ Term, _____ A.D.

No. 2010-CV-2106 Term, _____ J.D.

PRAECIPE FOR WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)

TO THE PROTHONOTARY:

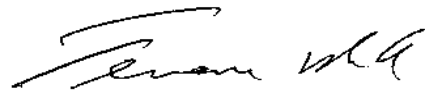
Amount Due \$176,026.67

Interest from 4/20/2011 to DATE OF SALE \$ _____
plus \$28.94 per diem thereafter

(Costs to be added)

Total \$ _____

Dated: _____



TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff

NOTE: Please furnish description of Property

No. _____ Term _____ E.D.

No. _____ Term _____ A.D.

No. 2010-CV-2106 Term _____ J.D.

**IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY PENNSYLVANIA**

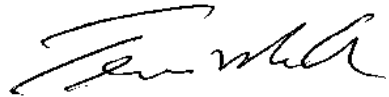
Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust
2006-3, Asset-Backed Certificates, Series 2006-3

v.

Clyde Middleton and Christa Hobson

**PRAECIPE FOR WRIT OF EXECUTION
(Mortgage foreclosure)**

Filed:



**TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff**

WRIT OF EXECUTION (MORTGAGE FORECLOSURE)
P.R.C.P. 3180 TO 3183 and Rule 3257

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 600 Term 2011 E.D.

No. _____ Term _____ A.D.

No. 2010-CV-2106 Term _____ J.D.

WRIT OF EXECUTION
MORTGAGE FORECLOSURE

Commonwealth of Pennsylvania:

County of Columbia

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA

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

Being Known As: 20 Lower Woodcrest Road, Berwick, Pennsylvania
18603

Amount Due \$176,026.67

Interest from 4/20/2011 to DATE OF SALE \$ _____
plus \$28.94 per diem thereafter

(Costs to be added)

Total \$ _____

Dated: 05-15-11
(SF AL)

Thomas B. Kline
Prothonotary, Common Pleas Court of
Columbia County Penna.

By: Barbara A. Silvette Deputy Shaf

REC-100
REC-100

No. _____ Term _____ E.D.

No. _____ Term _____ A.D.

No. 2010-CV-2106 Term _____ J.D.

**IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY PENNSYLVANIA**

Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan
Trust 2006-3, Asset-Backed Certificates, Series 2006-3

v.

Clyde Middleton and Christa Hobson

WRIT OF EXECUTION
(Mortgage Foreclosure)

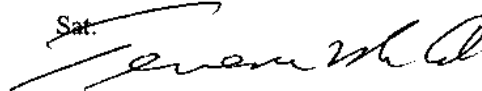
Costs

Pro. Pd.

Judg. Fee

Cr.

Sat.



**TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE**
Attorneys for Plaintiff

PRAECIPE FOR WRIT OF EXECUTION (MORTGAGE FORECLOSURE)
P.R.C.P. 3180 TO 3183

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3
3 ADA
Irvine, California 92618

Plaintiff

v.

Clyde Middleton and Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Defendants

**IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA**

No. 111 Term 2011 E.D.

No. _____ Term, _____ A.D.

No. 2010-CV-2106 Term, _____ J.D.

**PRAECIPE FOR WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)**

TO THE PROTHONOTARY:

Amount Due	\$176,026.67
Interest from 4/20/2011 to DATE OF SALE plus \$28.94 per diem thereafter	\$ _____
(Cost to be added)	
Total	\$ _____

Dated: _____



**TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE**
Attorneys for Plaintiff

NOTE: Please furnish description of Property

No. _____ Term _____ E.D.

No. _____ Term _____ A.D.

No. 2010-CV-2106 Term _____ J.D.

**IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY PENNSYLVANIA**

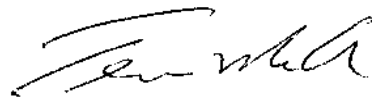
Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust
2006-3, Asset-Backed Certificates, Series 2006-3

v.

