

**COLUMBIA COUNTY SHERIFF'S OFFICE**  
SHERIFF'S REAL ESTATE FINAL COST SHEET

US BANK NA

VS KENNETH & CAROL HUNTER

NO. 70-2016 ED NO. 240-2016 JD

DATE/TIME OF SALE: AUGUST 3, 2016 @ 9:00 AM

BID PRICE (INCLUDES COST) \$ 5000,00 (1984,48)

POUNDAGE - 2% OF BID \$ 100,00

TRANSFER TAX - 2% OF FAIR MKT \$ -

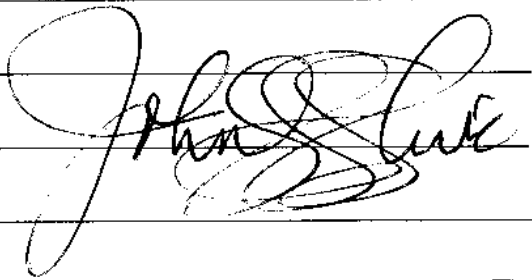
MISC. COSTS \$ 250,00

TOTAL AMOUNT NEEDED TO PURCHASE \$ 2334,48

PURCHASER(S): \_\_\_\_\_

ADDRESS: \_\_\_\_\_

NAMES(S) ON DEED: \_\_\_\_\_

PURCHASER(S) SIGNATURE(S): 

TOTAL DUE: \$ 2334,48

LESS DEPOSIT: \$ 1350,00

DOWN PAYMENT: \$ \_\_\_\_\_

TOTAL DUE IN 8 DAYS \$ 984,48

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



**Plaintiff**  
U.S. BANK NATIONAL ASSOCIATION AS  
INDENTURE TRUSTEE FOR SPRINGLEAF  
MOR

vs.

**Defendant**  
KENNETH HUNTER, SR  
CAROL HUNTER  
CAROL HUNTER  
KENNETH HUNTER

**Attorney for the Plaintiff:**  
MANLEY DEAS KOCHALSKI LLC  
P.O. BOX 165028  
COLUMBUS, OH 43216-5028

**Sheriff's Sale Date:** Wednesday, August 3, 2016  
**Writ of Execution No. :** 2016CV240  
**Advance Sheriff Costs:** \$1,350.00

**Location of the real estate:** 113 FOUNDRYVILLE ROAD, BERWICK, PA 18603

## Sheriff Costs

Advertising Sale (Newspaper)	\$15.00
Advertising Sale Bills & Copies	\$17.50
Crying Sale	\$10.00
Docketing	\$15.00
Levy	\$15.00
Mailing Costs	\$36.00
Posting Handbill	\$15.00
Press Enterprise Inc.	\$1,020.48
Prothonotary, Acknowledge Deed	\$10.00
Sheriff Automation Fund	\$50.00
Sheriff's Deed	\$35.00
Solicitor Services	\$100.00
Transfer Tax Form	\$25.00
Web Posting	\$100.00
Service	\$165.00
Service Mileage	\$24.00
Distribution Form	\$25.00
Copies	\$5.50
Notary Fee	\$15.00
Tax Claim Search	\$5.00
Surcharge	\$120.00
Other	\$94.00

**Total Sheriff Costs** \$1,917.48

## Distribution Costs

Recording Fees	\$67.00
<b>Total Distribution Costs</b>	<b>\$67.00</b>

**Grand Total:** \$1,984.48

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

**COLUMBIA COUNTY REGISTER AND RECORDER  
RECEIPT**

Inv Number: 208045  
Customer:  
SHERIFF'S OFFICE

Invoice Date: 10/04/2016 11:10:26 AM  
Last Change:

RECEIPT  
Receipt By: MAIL

Reg/Drw ID: 0102  
By: HAS

Chg #	Charge / Payment / Fee Description	Amount	Inst # / Inst Date	Municipality
1	DEED	\$67.00	201607878	BRIARCREEK
	Grantor - HUNTER, KENNETH -SR		10/04/16 11:10:30 AM	TOWNSHIP
	Grantee - U S BANK			
	Consideration -	\$2,334.48		
	Tax Basis -	\$0.00		
	Return Via - MAIL			
	Fees Summary:			
	STATE WRIT TAX	\$0.50		
	JCS/ACCESS TO JUSTICE	\$35.50		
	AFFORDABLE HOUSING	\$13.00		
	RECORDING FEES - RECORDER	\$13.00		
	RECORDER IMPROVEMENT FUND	\$3.00		
	COUNTY IMPROVEMENT FUND	\$2.00		
	<b>TOTAL CHARGES</b>	<b>\$67.00</b>		
	<b>PAYMENTS</b>			
	CHECK: 7526 - SHERIFF'S OFFICE	\$67.00		
	<b>TOTAL PAYMENTS</b>	<b>\$67.00</b>		
	<b>AMOUNT DUE</b>	<b>\$67.00</b>		
	<b>PAYMENT ON INVOICE</b>	<b>(\$67.00)</b>		
	<b>BALANCE DUE ON INVOICE</b>	<b>\$0.00</b>		

**Manley Deas Kochalski LLC**

Pennsylvania Operations, PO Box 165028  
Columbus, OH 43216-5028  
614-220-5611

**FIRST MERCHANTS BANK**

Columbus, OH 43214  
25-280/440

001117

**DATE**

**AMOUNT**

Pay **Nine hundred Eighty Four dollars and 48 cents\*\*\*\*\***

9/28/2016

\$984.48

to the Order of :

Columbia County Sheriff  
35 W. Main Street  
PO Box 380  
Bloomsburg, PA, 17815



15-038837, 2016-CV-240, Carol Hunter

⑈001117⑈ ⑆074900657⑆ 9001045366⑈

September 26, 2016

Columbia County Sheriff  
Timothy Chamberlain  
35 West Main Street  
P.O. Box 380  
Bloomsburg, Pennsylvania 17815

Re: U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage  
Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1 v.  
Carol Hunter, et al.  
Property Address: 113 Foundryville Road, Berwick, PA 18603  
Docket No. 2016-CV-240  
Our File Number: 15-038837

Dear Sir/Madam:

Pursuant to your Sheriff's Statement, enclosed please find a check in the amount of \$984.48 representing the balance due for sheriff's costs.

Thank you for your assistance and should you have any questions, please feel free to contact our office at 614-220-5611 or via email at [post-sale-pa@mdk-llc.com](mailto:post-sale-pa@mdk-llc.com).

Sincerely,

Brittany Becker  
Legal Assistant



MANLEYDEAS.COM

P.O. BOX 165028  
COLUMBUS, OH 43216  
P 614-220-5611 | F 614-220-5613

August 8, 2016

Columbia County Sheriff  
Timothy Chamberlain  
35 West Main Street  
P.O. Box 380  
Bloomsburg, Pennsylvania 17815

Re: U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage  
Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1 v.  
Carol Hunter, et al.  
Property Address: 113 Foundryville Road, Berwick, PA 18603  
Docket No. 2016-CV-240  
Our File Number: 15-038837

Dear Sir or Madam:

Our office is the attorney on the Writ for the above-referenced sale. Please be advised that we are assigning the bid to **U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1, 8950 Cypress Waters Boulevard, Coppell, Texas 75019**. Please issue the Deed to the specified assignee.

Also enclosed are the following:

- two (2) original Realty Transfer Tax Affidavits of Value;
- a copy of the Mortgage and Assignment of Mortgage (if applicable)
- a self-addressed, stamped envelope for return of the deed.

Please bill us for any unpaid costs or refund any excess from our advance.

Should you have any questions, please feel free to contact me at 614.917.7018 or email [BABECKER@MANLEYDEAS.COM](mailto:BABECKER@MANLEYDEAS.COM).

Very truly yours,  
MANLEY DEAS KOCHALSKI LLC

By: Brittany Becker  
Brittany Becker, Legal Assistant

Enclosures

15-038837\_BAB4



**pennsylvania**  
 DEPARTMENT OF REVENUE  
 Bureau of Individual Taxes  
 PO BOX 280603  
 Harrisburg, PA 17128-0603

**REALTY TRANSFER TAX  
 STATEMENT OF VALUE**

See reverse for instructions.

**RECORDER'S USE ONLY**

State Tax Paid
Book Number
Page Number
Date Recorded

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is not set forth in the deed, (2) the deed is without consideration or by gift, or (3) a tax exemption is claimed. If more space is needed, please attach additional sheets. A Statement of Value (SOV) is not required if the transfer is wholly exempt from tax based on family relationship or public utility easement. However, it is recommended that a SOV accompany all documents filed for recording.

**A. CORRESPONDENT - All inquiries may be directed to the following person:**

Name Brittany Becker		Telephone Number: 614.917.7018	
Mailing Address P. O. Box 165028		City Columbus	State OH
		ZIP Code 43216-5028	

**B. TRANSFER DATA**

Date of Acceptance of Document 08/03/2016			
Grantor(s)/Lessor(s) Sheriff of Columbia County		Telephone Number: 570-389-5622	Grantee(s)/Lessee(s) U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1
		Telephone Number: 1-888-850-9398, ext. 2197 borrowers A-K, ext. 2192 borrowers I-Z	
Mailing Address 35 West Main Street, P.O. Box 380		Mailing Address 8950 Cypress Waters Boulevard	
City Bloomsburg	State PA	ZIP Code 17815	City Coppell
			State Texas
			ZIP Code 75019

**C. REAL ESTATE LOCATION**

Street Address 113 Foundryville Road		City, Township, Borough Township of Briar Creek	
County Columbia	School District Berwick Area School District	Tax Parcel Number 07-03B-44	

**D. VALUATION DATA**

Was transaction part of an assignment or relocation? <input type="checkbox"/> Y <input checked="" type="checkbox"/> N		
1. Actual Cash Consideration 5,000.00	2. Other Consideration +0.00	3. Total Consideration = 5,000.00
4. County Assessed Value 5,987.00	5. Common Level Ratio Factor x3.69	6. Computed Value = 22,092.03

**E. EXEMPTION DATA - Refer to instructions for exemption status.**

1a. Amount of Exemption Claimed 100%	1b. Percentage of Grantor's Interest in Real Estate 100%	1c. Percentage of Grantor's Interest Conveyed 100%
---	---	---

**2. Check Appropriate Box Below for Exemption Claimed.**

- Will or intestate succession. \_\_\_\_\_ (Name of Decedent) \_\_\_\_\_ (Estate File Number)
- Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- Transfer from a trust. Date of transfer into the trust \_\_\_\_\_  
If trust was amended attach a copy of original and amended trust.
- Transfer between principal and agent/straw party. (Attach complete copy of agency/straw party agreement.)
- Transfers to the commonwealth, the U.S. and instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- Transfer from mortgagor to a holder of a mortgage in default. (Attach copy of mortgage and note/assignment.)
- Corrective or confirmatory deed. (Attach complete copy of the deed to be corrected or confirmed.)
- Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- Other (Please explain exemption claimed.) \_\_\_\_\_

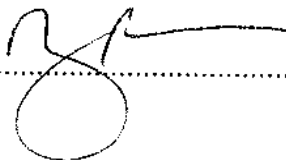
**Under penalties of law, I declare that I have examined this statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.**

Signature of Correspondent or Responsible Party Brittany Becker	Date 08/08/2016
--	--------------------

**FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH REQUESTED DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.**

STATE OF PENNSYLVANIA  
COUNTY OF COLEMAN } SS

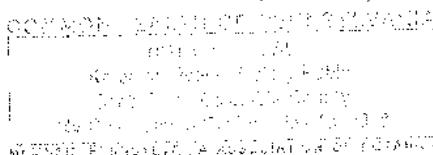
Paula J. Ream being duly sworn according to law deposes and says that Press Enterprise is a newspaper of general circulation with its principal office and place of business at 3185 Lackawanna Avenue, Bloomsburg, County of Columbia and State of Pennsylvania, and was established on the 1st day of March, 1902, and has been published daily, continuously in said Town, County and State since that day and on the attached notice July 13, 20, 27, 2016 that the affiant is one of the officers or publisher or designated agent of the owner or publisher of said newspaper in which legal advertisement was published; that neither the affiant nor Press Enterprise is interested in the subject matter of said notice and advertisement and that all of the allegations in the foregoing statement as to time, place, and character of publication are true.



Sworn and subscribed to before me this 27<sup>th</sup> day of July, 2016.

Karen M. Beach

(Notary Public)



And now,....., 20....., I hereby certify that the advertising and publication charges amounting to \$.....for publishing the foregoing notice, and the fee for this affidavit have been paid in full.

.....



MANLEYDEAS.COM

P.O. BOX 165028  
COLUMBUS, OH 43216  
P 614-220-5611 | F 614-220-5613

July 26, 2016

Columbia County Sheriff  
35 West Main Street  
P.O. Box 380  
Bloomsburg, Pennsylvania 17815

Re: U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage  
Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1 v.  
Carol Hunter, et al.  
Property Address: 113 Foundryville Road, Berwick, PA 18603  
Docket No. 2016-CV-240  
Our File Number: 15-038837

Enclosed please find a copy of an executed Affidavit of Service of Defendant/Owner and Other Parties of Interest Pursuant to Rule 3129.2 regarding the above referenced matter.

If you have any questions or concerns, please do not hesitate to contact our office at 614-220-5611.

Very truly yours,

Manley Deas Kochalski LLC  
Enclosure

15-038837\_AT

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

REAL ESTATE TAX CERTIFICATION

Date: 07/12/2016

Fee: \$5.00

Cert. NO: 25087

HUNTER CAROL  
113 FOUNDRYVILLE ROAD  
BERWICK PA 18603

District: BRIARCREEK TWP  
Deed: 20021 -1918  
Location: 113 FOUNDRYVILLE RD  
Parcel Id:07 -03B-044-00,000

Assessment: 5,987  
Balances as of 07/12/2016

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

COLUMBIA COUNTY SHERIFF

By: \_\_\_\_\_

Per: \_\_\_\_\_

**SHERIFF'S SALE COST SHEET**

vs. Hunter

NO. \_\_\_\_\_ ED NO. \_\_\_\_\_ JD DATE/TIME OF SALE \_\_\_\_\_

DOCKET/RETURN	\$15.00	
SERVICE PER DEF.	<u>\$165.00</u>	
LEVY (PER PARCEL	\$15.00	
MAILING COSTS	<u>\$36.00</u>	
ADVERTISING SALE BILLS & COPIES	\$17.50	
ADVERTISING SALE (NEWSPAPER)	\$15.00	
MILEAGE	<u>\$24.00</u>	
POSTING HANDBILL	\$15.00	
CRYING/ADJOURN SALE	\$10.00	
SHERIFF'S DEED	\$35.00	
TRANSFER TAX FORM	\$25.00	
DISTRIBUTION FORM	\$25.00	
COPIES	<u>\$5.50</u>	
NOTARY	<u>\$15.00</u>	
TOTAL *****		<u>\$418.00</u>

WEB POSTING	\$150.00	
PRESS ENTERPRISE INC.	<u>\$1020.48</u>	
SOLICITOR'S SERVICES	\$100.00	
TOTAL *****		<u>\$1270.48</u>

PROTHONOTARY (NOTARY)	\$10.00	
RECORDER OF DEEDS	<u>\$67.00</u>	
TOTAL *****		<u>\$77.00</u>

REAL ESTATE TAXES:

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

MUNICIPAL FEES DUE:

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

SURCHARGE FEE (DSTE)			<u>\$120.00</u>
MISC. <u>Luz. Co</u>		\$	<u>94.00</u>
TOTAL *****			<u>\$94.00</u>

TOTAL COSTS (OPENING BID) \$1984.48

**Tax Notice** 2016 County & Municipality  
 BRIARCREEK TWP  
**MAKE CHECKS PAYABLE TO:**  
 Joan M. Rothery  
 122 TWIN CHURCH ROAD  
 Berwick PA 18603

**HOURS:** MAR & APR - TUE & THUR: 6PM - 8PM  
 WED: 1-4 PM & 6 - 8 PM  
 OTHER MONTHS WEDNESDAY ONLY  
**PHONE:** 570-759-2118

FOR: COLUMBIA County			DATE	BILL NO.
DESCRIPTION	ASSESSMENT	MILLS	03/01/2016	11035
GENERAL	5,987	10.491	61.55	62.81
SINKING		1	5.87	5.99
FIRE		1	5.87	5.99
TWP RE		6	35.20	35.92
				INCL PENALTY
				69.09
				6.59
				6.59
				39.51

The discount & penalty have been calculated for your convenience

<b>PAY THIS AMOUNT</b>	108.49	110.71	121.78
	April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after

**TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED**

HUNTER CAROL  
 113 FOUNDRYVILLE ROAD  
 BERWICK PA 18603

	CNTY	TWP	
Discount	2 %	2 %	
Penalty	10 %	10 %	
<b>PARCEL: 07 -03B-044-00,000</b>			
113 FOUNDRYVILLE RD			
.2459 Acres			
	Land		1,982
	Buildings		4,005
<b>Total Assessment</b>			<b>5,987</b>

This tax returned to courthouse on: **January 1, 2017**

**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**

*S. SALE*

**2016 SCHOOL REAL ESTATE TAX NOTICE**  
 Berwick Area School District  
 Briar Creek Township

**Make Check Payable To:**  
 The Berwick Area School District  
 Joan Rothery, Tax Collector  
 122 Twin Church Road  
 Berwick, PA 18603  
 Telephone: 570-759-2118 Email: j.rothery@yahoo.com

Taxes are due and payment is requested from:

007182  
 027  
 HUNTER CAROL  
 113 FOUNDRYVILLE RD  
 BERWICK, PA 18603-5901

Bill Date: 7/1/2016 Bill #: 774

**RETURN THIS TOP PART IF PAYING IN FULL**

Parcel #: 07 03B04400000	Prop. Type
Property Location and Description: 113 FOUNDRYVILLE RD 246	Assessment: L= 1,982 B= 4,005 T= 5,987

Tax Description	Mills/Rate	Amount
SCHOOL REAL ESTATE	44.2300	264.81
HOMESTEAD EXCLUSION	(4,228.00)	(187.00)
FARMSTEAD EXCLUSION	NA	NA
If Paid By 8/31/2016	2% Discounted Amount	76.26
If Paid By 10/31/2016	FACE Amount	77.81
If Paid After 10/31/2016	10% Penalty Amount	85.59

**Last Day to Pay: 12/31/2016**  
 For a receipt, return the entire bill with payment and a self-addressed stamped envelope.

**Office Hours:**  
 July and August - Tuesday and Thursday from 6 - 8pm  
 July and August - Wednesday from 1 - 4pm and 6 - 8pm  
 September thru December - Wednesday hours only

*Homeschool/Farmstead Applied*

*2016 ED 70*

**JOAN ROTHERY  
TAX COLLECTOR  
BRIAR CREEK TOWNSHIP**

**122 TWIN CHURCH ROAD  
BERWICK, PA 18603**

**(570) 759-2118**

~~(570) 759-1181 FAX~~

**TO:** Sheriff's Office

**FAX:** 389-5625

**PAGES:** 2 (INC. COVER)

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



MANLEYDEAS.COM

P.O. BOX 165028  
COLUMBUS, OH 43216  
P 614-220-5611 | F 614-220-5613

June 30, 2016

Columbia County Sheriff  
35 West Main Street  
P.O. Box 380  
Bloomsburg, Pennsylvania 17815

Re: U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage  
Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1 v.  
Carol Hunter, et al.  
Property Address: 113 Foundryville Road, Berwick, PA 18603  
Docket No. 2016-CV-240  
Our File Number: 15-038837

Dear Sir/Madam:

Enclosed please find a copy of an Amended Affidavit Pursuant to Rule 3129.1 regarding the  
above referenced matter.

If you should have any questions, please do not hesitate to contact me at 614-917-1764.

BY: Alex Throckmorton  
Alex Throckmorton, Legal Assistant  
P. O. Box 165028  
Columbus, OH 43216-5028  
Email: athrockmorton@manleydcas.com  
File No.: 15-038837  
614-220-5611; FAX 614-220-5613

15-038837\_AT



2. Name and Address of Defendant(s) in the Judgment:

CAROL HUNTER  
113 Foundryville Road  
Berwick, PA 18603

KENNETH W. HUNTER, SR., AKA KENNETH W. HUNTER  
113 Foundryville Road  
Berwick, PA 18603

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

U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR  
SPRINGLEAF MORTGAGE LOAN TRUST 2013-1, MORTGAGE-BACKED NOTES,  
SERIES 2013-1  
*Plaintiff*

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

U.S. BANK NATIONAL ASSOCIATION , AS INDENTURE TRUSTEE FOR  
SPRINGLEAF MORTGAGE LOAN TRUST 2013-1  
*Plaintiff*

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

COLUMBIA COUNTY TAX CLAIM BUREAU  
11 West Main Street  
Main Street County Annex  
Bloomsburg, PA 17815

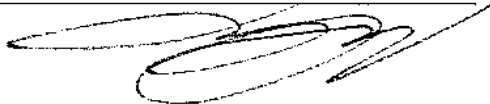
6. Name and Address of every other person who has any record interest in the property and whose interest may be affected by the sale:

COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF WELFARE  
P.O. Box 2675  
Harrisburg, PA 17105

7. Name and Address of every other person of whom the Plaintiff has knowledge who has any interest in the property which may be affected by the sale:

COLUMBIA COUNTY DOMESTIC RELATIONS OFFICE  
11 West Main Street, 2nd Floor  
Bloomsburg, PA 17815

Kimberly A. Bonner, Esquire (89705)  
Scott A. Dieterick, Esquire (55650)  
Kimberly J. Hong, Esquire (74950)  
Michael B. Carleton, Esquire (203009)  
Meredith H. Wooters, Esquire (307207)  
Justin F. Kobeski, Esquire (200392)  
Holly N. Wolf, Esquire (322153)  
Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028  
Telephone: 614-222-4921  
Fax: 614-220-5613  
Email: kabonner@manleydeas.com  
Attorney for Plaintiff



6/30/16

Dated:

I verify that the statements made in this Affidavit are true and correct to the best of my personal knowledge, information and belief. I understand that false statements herein are made subject to the penalties of 18 Pa.C.S.A. § 4904 relating to unsworn falsification to authorities.

PA DEPT. OF REVENUE - INHERITANCE TAX DIVISION  
6<sup>th</sup> Floor, Strawberry Square  
Department 280601  
Harrisburg, PA 17128

UNKNOWN SPOUSE  
113 Foundryville Road  
Berwick, PA 18603

UNKNOWN TENANT OR TENANTS  
113 Foundryville Road  
Berwick, PA 18603

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF  
MOR  
vs.  
KENNETH HUNTER, SR (et al.)

Case Number  
2016CV240

SHERIFF'S RETURN OF SERVICE

06/28/2016 10:37 AM - DEPUTY KEVIN DENT, BEING DULY SWORN ACCORDING TO LAW, STATES SERVICE WAS PERFORMED BY POSTING A TRUE COPY OF THE REQUESTED HANDBILL UPON THE REAL ESTATE LOCATED AT 113 FOUNDRYVILLE ROAD, BERWICK, PA 18603.