Clyde Middleton and Christa Hobson

PRAECIPE FOR WRIT OF EXECUTION
(Mortgage foreclosure)

Filed:



**TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff**

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2010CV2106

Issued out of the Court of Common Pleas of Columbia County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Columbia County Courthouse in the Town of Bloomsburg, County of Columbia, Commonwealth of Pennsylvania on:

**WEDNESDAY, AUGUST 03, 2011
AT 9:00 O'CLOCK A.M.**

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

BEING KNOWN AS: 20 LOWER WOODCREST ROAD, BERWICK, PENNSYLVANIA 18603
TAX I.D.# 07-09A-013-04

THE IMPROVEMENTS THEREON ARE: LOT

ALL that certain piece or parcel of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a rebar set on the southerly right-of-way line of Alden Street, said rebar being at the northeast corner of other lands of Elias and Dorothy L. Guss, Lot No. 16; thence along said right-of-way line South 82 degrees 00 minutes 00 seconds East 100.00 feet to a rebar set at the northwest corner of other lands of Elias and Dorothy L. Guss, Lot No. 18; thence along the westerly line of Lot No. 18 South 08 degrees 00 minutes 00 seconds West 200.00 feet to a rebar set on the northerly line of lands of Richard E. and Jennifer Johnson (Record Book 522 Page 700); thence along the northerly line of lands said Johnson North 82 degrees 00 minutes 00 seconds West 100.00 feet to a rebar set at the southeast corner of Lot No. 16; thence along the easterly line of Lot No. 16 North 08 degrees 00 minutes 00 seconds East 200.00 feet to the place of beginning.

CONTAINING 20,000 square feet of land in all.

BEING THE SAME PREMISES WHICH JUSTIN L. SALERNO AND CYNTHIA E. SALERNO by deed dated August 17, 2006 and recorded September 7, 2006 in the office of the Recorder in and for Columbia County in Deed Book 735, Page 0920, granted and conveyed to Clyde Middleton and Christa Hobson, husband and wife.

PROPERTY ADDRESS: 20 LOWER WOODCREST ROAD, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 07-09A-013-04

Seized and taken into execution to be sold as the property of CLYDE MIDDLETON, CHRISTA HOBSON in suit of WELLS FARGO BANK N.A..

TERMS OF SALE: MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check or cashier's check at time of sale. **REMAINING BALANCE OF BID PRICE:** Any remaining amount of the bid price is to be paid within eight (8) days after the sale in cash, certified check or cashier's check. **IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD.** If the successful bidder fails to pay the bid price as per the above terms, the Sheriff may elect to either sue the bidder for the balance due without a resale of the property, or to resell the property at the bidder's risk and maintain an action against the bidder for breach of contract. In the case of default all sums paid by the bidder will be considered forfeited, but will be applied against any damages recoverable. The defaulting bidder will be responsible for any attorney fees incurred by the sheriff in connection with any action against the bidder in which the bidder is found liable for damages. If proceeds are payable to the Plaintiff, the proceeds check will be payable to Plaintiff, unless the Columbia County Sheriff's Office receives advance written notice otherwise, signed by an authorized representation of the plaintiff.

Attorney for the Plaintiff:
MCCABE, WEISBERG & CONWAY PC

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania

McCABE, WEISBERG AND CONWAY, P.C.

BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

COLUMBIA COUNTY COURT OF COMMON
PLEAS

NO: 2010-CV-2106

AFFIDAVIT PURSUANT TO RULE 3129

The undersigned, attorney for Plaintiff in the above action, sets forth the following information concerning the real property located at: 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603, as of the date the Praecipe for the Writ of Execution was filed. A copy of the description of said property being attached hereto.

1. Name and address of Owners or Reputed Owners

Name	Address
Clyde Middleton	20 Lower Woodcrest Road Berwick, Pennsylvania 18603
Christa Hobson	20 Lower Woodcrest Road Berwick, Pennsylvania 18603

2. Name and address of Defendants in the judgment:

Name	Address
Clyde Middleton	20 Lower Woodcrest Road Berwick, Pennsylvania 18603
Christa Hobson	20 Lower Woodcrest Road Berwick, Pennsylvania 18603

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

Name	Address
NONE	

Plaintiff herein

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

Name	Address
Plaintiff herein	
American Home Mortgage Servicing Inc	1525 S. Beltine Road Coppell, TX 75019

Plaintiff herein

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

Name	Address
NONE	
The Berwick Area Joint Sewer Authority	c/o Anthony J. McDonald, Esquire Bull, Bull and Knecht, LLP 106 Market Street Berwick, Pennsylvania 18603

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

Name	Address
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:

Name	Address
Tenants/Occupants	20 Lower Woodcrest Road Berwick, Pennsylvania 18603
Commonwealth of Pennsylvania	Department of Public Welfare Bureau of Child Support Enforcement P.O. Box 2675 Harrisburg, PA 17105 ATTN: Dan Richard