KEVIN DENT, DEPUTY

SO ANSWERS,

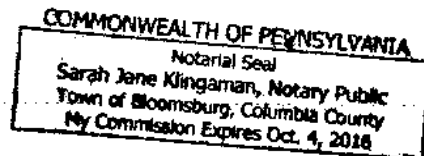
TIMOTHY T. CHAMBERLAIN, SHERIFF

June 29, 2016

NOTARY

Affirmed and subscribed to before me this

29TH day of JUNE, 2016



Plaintiff Attorney: MANLEY DEAS KOCHALSKI LLC, P.O. BOX 165028, COLUMBUS, OH 43216-5028

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF MOR  
vs.  
HUNTER SR, KENNETH (et al.)

Case Number  
2016CV240

## SERVICE COVER SHEET

**Service Details:**

<b>Category:</b>	Real Estate Sale - Posting - Sale Bill	<b>Zone:</b>	
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	
<b>Notes:</b>	SALE DATE & TIME: 08/03/2016 AT 9:00 AM SHERIFF'S SALE BILL		
<b>Warrant:</b>			

**Serve To:**

<b>Name:</b>	(POSTING)
<b>Primary Address:</b>	113 FOUNDRYVILLE ROAD BERWICK, PA 18603
<b>Phone:</b>	<b>DOB:</b>
<b>Alternate Address:</b>	
<b>Phone:</b>	

**Final Service:**

<b>Served:</b>	Personally · Adult In Charge · <u>Posted</u> · Other		
<b>Adult In Charge:</b>			
<b>Relation:</b>			
<b>Date:</b>	6/28/16	<b>Time:</b>	1037
<b>Deputy:</b>	5	<b>Mileage:</b>	

**Attorney / Originator:**

<b>Name:</b> MANLEY DEAS KOCHALSKI LLC	<b>Phone:</b>
--	---------------

**Service Attempts:**

<b>Date:</b>						
<b>Time:</b>						
<b>Mileage:</b>						
<b>Deputy:</b>						

**Service Attempt Notes:**

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_
6. \_\_\_\_\_

(POSTING) 2016CV240 113 FOUNDRYVILLE ROAD, BERWICK, PA 18603 NO EXPIRATION

# PRESS ENTERPRISE

3185 Lackawanna Ave  
 Bloomsburg, PA 17815

Classifieds: (570) 784-6151  
 Toll Free: 888-231-9767 ext 1299  
 Fax: (570) 784-6152

Proof of Ad 06/01/16

Account:
Name:
Company: <b>TIM CHAMBERLAIN - COLUM COUNTY SHERIFF</b>
Address: <b>PO BOX 380 BLOOMSBURG, PA 17815</b>

Ad ID:	1075326
Description:	Hunter Sheriff Sale 70 &
240 Of 2016	
Run Dates:	07/13/16 to 07/27/16
Class:	2
Agate Lines:	186
Blind Box:	

<b>Total Ad Cost</b>	<b>\$1,020.48</b>			
<b>Amount Paid</b>	<b>\$0.00</b>			
<b>Publication</b>	<b>Start</b>	<b>Stop</b>	<b>Inserts</b>	<b>Cost</b>
Press Enterprise	07/13/16	07/27/16	3	\$1,020.48

**SHERIFF'S SALE**  
 By Virtue of a Writ of Execution (Mortgage Foreclosure)  
 No. 2016CV240

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, 2016**  
**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.

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

Beginning at Walnut Tree along the Westerly side of Public Road Leading to Berwick; thence North along said Public Road for a distance of 119 feet to the land of D. G. Kline; thence west along the land of D. G. Kline; thence along the Creek South for a distance of 130 feet to the land of Walter B. Kline; thence East along the land of said Walter and Catherine Kline; thence East along the land of said Walter and Catherine Kline for a distance of 100 feet to the Public Road, the point of beginning.  
 Parcel No.: 07-03B-44  
 Being the same property conveyed to Carol Hunter, unmarried, who acquired title by virtue of a deed from Kenneth Hunter and Carol Hunter, his wife, dated October 7, 2002, recorded October 8, 2002, at Document ID 200211918, Columbia County, Pennsylvania records.  
 Property known as 113 Foundryville Road, Berwick, PA 18603  
**PROPERTY ADDRESS: 113 FOUNDRYVILLE ROAD, BERWICK, PA 18603**  
 UPI / TAX PARCEL NUMBER: 07-03B-44

**Seized and taken into execution to be sold as the property of KENNETH HUNTER, SR, CAROL HUNTER, CAROL HUNTER, KENNETH HUNTER in suit of U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF MOR.**

**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.

**TIMOTHY T. CHAMBERLAIN, Sheriff**  
 COLUMBIA COUNTY, Pennsylvania

Attorney for the Plaintiff:  
 MANLEY DEAS KOCHALSKI LLC  
 COLUMBUS, OH

**JOAN ROTHERY  
TAX COLLECTOR  
BRIAR CREEK TOWNSHIP**

**122 TWIN CHURCH ROAD  
BERWICK, PA 18603**

**(570) 759-2118  
(570) 759-1681 FAX**

**TO:** Sheriff's Office

**FAX:** 389-5625

**PAGES:** 2 - (INC. COVER)

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

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

CIVIL DIVISION

Docket No.: 2016-CV-240

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY PURSUANT TO  
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129**

Kenneth W. Hunter, Sr., AKA Kenneth W. Hunter  
270 East Main Street  
Apartment 426  
Nanticoke, PA 18634

**Tax Notice** 2016 County & Municipality

BRIARCREEK TWP  
**MAKE CHECKS PAYABLE TO:**

Joan M. Rothery  
122 TWIN CHURCH ROAD  
Berwick PA 18603

**HOURS:** MAR & APR - TUE & THUR: 6PM - 8PM  
WED: 1-4 PM & 6 - 8 PM

OTHER MONTHS WEDNESDAY ONLY

PHONE: 570-759-2118

FOR: COLUMBIA County			DATE 03/01/2016	BILL NO. 11035	
DESCRIPTION	ASSESSMENT	MILLS	LESS DISCOUNT	TAX AMOUNT DUE	INCL PENALTY
GENERAL	5.987	10.491	61.55	62.81	69.09
SINKING		1	5.87	5.99	6.59
FIRE		1	5.87	5.99	6.59
TWP RE		6	35.20	35.92	39.51
The discount & penalty have been calculated for your convenience			<b>PAY THIS AMOUNT</b>	<b>108.49</b>	<b>110.71</b>
			April 30 If paid on or before	June 30 If paid on or before	June 30 If paid after
					<b>121.78</b>

**TAXES ARE DUE & PAYABLE - PROMPT PAYMENT IS REQUESTED**

HUNTER CAROL  
113 FOUNDRYVILLE ROAD  
BERWICK PA 18603

CNTY TWP  
Discount 2 % 2 %  
Penalty 10 % 10 %  
PARCEL: 07 -03B-044-00,000  
113 FOUNDRYVILLE RD  
.2459 Acres Land 1,982  
Buildings 4,005  
Total Assessment 5,987

This tax returned  
to courthouse on:  
**January 1, 2017**

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

**FILE COPY**

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF  
MOR  
vs.  
HUNTER SR, KENNETH (et al.)

Case Number  
2016CV240

## SERVICE COVER SHEET

### Service Details:

<b>Category:</b> Real Estate Sale - Sale Notice	<b>Zone:</b> 70
<b>Manner:</b> < Not Specified >	<b>Expires:</b>
<b>Notes:</b> SALE DATE & TIME: 08/03/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS	

### Serve To:

<b>Name:</b> Columbia County Tax Office
<b>Primary Address:</b> PO Box 380 Bloomsburg, PA 17815
<b>Phone:</b> 570-389-5649 <b>DOB:</b>
<b>Alternate Address:</b>
<b>Phone:</b>

### Final Service:

<b>Served:</b> Personally · Adult In Charge · Posted · Other
<b>Adult In Charge:</b> Deb Miller
<b>Relation:</b> Clerk
<b>Date:</b> 5-9-16 <b>Time:</b> 4:00
<b>Deputy:</b> 4 <b>Mileage:</b>

### Attorney / Originator:

<b>Name:</b> MANLEY DEAS KOCHALSKI LLC
<b>Phone:</b>

### Service Attempts:

<b>Date:</b>					
<b>Time:</b>					
<b>Mileage:</b>					
<b>Deputy:</b>					

### Service Attempt Notes:

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_
6. \_\_\_\_\_

COLUMBIA COUNTY TAX C

2016CV240

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF  
MOR  
vs.  
HUNTER SR, KENNETH (et al.)

Case Number  
2016CV240

## SERVICE COVER SHEET

### Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	70
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 08/03/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

### Serve To:

Name:	Domestic Relations Office of Columbia Co		
Primary Address:	11 WEST MAIN STREET 2ND FLOOR Bloomsburg, PA 17815		
Phone:		DOB:	
Alternate Address:			
Phone:			

### Final Service:

Served:	Personally · Adult <input checked="" type="checkbox"/> Charge · Posted · Other		
Adult In Charge:	Karen Richenkopf		
Relation:	Clerk		
Date:	5-9-16	Time:	4:05
Deputy:	4	Mileage:	

### Attorney / Originator:

Name:	MANLEY DEAS KOCHALSKI LLC	Phone:	
-------	---------------------------	--------	--

### Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

### Service Attempt Notes:

- 
- 
- 
- 
- 
- 

DOMESTIC RELATIONS OF 2016CV240 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, PA NO EXPIRATION

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2016CV240

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, 2016**  
**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.

---

All that certain piece or parcel of land situate in the Village of Foundryville, Township of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:  
Beginning at Walnut Tree along the Westerly side of Public Road Leading to Berwick; thence North along said Public Road for a distance of 119 feet to the land of D. G. Klinetob; thence west along the land of D. G. Klinetob for a distance of 60 feet to the creek; thence along the Creek South for a distance of 130 feet to the land of Walter B. Klinetob and Catherine Klinetob; thence East along the land of said Walter and Catherine Klinetob for a distance of 100 feet to the Public Road, the point of beginning.

Parcel No.: 07-03B-44

Being the same property conveyed to Carol Hunter, unmarried, who acquired title by virtue of a deed from Kenneth Hunter and Carol Hunter, his wife, dated October 7, 2002, recorded October 8, 2002, at Document ID 200211918, Columbia County, Pennsylvania records.

Property known as 113 Foundryville Road, Berwick, PA 18603

PROPERTY ADDRESS: 113 FOUNDRYVILLE ROAD, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 07-03B-44

Seized and taken into execution to be sold as the property of KENNETH HUNTER, SR, CAROL HUNTER, CAROL HUNTER, KENNETH HUNTER in suit of U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF MOR.

---

**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:  
MANLEY DEAS KOCHALSKI LLC  
COLUMBUS, OH

**TIMOTHY T. CHAMBERLAIN, Sheriff**  
COLUMBIA COUNTY, Pennsylvania

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

2016 - ED - 70

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

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):

SEE EXHIBIT "A" ATTACHED

Amount due	\$	<u>25,593.59</u>
Interest from January 26, 2016 to date of sale	\$	<u>929.17</u>
Total (Costs to be added)	\$	<u>26,522.76</u>

Dated: May 3, 2016

Barbara W. Auletto  
Prothonotary

(SEAL)

By: Stephanie Stroup  
Clerk

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

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

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

Beginning at Walnut Tree along the Westerly side of Public Road Leading to Berwick; thence North along said Public Road for a distance of 119 feet to the land of D. G. Klinetob; thence west along the land of D. G. Klinetob for a distance of 60 feet to the creek; thence along the Creek South for a distance of 130 feet to the land of Walter B. Klinetob and Catherine Klinetob; thence East along the land of said Walter and Catherine Klinetob for a distance of 100 feet to the Public Road, the point of beginning.

Parcel No.: 07-03B-44

Being the same property conveyed to Carol Hunter, unmarried, who acquired title by virtue of a deed from Kenneth Hunter and Carol Hunter, his wife, dated October 7, 2002, recorded October 8, 2002, at Document ID 200211918, Columbia County, Pennsylvania records.

Property known as 113 Foundryville Road, Berwick, PA 18603

**Exhibit "A"**

REAL ESTATE OUTLINE

ED # 2016 ED 70

DATE RECEIVED May 3 2016  
DOCKET AND INDEX 2016 24 240

CHECK FOR PROPER INFO.

WRIT OF EXECUTION	<u>X</u>	
COPY OF DESCRIPTION	<u>X</u>	
WHEREABOUTS OF LKA	<u>X</u>	
NON-MILITARY AFFIDAVIT	<u>X</u>	
NOTICES OF SHERIFF SALE	<u>X</u>	
WAIVER OF WATCHMAN	<u>X</u>	
AFFIDAVIT OF LIENS LIST	<u>X</u>	
CHECK FOR \$1,350.00 OR _____	<u>X</u>	CK# <u>108046</u>

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

SALE DATE Aug. 3, 2016 TIME 9:00  
 POSTING DATE \_\_\_\_\_  
 ADV. DATES FOR NEWSPAPER

1 <sup>ST</sup> WEEK	_____
2 <sup>ND</sup> WEEK	_____
3 <sup>RD</sup> WEEK	_____



MANLEYDEAS.COM

P.O. BOX 165028  
COLUMBUS, OH 43216  
P 614-220-5611 | F 614-220-5613

April 25, 2016

Office of the Sheriff  
35 West Main Street  
P.O. Box 380  
Bloomsburg, Pennsylvania 17815

Re: U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage  
Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1 v.  
Carol Hunter, et al.  
Property Address: 113 Foundryville Road, Berwick, PA 18603  
Docket No. 2016-CV-240  
Our File Number: 15-038837

Dear Sir/Madam:

**Please be advised that Plaintiff's counsel will serve defendants Notice of Sheriff Sales personally and also serve via certified mail, return receipt requested.**

Should you have any questions or need further documentation, please feel free to contact me at 614-917-1764.

MANLEY DEAS KOCHALSKI LLC

Alex Throckmorton  
Legal Assistant

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

Execution No.: 2016-ED-70

**AFFIDAVIT PURSUANT TO RULE 3129.1**

U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1, Plaintiff in the above action, sets forth as of the date the Praecipe for Writ of Execution was filed the following information concerning the real property located at 113 Foundryville Road, Berwick, PA 18603:

1. Name and Address of Owner(s) or Reputed Owner(s):

CAROL HUNTER  
270 East Main Street  
Apartment 426  
Nanticoke, PA 18634

KENNETH W. HUNTER, SR., AKA KENNETH W. HUNTER  
270 East Main Street  
Apartment 426  
Nanticoke, PA 18634

2. Name and Address of Defendant(s) in the Judgment:

CAROL HUNTER  
270 East Main Street  
Apartment 426  
Nanticoke, PA 18634

KENNETH W. HUNTER, SR., AKA KENNETH W. HUNTER  
270 East Main Street  
Apartment 426  
Nanticoke, PA 18634

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

U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR  
SPRINGLEAF MORTGAGE LOAN TRUST 2013-1, MORTGAGE-BACKED NOTES,  
SERIES 2013-1  
*Plaintiff*

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

U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR  
SPRINGLEAF MORTGAGE LOAN TRUST 2013-1, MORTGAGE-BACKED NOTES,  
SERIES 2013-1  
*Plaintiff*

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

COLUMBIA COUNTY TAX CLAIM BUREAU  
11 West Main Street  
Main Street County Annex  
Bloomsburg, PA 17815

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:

COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF WELFARE  
P.O. Box 2675  
Harrisburg, PA 17105

7. Name and Address of every other person of whom the Plaintiff has knowledge who has any interest in the property which may be affected by the sale:

COLUMBIA COUNTY DOMESTIC RELATIONS OFFICE  
11 West Main Street, 2nd Floor  
Bloomsburg, PA 17815

UNKNOWN TENANT OR TENANTS  
113 Foundryville Road  
Berwick, PA 18603

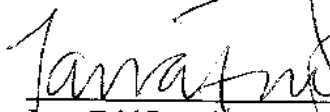
UNKNOWN SPOUSE  
113 Foundryville Road  
Berwick, PA 18603  
AND  
270 East Main Street  
Apartment 426  
Nanticoke, PA 18634

PA DEPT. OF REVENUE – INHERITANCE TAX DIVISION  
6<sup>th</sup> Floor, Strawberry Square  
Department 280601  
Harrisburg, PA 17128

I verify that the statements made in this Affidavit are true and correct to the best of my personal knowledge, information and belief. I understand that false statements herein are made subject to the penalties of 18 Pa.C.S.A. § 4904 relating to unsworn falsification to authorities.

Dated:

5/2/2016



Jana Fridfinnsdottir, Esquire (315944) ✓  
Scott A. Dieterick, Esquire (55650)  
Kimberly A. Bonner, Esquire (89705)  
Kimberly J. Hong, Esquire (74950)  
Michael E. Carleton, Esquire (203009)  
Meredith H. Wooters, Esquire (307207)  
Justin F. Kobeski, Esquire (200392)  
Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028  
Telephone: 614-222-4921  
Fax: 614-220-5613  
Email: jfridfinnsdottir@manleydeas.com  
Attorney for Plaintiff

6. 1 Original and five (5) copies of the Legal Description, including the improvements, parcel number and property address;
7. 1 Sheriff Service Form for posting the property with the Handbill, along with a self-addressed, stamped envelope for return of service of the Handbill;
8. **Check in the amount of \$1,500.00, made payable to the Sheriff of Columbia County, for advanced sale costs.** 1550.00

Should you or the Sheriff's Office have any questions or need further documentation, please feel free to contact me at 614-917-1764.

MANLEY DEAS KOCHALSKI LLC

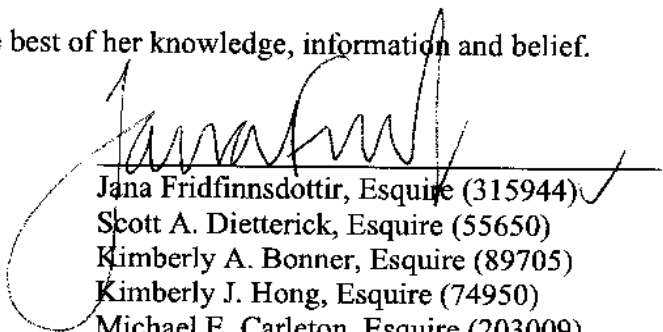
BY: s/ Alex Throckmorton  
Alex Throckmorton, Legal Assistant  
P. O. Box 165028  
Columbus, OH 43216-5028  
Email: athrockmorton@manleydeas.com  
File No.: 15-038837  
614-220-5611; FAX 614-220-5613

Enclosures

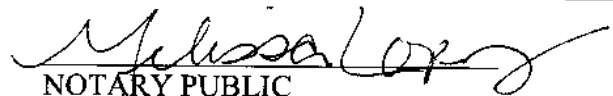
cc: Sheriff of Columbia County (w/encl)



W. Hunter, Sr., AKA Kenneth W. Hunter, whose last known address is 270 East Main Street,  
Apartment 426, Nanticoke, PA 18634, to the best of her knowledge, information and belief.

  
Jana Fridfinnsdottir, Esquire (315944) ✓  
Scott A. Dietterick, Esquire (55650)  
Kimberly A. Bonner, Esquire (89705)  
Kimberly J. Hong, Esquire (74950)  
Michael E. Carleton, Esquire (203009)  
Meredith H. Wooters, Esquire (307207)  
Justin F. Kobeski, Esquire (200392)  
Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028  
Telephone: 614-222-4921  
Fax: 614-220-5613  
Email: jfridfinnsdottir@manleydeas.com  
Attorney for Plaintiff

Sworn to and subscribed before me this 2 day of May, 2016

  
NOTARY PUBLIC

My commission expires: \_\_\_\_\_

COMMONWEALTH OF PENNSYLVANIA  
NOTARIAL SEAL  
Melissa Lopez, Notary Public  
Upper Allen Twp., Cumberland County  
My Commission Expires Feb. 22, 2020  
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-1

CIVIL DIVISION

Docket No.: 2016-CV-240

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

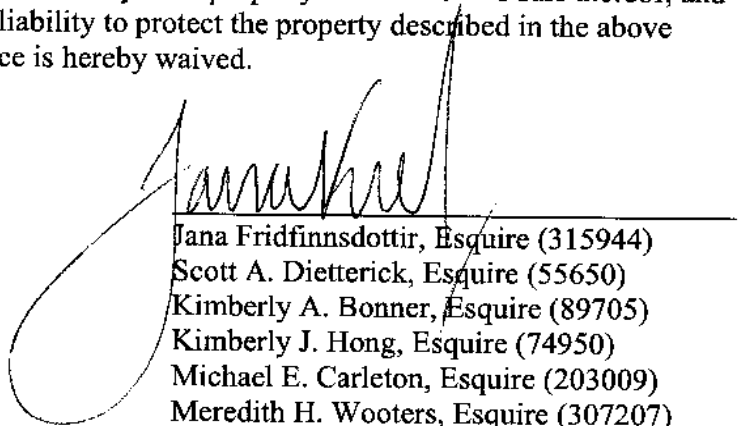
Defendants.

**WAIVER OF WATCHMAN/WAIVER OF INSURANCE**

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

Dated:

5/2/2016



Jana Fridfinnsdottir, Esquire (315944)

Scott A. Dieterick, Esquire (55650)

Kimberly A. Bonner, Esquire (89705)

Kimberly J. Hong, Esquire (74950)

Michael E. Carleton, Esquire (203009)

Meredith H. Wooters, Esquire (307207)

Justin F. Kobeski, Esquire (200392)

Manley Deas Kochalski LLC

P. O. Box 165028

Columbus, OH 43216-5028

Telephone: 614-222-4921

Fax: 614-220-5613

Email: [jfridfinnsdottir@manleydeas.com](mailto:jfridfinnsdottir@manleydeas.com)

Attorney for Plaintiff

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

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

Beginning at Walnut Tree along the Westerly side of Public Road Leading to Berwick; thence North along said Public Road for a distance of 119 feet to the land of D. G. Klinetob; thence west along the land of D. G. Klinetob for a distance of 60 feet to the creek; thence along the Creek South for a distance of 130 feet to the land of Walter B. Klinetob and Catherine Klinetob; thence East along the land of said Walter and Catherine Klinetob for a distance of 100 feet to the Public Road, the point of beginning.

Parcel No.: 07-03B-44

Being the same property conveyed to Carol Hunter, unmarried, who acquired title by virtue of a deed from Kenneth Hunter and Carol Hunter, his wife, dated October 7, 2002, recorded October 8, 2002, at Document ID 200211918, Columbia County, Pennsylvania records.