Commonwealth of Pennsylvania
Inheritance Tax Office

110 North 8th Street
Suite #204
Philadelphia, PA 19107

Commonwealth of Pennsylvania
Bureau of Individual Tax
Inheritance Tax Division

6th Floor, Strawberry Square
Department #280601
Harrisburg, PA 17128

Department of Public Welfare
TPL Casualty Unit Estate
Recovery Program

Willow Oak Building
P.O. Box 8486
Harrisburg, PA 17105-8486

PA Department of Revenue

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

Commonwealth of Pennsylvania
Department of Revenue Bureau of
Compliance

Clearance Support Department 281230
Harrisburg, PA 17128-1230
ATTN: Sheriff's Sales

United States of America

Internal Revenue Service
Technical Support Group
William Green Federal Building
Room 3259
600 Arch Street
Philadelphia, PA 19106

Domestic Relations of Columbia
County

700 Sawmill Road
Bloomsburg, PA 17815

United States of America

c/o United States Attorney for the
Middle District of PA
William J. Nealon Federal Bldg.
235 North Washington Avenue, Ste. 311
Scranton, PA 18503
and
Harrisburg Federal Building & Courthouse
228 Walnut Street, Ste. 220
Harrisburg, PA 17108-1754

United States of America c/o
Att. General of the United States

U.S. Dept of Justice, Room 5111
950 Pennsylvania Avenue NW
Washington, DC 20530-0001

United States of America c/o
Att. General of the United States

U.S. Dept of Justice, Room 4400
950 Pennsylvania Avenue NW
Washington, DC 20530-0001

8. Name and address of Attorney of record:

Name

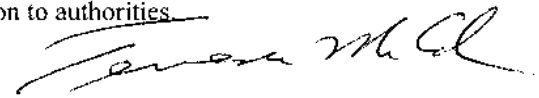
Address

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.

Section 4904 relating to unsworn falsification to authorities

May 2, 2011
DATE



TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff

TERRENCE J. McCABE ***
MARC S. WEISBERG **
EDWARD D. CONWAY **
MARGARET GAIRO **
LISA L. WALLACE **
DEBORAH K. CURRAN **
LAURA H.G. O'SULLIVAN **
GAYL C. SPIVAK **
ANDREW L. MARKOWITZ **
HEIDI R. SPIVAK *
SCOTT T. TAGGART *
MARISA J. COHEN *
JASON BROOKS *
ERIN M. BRADY **
KEVIN T. McQUAIL *
ALEXANDRA T. GARCIA *
CORRIN DEMENT **
ABBY K. MOYNIHAN **
CATHERINE WELKER *
ANTOINETTE N. MOORE **
CHRISTINE GRAHAM *
MELISSA A. SPOSATO *
HEATHER WEJNERT *
RICHARD J. SUZOR, JR. *
MAKENNA E. PORCH *
LAURA LATTA **

LAW OFFICES
McCABE, WEISBERG & CONWAY, P.C.
SUITE 2080
123 SOUTH BROAD STREET
PHILADELPHIA, PA 19109
(215) 790-1010
FAX (215) 790-1274

SUITE 303
216 HADDON AVENUE
WESTMONT, NJ 08108
(856) 858-7080
FAX (856) 858-7020

SUITE 499
145 HUGUENOT STREET
NEW ROCHELLE, NY 10801
(914)-636-8900
GENERAL FAX (914) 636-8901
MEDIATION ONLY FAX (914) 819-5505
Also servicing Connecticut

SUITE 100
8101 SANDY SPRING ROAD
LAUREL, MD 20707
(301) 490-3361
FAX (301) 490-1568
Also servicing the District of Columbia

SUITE 201
4021 UNIVERSITY DRIVE
FAIRFAX, VA 22030
(866) 656-0379

See www.nmcslaw.com for licensing key

May 2, 2011

Sheriff's Office
Columbia County Courthouse
35 West Main Street
Bloomsburg, Pennsylvania 17815

Re: Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2006-3, Asset-Backed Certificates, Series 2006-3
vs.
Clyde Middleton and Christa Hobson
Columbia County Number 2010-CV-2106
Premises: 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603

Dear Sir or Madam:

Enclosed please find three copies of Notice of Sheriff's Sale of Real Estate Pursuant to P.A.R.C.P. 3129 relative to the above matter. I would appreciate your serving the Notice upon the Defendants as follows:

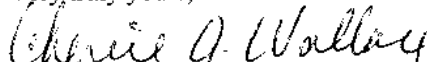
Clyde Middleton
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Note: By posting property in accordance with attached court order

Please be advised that our office will serve the above referenced defendants by regular and certified mail in accordance with the attached Court Order. Please post the 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603, in accordance with the attached Court Order.

Very truly yours,


Cherice A. Wallace, Legal Assistant
McCabe, Weisberg and Conway, P.C.

McCABE, WEISBERG AND CONWAY, P.C.

BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD J. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

CIVIL ACTION LAW

Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2006-3, Asset-Backed Certificates, Series 2006-3	COURT OF COMMON PLEAS
v.	COLUMBIA COUNTY
Clyde Middleton and Christa Hobson	Number 2010-CV-2106

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

To: Clyde Middleton
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Your house (real estate) at **20 Lower Woodcrest Road, Berwick, Pennsylvania 18603** is scheduled to be sold at Sheriff's Sale on _____ at _____ a.m. in the Sheriff's Office of the Columbia County Courthouse, Main Street, Bloomsburg, Pennsylvania 17815 to enforce the court judgment of \$176,026.67 obtained by Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2006-3, Asset-Backed Certificates, Series 2006-3 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 canceled if you pay to Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2006-3, Asset-Backed Certificates, Series 2006-3 the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
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 the following notice 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 McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
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 on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.
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 real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.
7. You may also have other rights and defenses, or ways of getting your real estate 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, 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.

**LAWYER REFERRAL SERVICE
Columbia County Lawyer Referral Service
North Penn Legal Services
168 East 5th Street
Bloomsburg, Pennsylvania 17815
570-784-8760**

**ASSOCIATION DE LICENCIADOS
Columbia County Lawyer Referral Service
North Penn Legal Services
168 East 5th Street
Bloomsburg, Pennsylvania 17815
570-784-8760**

McCABE, WEISBERG AND CONWAY, P.C.

BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

COURT OF COMMON PLEAS

COLUMBIA COUNTY

Number 2010-CV-2106

TO: Sheriff of Columbia County
Columbia County Courthouse
35 West Main Street
Bloomsburg Pennsylvania 17815

SIR OR MADAM:

There will be placed in your hands for service a Writ (Order) of Execution in the above-captioned matter.

INSTRUCTIONS

You are hereby directed to post, levy upon, and sell the property described as follows:
20 Lower Woodcrest Road, Berwick, Pennsylvania 18603
(more fully described as attached)

The parties to be served and their proper addresses are as follows:

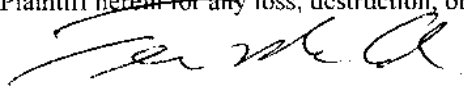
Clyde Middleton
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

WAIVER OF WATCHMAN

Any deputy sheriff levying upon or attaching any property under within Writ may leave same without a watchman, in custody of whomever is found in possession, after notifying 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.

May 2, 2011
DATE


TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff

McCABE, WEISBERG AND CONWAY, P.C.

BY: **TERRENCE J. McCABE, ESQUIRE - ID # 16496**
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Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

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Defendants

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COLUMBIA COUNTY

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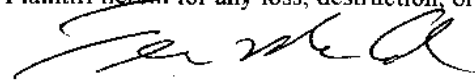
Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

WAIVER OF WATCHMAN

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May 2, 2011

DATE



TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff

McCABE, WEISBERG AND CONWAY, P.C.

BY: **TERRENCE J. McCABE, ESQUIRE - ID # 16496**
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Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

COURT OF COMMON PLEAS

COLUMBIA COUNTY

Number 2010-CV-2106

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Berwick, Pennsylvania 18603

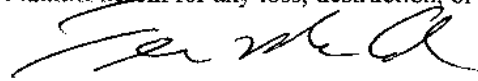
Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

WAIVER OF WATCHMAN

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May 2, 2011

DATE



TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff

McCABE, WEISBERG AND CONWAY, P.C.

BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
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MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

COURT OF COMMON PLEAS

COLUMBIA COUNTY

Number 2010-CV-2106

TO: Sheriff of Columbia County
Columbia County Courthouse
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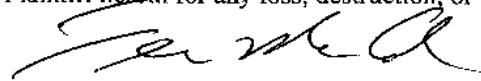
Christa Hobson
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May 2, 2011

DATE



TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff

1148 52685

McCABE, WEISBERG AND CONWAY, P.C.
BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

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Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Columbia County
Court of Common Pleas

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

Number 2010-CV-2106

ORDER

AND NOW, this 25 day of January, 2011, the Plaintiff is granted leave to serve process in this mortgage foreclosure action upon the Defendants, Clyde Middleton and Christa Hobson, by regular mail and by certified mail, return receipt requested, to their last known address of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18601 and by posting the mortgaged premises of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603.