Property known as 113 Foundryville Road, Berwick, PA 18603

**Exhibit "A"**

# SHERIFF'S OFFICE OF LUZERNE COUNTY

Brian M. Szumski  
Sheriff



C. David Pedri  
County Manager

Joan Hoggarth  
Director of Judicial Services & Records

US BANK NATIONAL ASSOCIATION  
vs.  
CAROL HUNTER (et al.)

Case Number  
2016-CV-240

## SHERIFF'S RETURN OF SERVICE

- 05/10/2016 01:06 PM - DEPUTY MAURICE LAMOREUX, BEING DULY SWORN ACCORDING TO LAW, DEPOSES AND SAYS, THAT SERVICE WAS ATTEMPTED TO THE DEFENDANT, TO WIT: CAROL HUNTER AT 270 E MAIN ST, APT 426, NANTICOKE, PA 18634. THE DEFENDANT WAS FOUND TO HAVE MOVED.
- 06/01/2016 10:00 AM - DEPUTY MAURICE LAMOREUX, BEING DULY SWORN ACCORDING TO LAW, DEPOSES AND SAYS, AN ATTEMPT TO SERVE THE NOTICE OF SHERIFF SALE & WRIT OF EXECUTION UPON KENNETH W HUNTER A/K/A KENNETH W HUNTER, SR, AT 270 E MAIN ST, APT 426, NANTICOKE, PA 18634, WAS UNSUCCESSFUL. WENT TO ADDRESS THE DEFENDANT DOESN NOT RESIDE AT APT 426 BUT DOES RESIDE AT APT 625. I MADE FOUR ATTEMPTS TO APT 426 BUT GOT NO RESPONSE. NOTICE OF SHERIFF SALE & WRIT OF EXECUTION RETURNED AS NOT FOUND.

*Maurice Lamoreux*

MAURICE LAMOREUX, DEPUTY

SO ANSWERS,

*Brian M. Szumski*

BRIAN M. SZUMSKI, SHERIFF

June 01, 2016

COMMONWEALTH OF PENNSYLVANIA  
 NOTARIAL SEAL  
 PATRICIA E BENZI, Notary Public  
 Kingston Boro., Luzerne County  
 My Commission Expires December 24, 2017

NOTARY

Affirmed and subscribed to before me this

1ST day of JUNE

, 2016

*Pat Benzi*

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF MOR  
vs.  
HUNTER SR, KENNETH (et al.)

Case Number  
2016CV240

## SERVICE COVER SHEET

**Service Details:**

<b>Category:</b>	Real Estate Sale - Sale Notice	<b>Zone:</b>	70
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	
<b>Notes:</b>	SALE DATE & TIME: 08/03/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		
	5/3/16 Per Sharon \$84.00 / 10.00		

**Serve To:**

<b>Name:</b>	CAROL HUNTER
<b>Primary Address:</b>	270 EAST MAIN STREET APT#426 NANTICOKE, PA 18634
<b>Phone:</b>	<b>DOB:</b>
<b>Alternate Address:</b>	
<b>Phone:</b>	

**Final Service:**

<b>Served:</b>	Personally · Adult In Charge · Posted · Other		
<b>Adult In Charge:</b>			
<b>Relation:</b>			
<b>Date:</b>		<b>Time:</b>	
<b>Deputy:</b>		<b>Mileage:</b>	

**Attorney / Originator:**

<b>Name:</b> MANLEY DEAS KOCHALSKI LLC	<b>Phone:</b>
--	---------------

**Service Attempts:**

<b>Date:</b>						
<b>Time:</b>						
<b>Mileage:</b>						
<b>Deputy:</b>						

**Notes / Special Instructions:**

Now, May 04, 2016 I, Sheriff of Columbia County, Pennsylvania do hereby deputize the Sheriff of Luzerne County to execute service of the documents herewith and make return thereof according to law.

**Return To:**

COLUMBIA COUNTY SHERIFF'S OFFICE  
P.O. BOX 380  
BLOOMSBURG, PA 17815

*Timothy T. Chamberlain*  
TIMOTHY T. CHAMBERLAIN, SHERIFF

HUNTER, CAROL  
2016CV240  
270 EAST MAIN STREET, APT#426, NANTICOKE, PA 18634 NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF MOR  
vs.  
HUNTER SR, KENNETH (et al.)

Case Number  
2016CV240

## SERVICE COVER SHEET

**Service Details:**

<b>Category:</b>	Real Estate Sale - Sale Notice	<b>Zone:</b>	70
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	<b>Warrant:</b>
<b>Notes:</b>	SALE DATE & TIME: 08/03/2016 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		
	5/2/16 Per Sharon \$ 84. <sup>00</sup> / 10. <sup>00</sup>		

**Serve To:**

**Name:** KENNETH HUNTER, SR  
**Primary Address:** 270 EAST MAIN STREET  
APT# 426  
NANTICOKE, PA 18634  
**Phone:** \_\_\_\_\_ **DOB:** \_\_\_\_\_  
**Alternate Address:** \_\_\_\_\_  
**Phone:** \_\_\_\_\_

**Final Service:**

**Served:** Personally · Adult In Charge · Posted · Other  
**Adult In Charge:** \_\_\_\_\_  
**Relation:** \_\_\_\_\_  
**Date:** \_\_\_\_\_ **Time:** \_\_\_\_\_  
**Deputy:** \_\_\_\_\_ **Mileage:** \_\_\_\_\_

**Attorney / Originator:**

**Name:** MANLEY DEAS KOCHALSKI LLC **Phone:** \_\_\_\_\_

**Service Attempts:**

<b>Date:</b>						
<b>Time:</b>						
<b>Mileage:</b>						
<b>Deputy:</b>						

**Notes / Special Instructions:**

Now, May 04, 2016 I, Sheriff of Columbia County, Pennsylvania do hereby deputize the Sheriff of Luzerne County to execute service of the documents herewith and make return thereof according to law.

**Return To:**

COLUMBIA COUNTY SHERIFF'S OFFICE  
P.O. BOX 380  
BLOOMSBURG, PA 17815

*Timothy T. Chamberlain*  
TIMOTHY T. CHAMBERLAIN, SHERIFF

HUNTER SR, KENNETH 2016CV240 270 EAST MAIN STREET, APT# 426, NANTICOKE, PA 186: NO EXPIRATION

# SHERIFF'S OFFICE OF LUZERNE COUNTY

Brian M. Szumski  
Sheriff



C. David Pedri  
Acting County Manager

Joan Hoggarth  
Director of Judicial Services & Records

US BANK NATIONAL ASSOCIATION  
vs.  
CAROL HUNTER (et al.)

Case Number  
2016-CV-240

## DEPOSIT RECEIPT

Printed: 5/6/2016 10:59:59AM

Receipt No: 9791

Date: 05/06/2016

Type: Civil Action - OC

Paid By: COLUMBIA COUNTY SHERIFF OFFICE

<u>Check No:</u>	<u>Check Date:</u>	<u>Description:</u>	<u>Deposit Amount:</u>
7349	05/04/2016	Advance Fee	\$84.00

Mail To: COLUMBIA COUNTY SHERIFF OFFICE

Origin: Foreign County Columbia

Received by: SW

Luzerne County Sheriff, Wilkes-Barre, Pennsylvania, 18711, (570) 825-1651, (570) 825-1849 (fax)

© CountySafe Sheriff Telecomm, Inc.

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

**NOTICE OF SHERIFF'S SALE  
OF REAL PROPERTY PURSUANT TO  
PENNSYLVANIA RULE OF CIVIL PROCEDURE 3129**

Kenneth W. Hunter, Sr., AKA Kenneth W. Hunter  
270 East Main Street  
Apartment 426  
Nanticoke, PA 18634

**TAKE NOTICE:**

That the Sheriff's Sale of Real Property (Real Estate) will be held at the Columbia County Sheriff's Office, 35 West Main Street, P.O. Box 380, Bloomsburg, Pennsylvania 17815 on Aug. 3<sup>rd</sup> 2016 at 9:00 am prevailing local time.

THE PROPERTY TO BE SOLD is delineated in detail in a legal description consisting of a statement of the measured boundaries of the property, together with a brief mention of the buildings and any other major improvements erected on the land.

(SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A").

The LOCATION of your property to be sold is:

**113 Foundryville Road, Berwick, PA 18603**

The JUDGMENT under or pursuant to which your property is being sold is docketed to:

**No. 2016-CV-240**

THE NAME(S) OF THE OWNER(S) OR REPUTED OWNER(S) OF THIS PROPERTY ARE:

**Carol Hunter  
Kenneth W. Hunter, Sr., AKA Kenneth W. Hunter**

A SCHEDULE OF DISTRIBUTION, being a list of the persons and/or governmental or corporate entities or agencies being entitled to receive part of the proceeds of the sale received and to be disbursed by the Sheriff (for example to banks that hold mortgages and municipalities that are owed taxes), will be filed by the Sheriff thirty (30) days after the sale, and distribution of the proceeds of sale in accordance with this schedule will, in fact, be made unless someone objects by filing exceptions to it, within ten (10) days of the date it is filed. Information about the Schedule of Distribution may be obtained from the Sheriff of the Court of Common Pleas of Columbia County, 35 West Main Street, P.O. Box 380, Bloomsburg, Pennsylvania 17815.

**THIS PAPER IS A NOTICE OF THE TIME AND PLACE OF THE SALE OF YOUR PROPERTY.**

It has been issued because there is a Judgment against you. It may cause your property to be held, to be sold or taken to pay the Judgment. You may have legal rights to prevent your property from being taken. A lawyer can advise you more specifically of these rights. If you wish to exercise your rights, you must act promptly.

**YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET FREE LEGAL ADVICE.**

**Pennsylvania Lawyer Referral Service  
Pennsylvania Bar Association  
P.O. Box 186  
Harrisburg, PA 17108**

**(800) 692-7375**

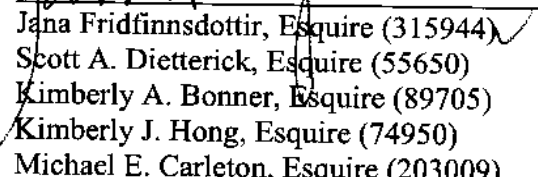
**THE LEGAL RIGHTS YOU MAY HAVE ARE:**

1. You may file a petition with the Court of Common Pleas of Columbia County to open the Judgment if you have a meritorious defense against the person or company that has entered judgment against you. You may also file a petition with the same Court if you are aware of a legal defect in the obligation or the procedure used against you.

2. After the Sheriff's Sale, you may file a petition with the Court of Common Pleas of Columbia County to set aside the sale for a grossly inadequate price or for other proper cause. This petition must be filed before the Sheriff's Deed is delivered.
3. A petition or petitions raising the legal issues or rights mentioned in the preceding paragraphs must be presented to the Court of Common Pleas of Columbia County. The petition must be served on the attorney for the creditor or on the creditor before presentation to the Court and a proposed order or rule must be attached to the petition. If a specific return date is desired, such date must be obtained from the Court Administrator's Office, Columbia County Courthouse, 35 West Main Street, P.O. Box 380, Bloomsburg, PA 17815, before presentation of the petition to the Court.

Dated:

5/2/2016



Jana Fridfinnsdottir, Esquire (315944)  
Scott A. Dietterick, Esquire (55650)  
Kimberly A. Bonner, Esquire (89705)  
Kimberly J. Hong, Esquire (74950)  
Michael E. Carleton, Esquire (203009)  
Meredith H. Wooters, Esquire (307207)  
Justin F. Kobeski, Esquire (200392)  
Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028  
Telephone: 614-222-4921  
Fax: 614-220-5613  
Email: jfridfinnsdottir@manleydeas.com  
Attorney for Plaintiff

**VIA CERTIFIED MAIL, RETURN RECEIPT REQUESTED  
AND  
VIA PERSONAL SERVICE**

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

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

Beginning at Walnut Tree along the Westerly side of Public Road Leading to Berwick; thence North along said Public Road for a distance of 119 feet to the land of D. G. Klinetob; thence west along the land of D. G. Klinetob for a distance of 60 feet to the creek; thence along the Creek South for a distance of 130 feet to the land of Walter B. Klinetob and Catherine Klinetob; thence East along the land of said Walter and Catherine Klinetob for a distance of 100 feet to the Public Road, the point of beginning.