BY THE COURT:

St. Thomas A. James Jr.
J.

CLERK OF COURTS OFFICE
COLUMBIA COUNTY, PA

JAN 25 2 00 PM '11

PROCLAMATION
CLERK

1115 52488

McCABE, WEISBERG AND CONWAY, P.C.
BY: **TERRENCE J. McCABE, ESQUIRE - ID # 16496**
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Columbia County
Court of Common Pleas

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

Number 2010-CV-2106

ORDER

AND NOW, this 25 day of January, 2011, the Plaintiff is granted leave to serve process in this mortgage foreclosure action upon the Defendants, Clyde Middleton and Christa Hobson, by regular mail and by certified mail, return receipt requested, to their last known address of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603 and by posting the mortgaged premises of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603.

BY THE COURT:

St. Thomas A. James Jr.
J.

CLERK OF COURTS OFFICE
COUNTY OF COLUMBIA, PA

JAN 25 2 06 PM '11

PROCLAMATORY

145 52688

McCABE, WEISBERG AND CONWAY, P.C.
BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Columbia County
Court of Common Pleas

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

Number 2010-CV-2106

ORDER

AND NOW, this 25 day of January, 2011, the Plaintiff is granted leave to serve process in this mortgage foreclosure action upon the Defendants, Clyde Middleton and Christa Hobson, by regular mail and by certified mail, return receipt requested, to their last known address of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603 and by posting the mortgaged premises of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603.

BY THE COURT:

St. Thomas A. James Jr.

CLERK OF COURTS OFFICE
COLUMBIA COUNTY, PA

JAN 25 2 08 PM '11

PROthonary

1148 52688

McCABE, WEISBERG AND CONWAY, P.C.
BY: TERRENCE J. McCABE, ESQUIRE - ID # 16496
MARC S. WEISBERG, ESQUIRE - ID # 17616
EDWARD D. CONWAY, ESQUIRE - ID # 34687
MARGARET GAIRO, ESQUIRE - ID # 34419

Attorneys for Plaintiff

123 South Broad Street, Suite 2080
Philadelphia, Pennsylvania 19109
(215) 790-1010

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

Columbia County
Court of Common Pleas

Number 2010-CV-2106

ORDER

AND NOW, this 25 day of January, 2011, the Plaintiff is granted leave to serve process in this mortgage foreclosure action upon the Defendants, Clyde Middleton and Christa Hobson, by regular mail and by certified mail, return receipt requested, to their last known address of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603 and by posting the mortgaged premises of 20 Lower Woodcrest Road, Berwick, Pennsylvania 18603.

BY THE COURT:

St. Thomas A. James Jr.

CLERK OF COURTS OFFICE
COUNTY OF COLUMBIA, PA

JAN 25 2011

PROCLAMATORY

PRAECIPE FOR WRIT OF EXECUTION (MORTGAGE FORECLOSURE)
P.R.C.P. 3180 TO 3183

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3
3 ADA
Irvine, California 92618

Plaintiff

v.

Clyde Middleton and Christa Hobson
20 Lower Woodcrest Road
Berwick, Pennsylvania 18603

Defendants

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. 1111 Term 2011 E.D.

No. _____ Term, _____ A.D.

No. 2010-CV-2106 Term, _____ J.D.

PRAECIPE FOR WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)

TO THE PROTHONOTARY:


Amount Due \$176,026.67

Interest from 4/20/2011 to DATE OF SALE \$ _____
plus \$28.94 per diem thereafter

(Costs to be added)

Total \$ _____

Dated: _____



TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff

NOTE: Please furnish description of Property

No. _____ Term _____ E.D.

No. _____ Term _____ A.D.

No. 2010-CV-2106 Term _____ J.D.

**IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY PENNSYLVANIA**

Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust
2006-3, Asset-Backed Certificates, Series 2006-3

v.

Clyde Middleton and Christa Hobson

**PRAECIPE FOR WRIT OF EXECUTION
(Mortgage foreclosure)**

Filed:



**TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
Attorneys for Plaintiff**

WRIT OF EXECUTION (MORTGAGE FORECLOSURE)
P.R.C.P. 3180 TO 3183 and Rule 3257

Wells Fargo Bank, N.A., as Trustee for Option One
Mortgage Loan Trust 2006-3, Asset-Backed
Certificates, Series 2006-3

Plaintiff

v.

Clyde Middleton and Christa Hobson

Defendants

IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY, PENNSYLVANIA

No. _____ Term _____ E.D.

No. _____ Term _____ A.D.

No. 2010-CV-2106 Term _____ J.D.

WRIT OF EXECUTION
MORTGAGE FORECLOSURE

Commonwealth of Pennsylvania:

County of Columbia

TO THE SHERIFF OF COLUMBIA COUNTY, PENNSYLVANIA

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

Being Known As: 20 Lower Woodcrest Road, Berwick, Pennsylvania
18603

Amount Due \$176,026.67

Interest from 4/20/2011 to DATE OF SALE \$ _____
plus \$28.94 per diem thereafter

(Costs to be added)

Total \$ _____

Dated: 05-15-11
(SE AL)

Tami B. Klein
Prothonotary, Common Pleas Court of
Columbia County Penna.

By Barbara N. Schutte Deputy
Clk

FILED
MAY 15 2011
CLERK OF COURT

No. _____ Term _____ E.D.

No. _____ Term _____ A.D.

No. 2010-CV-2106 Term _____ J.D.

**IN THE COURT OF COMMON PLEAS OF
COLUMBIA COUNTY PENNSYLVANIA**

Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan
Trust 2006-3, Asset-Backed Certificates, Series 2006-3

v.

Clyde Middleton and Christa Hobson

WRIT OF EXECUTION
(Mortgage Foreclosure)

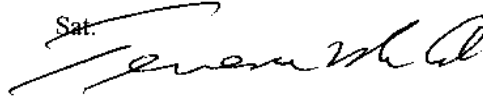
Costs

Pro. Pd.

Judg. Fee

Cr.

Sat.



**TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE**
Attorneys for Plaintiff

LEGAL DESCRIPTION

BEING KNOWN AS: 20 LOWER WOODCREST ROAD, BERWICK, PENNSYLVANIA 18603

TAX I.D. #: 07-09A-013-04

THE IMPROVEMENTS THEREON ARE: LOT

ALL that certain piece or parcel of land situate in the Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a rebar set on the southerly right-of-way line of Alden Street, said rebar being at the northeast corner of other lands of Elias and Dorothy L. Guss, Lot No. 16; thence along said right-of-way line South 82 degrees 00 minutes 00 seconds East 100.00 feet to a rebar set at the northwest corner of other lands of Elias and Dorothy L. Guss, Lot No. 18; thence along the westerly line of Lot No. 18 South 08 degrees 00 minutes 00 seconds West 200.00 feet to a rebar set on the northerly line of lands of Richard E. and Jennifer Johnson (Record Book 522 Page 700); thence along the northerly line of lands said Johnson North 82 degrees 00 minutes 00 seconds West 100.00 feet to a rebar set at the southeast corner of Lot No. 16; thence along the easterly line of Lot No. 16 North 08 degrees 00 minutes 00 seconds East 200.00 feet to the place of beginning.

CONTAINING 20,000 square feet of land in all.

BEING THE SAME PREMISES WHICH JUSTIN L. SALERNO AND CYNTHIA E. SALERNO by deed dated August 17, 2006 and recorded September 7, 2006 in the office of the Recorder in and for Columbia County in Deed Book 735, Page 0290, granted and conveyed to Clyde Middleton and Christa Hobson, husband and wife .

LEGAL DESCRIPTION

BEING KNOWN AS: 20 LOWER WOODCREST ROAD, BERWICK, PENNSYLVANIA 18603

TAX I.D. #: 07-09A-013-04

THE IMPROVEMENTS THEREON ARE: LOT

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ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

54915

McCABE, WEISBERG & CONWAY, P.C.

ATTORNEYS AT LAW
123 S. BROAD STREET SUITE 2080
PHILADELPHIA, PA 19109



WACHOVIA
3-50/310

NUMBER

PAY: Two Thousand ***** 00/100

DATE AMOUNT
May/ 4/2011 \$2,000.00

ESCROW TRUST
VOID AFTER 90 DAYS

Marc A. Weisberg

Sheriff of Columbia County

TO THE
ORDER
OF

Listing Property for Sheriff Sale 228-1593 Middleton

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

⑈054915⑈ ⑆031000503⑆ 2000012430022⑈