Parcel No.: 07-03B-44

Being the same property conveyed to Carol Hunter, unmarried, who acquired title by virtue of a deed from Kenneth Hunter and Carol Hunter, his wife, dated October 7, 2002, recorded October 8, 2002, at Document ID 200211918, Columbia County, Pennsylvania records.

Property known as 113 Foundryville Road, Berwick, PA 18603

**Exhibit "A"**

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

2016 - ED - 70

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

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):

SEE EXHIBIT "A" ATTACHED

Amount due	\$	<u>25,593.59</u>
Interest from January 26, 2016 to date of sale	\$	<u>929.17</u>
Total	\$	<u>26,522.76</u>
(Costs to be added)		

Dated: May 3, 2016

Barbara N. Jelenetti  
Prothonotary

(SEAL)

By: Stephanie Stray  
Clerk

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

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-  
1

CIVIL DIVISION

Docket No.: 2016-CV-240

Plaintiff,  
vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

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

Beginning at Walnut Tree along the Westerly side of Public Road Leading to Berwick; thence North along said Public Road for a distance of 119 feet to the land of D. G. Klinetob; thence west along the land of D. G. Klinetob for a distance of 60 feet to the creek; thence along the Creek South for a distance of 130 feet to the land of Walter B. Klinetob and Catherine Klinetob; thence East along the land of said Walter and Catherine Klinetob for a distance of 100 feet to the Public Road, the point of beginning.

Parcel No.: 07-03B-44

Being the same property conveyed to Carol Hunter, unmarried, who acquired title by virtue of a deed from Kenneth Hunter and Carol Hunter, his wife, dated October 7, 2002, recorded October 8, 2002, at Document ID 200211918, Columbia County, Pennsylvania records.

Property known as 113 Foundryville Road, Berwick, PA 18603

**Exhibit "A"**

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

FILED  
PROTHONOTARY  
2016 APR 5 AM 11 19  
CLERK OF COURTS OFFICE  
COUNTY OF COLUMBIA, PA

**AFFIDAVIT REGARDING MILITARY STATUS**

Now comes the undersigned affiant, pursuant to the Servicemembers Civil Relief Act, 50  
USCS 3901 *et seq.*, and hereby states as follows:

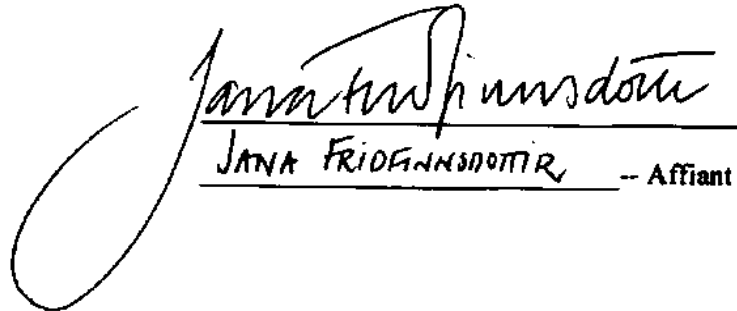
1. Manley Deas Kochalski, LLC ("MDK") is counsel for Plaintiff in these proceedings.
2. I am employed by MDK as an attorney. I am over the age of eighteen (18) years and am competent to testify to the matters stated in this affidavit.
3. The information in this affidavit is taken from MDK's business records, including search results conducted utilizing the Department of Defense Manpower Data Center ("DMDC"). I have personal knowledge of MDK's procedures for creating and maintaining these records. They were: (a) made at or near the time of the occurrence of the matters set forth therein by persons with personal knowledge of the information in the business record, or from information transmitted by persons with personal knowledge; (b)

kept in the course of MDK's regularly conducted business activities; and (c) created by MDK as a regular practice.

4. Carol Hunter is not in the military service based upon the DMDC search results that indicate Carol Hunter was not on active duty and had not been on active duty for the past 367 days on the date indicated on the attached DMDC search result.
5. Kenneth W. Hunter, Sr., AKA Kenneth W. Hunter is not in the military service based upon the DMDC search results that indicate Kenneth W. Hunter, Sr., AKA Kenneth W. Hunter was not on active duty and had not been on active duty for the past 367 days on the date indicated on the attached DMDC search result.

#### VERIFICATION

I verify that the statements made in this Affidavit Regarding Military Status are true and correct to the best of my knowledge, information, and belief. I understand that false statements made herein are subject to the penalties of 18 PA C.S. § 4094, relating to unsworn falsification to authorities.

  
JANA FRIDFINNSDOTTIR -- Affiant



**Status Report  
Pursuant to Servicemembers Civil Relief Act**

Last Name: HUNTER

First Name: KENNETH

Middle Name: W

Active Duty Status As Of: Apr-04-2016

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects the individual's active duty status based on the Active Duty Status Date			

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date			

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA
This response reflects whether the individual or his/her unit has received early notification to report for active duty			

Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

*Mary M. Snavely-Dixon*

Mary M. Snavely-Dixon, Director  
 Department of Defense - Manpower Data Center  
 4800 Mark Center Drive, Suite 04E25  
 Arlington, VA 22350

The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense (DoD) that maintains the Defense Enrollment and Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military medical care and other eligibility systems.

The DoD strongly supports the enforcement of the Servicemembers Civil Relief Act (50 USC App. § 501 et seq, as amended) (SCRA) (formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thousands of "does not possess any information indicating that the individual is currently on active duty" responses, and has experienced only a small error rate. In the event the individual referenced above, or any family member, friend, or representative asserts in any manner that the individual was on active duty for the active duty status date, or is otherwise entitled to the protections of the SCRA, you are strongly encouraged to obtain further verification of the person's status by contacting that person's Service via this URL: <https://kb.defense.gov/PublicQueries/publicQuestions/FaqAnswers.jsp?Subject=Locating Service Members or Getting a Mailing Address>. If you have evidence the person was on active duty for the active duty status date and you fail to obtain this additional Service verification, punitive provisions of the SCRA may be invoked against you. See 50 USC App. § 521(c).

This response reflects the following information: (1) The individual's Active Duty status on the Active Duty Status Date (2) Whether the individual left Active Duty status within 367 days preceding the Active Duty Status Date (3) Whether the individual or his/her unit received early notification to report for active duty on the Active Duty Status Date.

### More information on "Active Duty Status"

Active duty status as reported in this certificate is defined in accordance with 10 USC § 101(d) (1). Prior to 2010 only some of the active duty periods less than 30 consecutive days in length were available. In the case of a member of the National Guard, this includes service under a call to active service authorized by the President or the Secretary of Defense under 32 USC § 502(f) for purposes of responding to a national emergency declared by the President and supported by Federal funds. All Active Guard Reserve (AGR) members must be assigned against an authorized mobilization position in the unit they support. This includes Navy Training and Administration of the Reserves (TARs), Marine Corps Active Reserve (ARs) and Coast Guard Reserve Program Administrator (RPAs). Active Duty status also applies to a Uniformed Service member who is an active duty commissioned officer of the U.S. Public Health Service or the National Oceanic and Atmospheric Administration (NOAA Commissioned Corps).

### Coverage Under the SCRA is Broader in Some Cases

Coverage under the SCRA is broader in some cases and includes some categories of persons on active duty for purposes of the SCRA who would not be reported as on Active Duty under this certificate. SCRA protections are for Title 10 and Title 14 active duty records for all the Uniformed Services periods. Title 32 periods of Active Duty are not covered by SCRA, as defined in accordance with 10 USC § 101(d)(1).

Many times orders are amended to extend the period of active duty, which would extend SCRA protections. Persons seeking to rely on this website certification should check to make sure the orders on which SCRA protections are based have not been amended to extend the inclusive dates of service. Furthermore, some protections of the SCRA may extend to persons who have received orders to report for active duty or to be inducted, but who have not actually begun active duty or actually reported for induction. The Last Date on Active Duty entry is important because a number of protections of the SCRA extend beyond the last dates of active duty.

Those who could rely on this certificate are urged to seek qualified legal counsel to ensure that all rights guaranteed to Service members under the SCRA are protected.

**WARNING:** This certificate was provided based on a last name, SSN/date of birth, and active duty status date provided by the requester. Providing erroneous information will cause an erroneous certificate to be provided.

Certificate ID: 1CAFWAE2U204J70



**Status Report  
Pursuant to Servicemembers Civil Relief Act**

Last Name: HUNTER

First Name: KENNETH

Middle Name: W.

Active Duty Status As Of: Apr-04-2016

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects the individual's active duty status based on the Active Duty Status Date

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA

This response reflects whether the individual or his/her unit has received early notification to report for active duty

Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

*Mary M. Snavely-Dixon*

Mary M. Snavely-Dixon, Director  
Department of Defense - Manpower Data Center  
4800 Mark Center Drive, Suite 04E25  
Arlington, VA 22350

The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense (DoD) that maintains the Defense Enrollment and Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military medical care and other eligibility systems.

The DoD strongly supports the enforcement of the Servicemembers Civil Relief Act (50 USC App. § 501 et seq, as amended) (SCRA) (formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thousands of "does not possess any information indicating that the individual is currently on active duty" responses, and has experienced only a small error rate. In the event the individual referenced above, or any family member, friend, or representative asserts in any manner that the individual was on active duty for the active duty status date, or is otherwise entitled to the protections of the SCRA, you are strongly encouraged to obtain further verification of the person's status by contacting that person's Service via this URL: [https://kb.defense.gov/PublicQueries/publicQuestions/FaqsAnswers.jsp?Subject=Locating Service Members or Getting a Mailing Address](https://kb.defense.gov/PublicQueries/publicQuestions/FaqsAnswers.jsp?Subject=Locating%20Service%20Members%20or%20Getting%20a%20Mailing%20Address). If you have evidence the person was on active duty for the active duty status date and you fail to obtain this additional Service verification, punitive provisions of the SCRA may be invoked against you. See 50 USC App. § 521(c).

This response reflects the following information: (1) The individual's Active Duty status on the Active Duty Status Date (2) Whether the individual left Active Duty status within 367 days preceding the Active Duty Status Date (3) Whether the individual or his/her unit received early notification to report for active duty on the Active Duty Status Date.

### More information on "Active Duty Status"

Active duty status as reported in this certificate is defined in accordance with 10 USC § 101(d) (1). Prior to 2010 only some of the active duty periods less than 30 consecutive days in length were available. In the case of a member of the National Guard, this includes service under a call to active service authorized by the President or the Secretary of Defense under 32 USC § 502(f) for purposes of responding to a national emergency declared by the President and supported by Federal funds. All Active Guard Reserve (AGR) members must be assigned against an authorized mobilization position in the unit they support. This includes Navy Training and Administration of the Reserves (TARs), Marine Corps Active Reserve (ARs) and Coast Guard Reserve Program Administrator (RPAs). Active Duty status also applies to a Uniformed Service member who is an active duty commissioned officer of the U.S. Public Health Service or the National Oceanic and Atmospheric Administration (NOAA Commissioned Corps).

### Coverage Under the SCRA is Broader in Some Cases

Coverage under the SCRA is broader in some cases and includes some categories of persons on active duty for purposes of the SCRA who would not be reported as on Active Duty under this certificate. SCRA protections are for Title 10 and Title 14 active duty records for all the Uniformed Services periods. Title 32 periods of Active Duty are not covered by SCRA, as defined in accordance with 10 USC § 101(d)(1).

Many times orders are amended to extend the period of active duty, which would extend SCRA protections. Persons seeking to rely on this website certification should check to make sure the orders on which SCRA protections are based have not been amended to extend the inclusive dates of service. Furthermore, some protections of the SCRA may extend to persons who have received orders to report for active duty or to be inducted, but who have not actually begun active duty or actually reported for induction. The Last Date on Active Duty entry is important because a number of protections of the SCRA extend beyond the last dates of active duty.

Those who could rely on this certificate are urged to seek qualified legal counsel to ensure that all rights guaranteed to Service members under the SCRA are protected.

**WARNING:** This certificate was provided based on a last name, SSN/date of birth, and active duty status date provided by the requester. Providing erroneous information will cause an erroneous certificate to be provided.

Certificate ID: TCA4EA8292050D0



**Status Report  
Pursuant to Servicemembers Civil Relief Act**

Last Name: HUNTER

First Name: CAROL

Middle Name:

Active Duty Status As Of: Apr-04-2016

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects the individual's active duty status based on the Active Duty Status Date

Last Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA

This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA

This response reflects whether the individual or his/her unit has received early notification to report for active duty

Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

*Mary M. Shavety-Dixon*

Mary M. Shavety-Dixon, Director  
Department of Defense - Manpower Data Center  
4800 Mark Center Drive, Suite 04E25  
Arlington, VA 22350

The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense (DoD) that maintains the Defense Enrollment and Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military medical care and other eligibility systems.

The DoD strongly supports the enforcement of the Servicemembers Civil Relief Act (50 USC App. § 501 et seq, as amended) (SCRA) (formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thousands of "does not possess any information indicating that the individual is currently on active duty" responses, and has experienced only a small error rate. In the event the individual referenced above, or any family member, friend, or representative asserts in any manner that the individual was on active duty for the active duty status date, or is otherwise entitled to the protections of the SCRA, you are strongly encouraged to obtain further verification of the person's status by contacting that person's Service via this URL: <https://kb.defense.gov/PublicQueries/publicQuestions/FaqsAnswers.jsp?Subject=Locating Service Members or Getting a Mailing Address>. If you have evidence the person was on active duty for the active duty status date and you fail to obtain this additional Service verification, punitive provisions of the SCRA may be invoked against you. See 50 USC App. § 521(c).

This response reflects the following information: (1) The individual's Active Duty status on the Active Duty Status Date (2) Whether the individual left Active Duty status within 367 days preceding the Active Duty Status Date (3) Whether the individual or his/her unit received early notification to report for active duty on the Active Duty Status Date.

### More information on "Active Duty Status"

Active duty status as reported in this certificate is defined in accordance with 10 USC § 101(d) (1). Prior to 2010 only some of the active duty periods less than 30 consecutive days in length were available. In the case of a member of the National Guard, this includes service under a call to active service authorized by the President or the Secretary of Defense under 32 USC § 502(f) for purposes of responding to a national emergency declared by the President and supported by Federal funds. All Active Guard Reserve (AGR) members must be assigned against an authorized mobilization position in the unit they support. This includes Navy Training and Administration of the Reserves (TARs), Marine Corps Active Reserve (ARs) and Coast Guard Reserve Program Administrator (RPAs). Active Duty status also applies to a Uniformed Service member who is an active duty commissioned officer of the U.S. Public Health Service or the National Oceanic and Atmospheric Administration (NOAA Commissioned Corps).

### Coverage Under the SCRA is Broader in Some Cases

Coverage under the SCRA is broader in some cases and includes some categories of persons on active duty for purposes of the SCRA who would not be reported as on Active Duty under this certificate. SCRA protections are for Title 10 and Title 14 active duty records for all the Uniformed Services periods. Title 32 periods of Active Duty are not covered by SCRA, as defined in accordance with 10 USC § 101(d)(1).

Many times orders are amended to extend the period of active duty, which would extend SCRA protections. Persons seeking to rely on this website certification should check to make sure the orders on which SCRA protections are based have not been amended to extend the inclusive dates of service. Furthermore, some protections of the SCRA may extend to persons who have received orders to report for active duty or to be inducted, but who have not actually begun active duty or actually reported for induction. The Last Date on Active Duty entry is important because a number of protections of the SCRA extend beyond the last dates of active duty.

Those who could rely on this certificate are urged to seek qualified legal counsel to ensure that all rights guaranteed to Service members under the SCRA are protected.

**WARNING:** This certificate was provided based on a last name, SSN/date of birth, and active duty status date provided by the requester. Providing erroneous information will cause an erroneous certificate to be provided.

Certificate ID: FCM4LAC2R205M60



**Status Report  
Pursuant to Servicemembers Civil Relief Act**

Last Name: HUNTER

First Name: KENNETH

Middle Name: W

Active Duty Status As Of: Apr-04-2016

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects the individual's active duty status based on the Active Duty Status Date			

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date			

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA
This response reflects whether the individual or his/her unit has received early notification to report for active duty			

Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

*Mary M. Snavely-Dixon*

Mary M. Snavely-Dixon, Director  
Department of Defense - Manpower Data Center  
4800 Mark Center Drive, Suite 04E26  
Arlington, VA 22350

The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense (DoD) that maintains the Defense Enrollment and Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military medical care and other eligibility systems.

The DoD strongly supports the enforcement of the Servicemembers Civil Relief Act (50 USC App. § 501 et seq. as amended) (SCRA) (formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thousands of "does not possess any information indicating that the individual is currently on active duty" responses, and has experienced only a small error rate. In the event the individual referenced above, or any family member, friend, or representative asserts in any manner that the individual was on active duty for the active duty status date, or is otherwise entitled to the protections of the SCRA, you are strongly encouraged to obtain further verification of the person's status by contacting that person's Service via this URL: <https://kb.defense.gov/PublicQueries/publicQuestions/FaqsAnswers.jsp?Subject=Locating Service Members or Getting a Mailing Address>. If you have evidence the person was on active duty for the active duty status date and you fail to obtain this additional Service verification, punitive provisions of the SCRA may be invoked against you. See 50 USC App. § 521(c).

This response reflects the following information: (1) The individual's Active Duty status on the Active Duty Status Date (2) Whether the individual left Active Duty status within 367 days preceding the Active Duty Status Date (3) Whether the individual or his/her unit received early notification to report for active duty on the Active Duty Status Date.

### More information on "Active Duty Status"

Active duty status as reported in this certificate is defined in accordance with 10 USC § 101(d) (1). Prior to 2010 only some of the active duty periods less than 30 consecutive days in length were available. In the case of a member of the National Guard, this includes service under a call to active service authorized by the President or the Secretary of Defense under 32 USC § 502(f) for purposes of responding to a national emergency declared by the President and supported by Federal funds. All Active Guard Reserve (AGR) members must be assigned against an authorized mobilization position in the unit they support. This includes Navy Training and Administration of the Reserves (TARs), Marine Corps Active Reserve (ARs) and Coast Guard Reserve Program Administrator (RPAs). Active Duty status also applies to a Uniformed Service member who is an active duty commissioned officer of the U.S. Public Health Service or the National Oceanic and Atmospheric Administration (NOAA Commissioned Corps).

### Coverage Under the SCRA is Broader in Some Cases

Coverage under the SCRA is broader in some cases and includes some categories of persons on active duty for purposes of the SCRA who would not be reported as on Active Duty under this certificate. SCRA protections are for Title 10 and Title 14 active duty records for all the Uniformed Services periods. Title 32 periods of Active Duty are not covered by SCRA, as defined in accordance with 10 USC § 101(d)(1).

Many times orders are amended to extend the period of active duty, which would extend SCRA protections. Persons seeking to rely on this website certification should check to make sure the orders on which SCRA protections are based have not been amended to extend the inclusive dates of service. Furthermore, some protections of the SCRA may extend to persons who have received orders to report for active duty or to be inducted, but who have not actually begun active duty or actually reported for induction. The Last Date on Active Duty entry is important because a number of protections of the SCRA extend beyond the last dates of active duty.

Those who could rely on this certificate are urged to seek qualified legal counsel to ensure that all rights guaranteed to Service members under the SCRA are protected.

**WARNING:** This certificate was provided based on a last name, SSN/date of birth, and active duty status date provided by the requester. Providing erroneous information will cause an erroneous certificate to be provided.

Certificate ID: 6CK4YA42U205FC0

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



71901140006000078983

US SMALL BUSINESS ADMINISTRATION  
PHILADELPHIA DISTRICT OFFICE  
900 MARKET STREET 5TH FLOOR  
ROBERT N.C. NIX FEDERAL BUILDING  
PHILADELPHIA PA 19107

---

Document Receipt

---

Trans # 7905 Carrier / service: USPS Server First-Class Mail® 5/4/2016 12:00:00 AM

Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE  
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000078990

Doc Ref #: 2016ED70

Postage 5.1300

PHILADELPHIA PA 19106

Document Receipt

---

Trans # 7903 Carrier / service: USPS Server First-Class Mail® 5/4/2016 12:00:00 AM

Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC  
WELFARE

PO BOX 8016

Tracking # 71901140006000078976

Doc Ref #: 2016ED70

Postage 5.1300

HARRISBURG PA 17105

Document Receipt

---

Trans # 7903 Carrier / service: USPS Server First-Class Mail® 5/4/2016 12:00:00 AM

Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC WELFARE

PO BOX 8016

Tracking #: 71901140006000078976

Doc Ref #: 2016ED70

Postage 5.1300

HARRISBURG PA 17105

70

Document Receipt

---

Trans # 7903 Carrier / service: USPS Server First-Class Mail® 5/4/2016 12:00:00 AM

Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC  
WELFARE

PO BOX 8016

Tracking #: 71901140006000078976

Doc Ref #: 2016ED70

Postage 5.1300

HARRISBURG PA 17105

Document Receipt

---

Trans # 7904 Carrier / service: USPS Server First-Class Mail® 5/4/2016 12:00:00 AM

Ship to:

PHILADELPHIA DISTRICT OFFICE

US SMALL BUSINESS  
ADMINISTRATION

900 MARKET STREET 5TH FLOOR  
ROBERT N.C. NIX FEDERAL BUILDING

Tracking #: 71901140006000078983

Doc Ref #: 2016ED70

Postage 5.1300

PHILADELPHIA PA 19107

70

Document Receipt

---

Trans # 7902 Carrier / service: USPS Server First-Class Mail® 5/4/2016 12:00:00 AM

Ship to:

DEPARTMENT OF REVENUE

COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000078969

Doc Ref #: 2016ED70

Postage 5 1300

HARRISBURG PA 17128

70

**Manley Deas Kochalski LLC**

Pennsylvania Operations  
614-220-5611  
PO Box 165028  
Columbus, OH 43216-5028

**COMMERCE NATIONAL BANK**

Columbus, OH 43214  
25-280/440

108046

Pay **One Thousand Three hundred Fifty dollars and 00 cents\*\*\*\*\***

**DATE**

**AMOUNT**

5/2/2016

\$1350.00

to the Order of :

Columbia County Sheriff  
35 W. Main Street  
PO Box 380  
Bloomsburg, PA, 17815



15-038837, 2016-CV-240, Hunter

⑈ 108046 ⑈ ⑆ 074900657⑆ 9001045366 ⑈

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

U.S. Bank National Association as Indenture  
Trustee for Springleaf Mortgage Loan Trust  
2013-1, Mortgage-Backed Notes, Series 2013-1

Plaintiff,

vs.

Carol Hunter; Kenneth W. Hunter, Sr., AKA  
Kenneth W. Hunter

Defendants.

CIVIL DIVISION

Docket No.: 2016-CV-240

**Pa.R.C.P. RULE 3129.2(c) AFFIDAVIT OF SERVICE OF  
DEFENDANT/OWNER AND OTHER PARTIES OF INTEREST**

I, Alex Throckmorton, a Legal Assistant with the firm of Manley Deas Kochalski LLC, attorneys for Plaintiff, U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage Loan Trust 2013-1, Mortgage-Backed Notes, Series 2013-1 ("Plaintiff"), being duly sworn according to law depose and make the following Affidavit regarding the service of Plaintiff's Notice of Sheriff's Sale of Real Property in this matter on Defendant/Owner and Other Parties of Interest as follows:

1. Defendant Carol Hunter is the record owner of the real property.
2. On or about May 19, 2016, Defendant Carol Hunter was served with Plaintiff's Notice of Sheriff's Sale of Real Property Pursuant to Pa. R.C.P. 3129, via Firefly Legal Inc. at the address of the mortgaged premises, 113 Foundryville Road, Berwick, PA 18603. A true and correct copy of said Proof of Service is marked Exhibit "A", attached hereto and made a part hereof.

3. On or about May 19, 2016, Defendant Kenneth W. Hunter, Sr., AKA Kenneth W. Hunter was served with Plaintiff's Notice of Sheriff's Sale of Real Property Pursuant to Pa. R.C.P. 3129, via Firefly Legal Inc. at the address of the mortgaged premises, 113 Foundryville Road, Berwick, PA 18603. A true and correct copy of said Proof of Service is marked Exhibit "B", attached hereto and made a part hereof.

4. On or about July 1, 2016, Plaintiff's counsel served all other parties in interest with Plaintiff's Notice of Sheriffs Sale according to Plaintiff's Affidavit Pursuant to rule 3129.1, via First Class U.S. Mail, postage pre-paid, with a Certificate of Mailing. True and correct copies of said Certificates of Mailing are marked Exhibit "C", attached hereto and made a part hereof.

Finally, the undersigned deposes and says that the Defendants/Owners and all other Parties of Interest were served with Plaintiff's Notice of Sheriff's Sale of Real Property in accordance with Pa.R.C.P. 3129.2.

Alex Throckmorton  
Signature

Alex Throckmorton  
Printed Name  
Legal Assistant  
Manley Deas Kochalski LLC

7/28/16  
Date

Sworn to/affirmed and subscribed before me, a notary public, by Alex Throckmorton on this 28 day of July 2016.

My Commission Expires: 11-09-19

Lori C. Drake  
Notary Public

NOTARY SEAL:

15-038837\_AT



Lori C. Drake  
Notary Public, State of Ohio  
My Commission Expires 11-09-19

# EXHIBIT A

IN THE COURT OF COMMON PLEAS,  
COLUMBIA COUNTY, PENNSYLVANIA

U.S. Bank National Association as Indenture Trustee for  
Springleaf Mortgage Loan Trust 2013-1.  
Mortgage-Backed Notes, Series 2013-1

Plaintiff(s)  
VS.

Court No.: 2016-CV-240

Carol Hunter; Kenneth W. Hunter, Sr., AKA Kenneth W.  
Hunter

Defendant(s)

AFFIDAVIT OF SPECIAL PROCESS SERVER

I, Christopher Sierra, being first duly sworn on oath depose and state as follows: I am over the age of 18, not a party to this action, and an employee or agent of Firefly Legal, Inc., a licensed private detective agency, license number 117.001465.

Type of Process: Notice of Sheriff's Sale of Real Property Pursuant to Pennsylvania Rule of Civil Procedure 3129

Defendant to be served: Carol Hunter

ADDRESS WHERE ATTEMPTED OR SERVED: 113 Foundryville Road,  
Berwick, PA, 18603

I **SERVED** the within named defendant on: 5/19/2016 4:00 PM

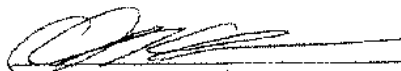
**X** INDIVIDUAL SERVICE by delivering to the within named defendant a copy of this process personally.

THE DESCRIPTION OF THE PERSON WITH WHOM THE COPY OF THIS PROCESS WAS LEFT IS AS FOLLOWS:  
**Age:** 62 **Gender:** Female **Race:** Caucasian **Height:** 5-4 **Weight:** 176-200 **Hair:** Gray **Glasses:** No


Additional Comments:

I certify that I am a United States citizen, over the age of 18 and not a party to, nor otherwise interested in the above action.

Subscribed and sworn before me on 07/08/2016

  
Signature of Process Server

Christopher Sierra  
Printed Name

  
Notary Public

COMMONWEALTH OF PENNSYLVANIA  
NOTARIAL SEAL  
Fernando Andres Riquelme, Notary Public  
Stroudsburg Borough, Monroe County  
My Commission Expires June 2, 2019



Page 1 of 1 File Number: MDR15-038837  
Reference Number: 3430142  
Case Number: 2015-CV-240  
Doc Generated: 06/30/2016 01:38:36:842 PM

# EXHIBIT B

IN THE COURT OF COMMON PLEAS,  
COLUMBIA COUNTY, PENNSYLVANIA

U.S. Bank National Association as Indenture Trustee for  
Springleaf Mortgage Loan Trust 2013-1,  
Mortgage-Backed Notes, Series 2013-1

Plaintiff(s)  
VS.

Court No.: 2016-CV-240

Carol Hunter; Kenneth W. Hunter, Sr., AKA Kenneth W.  
Hunter

Defendant(s)

AFFIDAVIT OF SPECIAL PROCESS SERVER

I, Christopher Sierra, being first duly sworn on oath depose and state as follows: I am over the age of 18, not a party to this action, and an employee or agent of Firefly Legal, Inc., a licensed private detective agency, license number 117.001465 .

Type of Process: Notice of Sheriff's Sale of Real Property Pursuant to Pennsylvania Rule of Civil Procedure 3129

Defendant to be served: Kenneth W. Hunter, Sr.

ADDRESS WHERE ATTEMPTED OR SERVED: 113 Foundryville Road,  
Berwick, PA, 18603

I **SERVED** the within named defendant on: 5/19/2016 4:00 PM

**X** **SUBSTITUTE SERVICE** by leaving a copy of this process at his/her usual place of abode with: Carol Hunter, (Relationship): Wife, a person residing therein who is the age of 13 years or upwards confirmed the defendant resides at the above address and informed that person of the contents thereof.

THE DESCRIPTION OF THE PERSON WITH WHOM THE COPY OF THIS PROCESS WAS LEFT IS AS FOLLOWS:  
**Age:** 62 **Gender:** Female **Race:** Caucasian **Height:** 5-4 **Weight:** 176-200 **Hair:** Gray **Glasses:** No

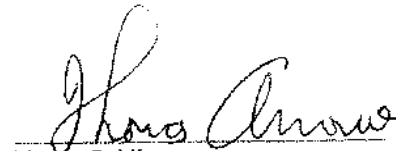
Additional Comments:

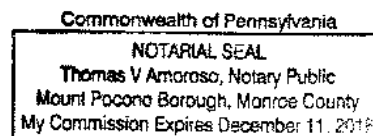
I certify that I am a United States citizen, over the age of 18 and not a party to, nor otherwise interested in the above action.

Subscribed and sworn before me on 6/12/2016

  
Signature of Process Server

Christopher Sierra  
Printed Name

  
Notary Public



636728\_3426110\_0\_23\_V4

Page 1 of 1 File Number: MDK15-038837  
Reference Number: 3426110  
Case Number: 2016-CV-240  
Doc Generated: 05/31/2016 03:03:58:244 PM

# EXHIBIT C

CERTIFICATION OF MAILING- NOTICE TO LIENHOLDERS



Certificate Of Mailing

To pay fee, affix stamps or meter postage here

This Certificate of Mailing provides evidence that mail has been presented to USPS for mailing. This form may be used for domestic and international mail.

From: Kimberly A. Bonner, Esquire  
c/o Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028



To: COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF WELFARE  
P.O. Box 2675  
Harrisburg, PA 17105  
County of P.Q.: Columbia

Postmark Here

PS Form 3817, April 2007 PSN 7530-02-000-9065



Certificate Of Mailing

To pay fee, affix stamps or meter postage here

This Certificate of Mailing provides evidence that mail has been presented to USPS for mailing. This form may be used for domestic and international mail.

From: Kimberly A. Bonner, Esquire  
c/o Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028



To: COLUMBIA COUNTY DOMESTIC RELATIONS OFFICE  
11 West Main Street, 2nd Floor  
Bloomsburg, PA 17815  
County of P.Q.: Columbia

Postmark Here

PS Form 3817, April 2007 PSN 7530-02-000-9065

CERTIFICATION OF MAILING- NOTICE TO LIENHOLDERS



Certificate Of Mailing

To pay fee, affix stamps or meter postage here

This Certificate of Mailing provides evidence that mail has been presented to USPS for mailing. This form may be used for domestic and international mail.

From: Kimberly A. Bonner, Esquire

c/o Manley Deas Kochalski LLC

P. O. Box 165028

Columbus, OH 43216-5028



To: PA DEPT. OF REVENUE - INHERITANCE TAX DIVISION

Postmark Here

6th Floor, Strawberry Square

Dept. 280601

Harrisburg, PA 17128-0601

County of P.Q.: Columbia

PS Form 3817, April 2007 PSN 7530-02-000-9065



Certificate Of Mailing

To pay fee, affix stamps or meter postage here

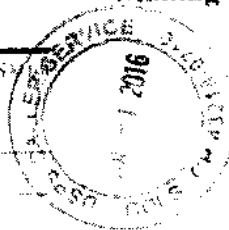
This Certificate of Mailing provides evidence that mail has been presented to USPS for mailing. This form may be used for domestic and international mail.

From: Kimberly A. Bonner, Esquire

c/o Manley Deas Kochalski LLC

P. O. Box 165028

Columbus, OH 43216-5028



To: UNKNOWN TENANT OR TENANTS

Postmark Here

113 Foundryville Road

Berwick, PA 18603

County of P.Q.: Columbia

PS Form 3817, April 2007 PSN 7530-02-000-9065

CERTIFICATION OF MAILING- NOTICE TO LIENHOLDERS



Certificate Of Mailing

To pay fee, affix stamps or meter postage here

This Certificate of Mailing provides evidence that mail has been presented to USPS for mailing. This form may be used for domestic and international mail.

From: Kimberly A. Bonner, Esquire  
c/o Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028



To: UNKNOWN SPOUSE  
113 Foundryville Road  
Berwick, PA 18603  
County of P.Q.: Columbia

Postmark Here

PS Form 3817, April 2007 PSN 7530-02-000-9065



Certificate Of Mailing

To pay fee, affix stamps or meter postage here

This Certificate of Mailing provides evidence that mail has been presented to USPS for mailing. This form may be used for domestic and international mail.

From: Kimberly A. Bonner, Esquire  
c/o Manley Deas Kochalski LLC  
P. O. Box 165028  
Columbus, OH 43216-5028



To: COLUMBIA COUNTY TAX CLAIM BUREAU  
11 West Main Street  
Main Street County Annex  
Bloomsburg, PA 17815  
County of P.Q.: Columbia

Postmark Here

PS Form 3817, April 2007 PSN 7530-02-000-9065