

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



TOWNE MORTGAGE COMPANY  
vs.  
JEREMIAH P STEINBACHER

Case Number  
2019CV1236

PROPERTY ADDRESS  
542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655

## REAL ESTATE SALE REQUEST LEDGER

<u>DATE</u>	<u>CATEGORY</u>	<u>MEMO</u>	<u>CHK #</u>	<u>DEBIT</u>	<u>CREDIT</u>
11/06/2019	Advance Fee	Advance Fee	001779987	\$0.00	\$1,350.00
11/06/2019	Advertising Sale (Newspaper)			\$15.00	\$0.00
11/06/2019	Advertising Sale Bills & Copies			\$17.50	\$0.00
11/06/2019	Crying Sale			\$10.00	\$0.00
11/06/2019	Docketing			\$15.00	\$0.00
11/06/2019	Levy			\$15.00	\$0.00
11/06/2019	Mailing Costs			\$36.00	\$0.00
11/06/2019	Posting Handbill			\$15.00	\$0.00
11/06/2019	Sheriff Automation Fund			\$50.00	\$0.00
11/06/2019	Web Posting			\$100.00	\$0.00
12/03/2019	Service			\$165.00	\$0.00
12/03/2019	Service Mileage			\$24.00	\$0.00
12/03/2019	Copies			\$5.50	\$0.00
12/03/2019	Notary Fee			\$10.00	\$0.00
12/03/2019	Tax Claim Search			\$5.00	\$0.00
12/03/2019	Surcharge			\$120.00	\$0.00
12/03/2019	Refund	(PAID 12/03/2019)	8744	\$747.00	\$0.00
				<b>\$1,350.00</b>	<b>\$1,350.00</b>

<b>TOTAL BALANCE:</b>	<b>\$0.00</b>
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**Phelan Hallinan Diamond & Jones, LLP**  
**1617 JFK Boulevard, Suite 1400**  
**One Penn Center Plaza**  
**Philadelphia, PA 19103**  
**215-563-7000**  
**Fax: 215-568-7616**

Representing Lenders in  
Pennsylvania

Foreclosure Manager

December 3, 2019

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

Attn: Real Estate Department

Fax Number: 570-389-5625

Re: TOWNE MORTGAGE COMPANY v.  
JEREMIAH P. STEINBACHER  
542 SNOWFLAKE LANE SHICKSHINNY, PA 18655-2207  
No.: 2019-CV-1236

Dear Sir/Madam:

Please STAY the Sheriff's Sale of the above referenced property, which is scheduled for January 29, 2020 due to the following: The mortgage company is pursuing alternatives to foreclosure with the Defendant(s).

You are hereby directed to immediately discontinue the advertising of the sale and processing or posting of the Notice of Sale.

Please return the original Writ of Execution to the Prothonotary as soon as possible. **In addition, please forward a copy of the cost sheet pertaining to this sale to our office via facsimile to 215-567-0072 or regular mail at your earliest convenience.**

Thank you for your cooperation in this matter.

Very Truly Yours,  
David Tran for  
Phelan Hallinan Diamond & Jones, LLP

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



TOWNE MORTGAGE COMPANY  
vs.  
JEREMIAH P STEINBACHER

Case Number  
2019CV1236

SHERIFF'S RETURN OF SERVICE

11/07/2019 07:47 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE SHYLAH OSMAN, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR JEREMIAH P STEINBACHER AT 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655.

SCOTT MAYERNICK, DEPUTY

SO ANSWERS,

TIMOTHY T. CHAMBERLAIN, SHERIFF

November 12, 2019

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

NOTARY

Affirmed and subscribed to before me this  
12TH day of NOVEMBER, 2019

HALLINAN DIAMOND & JONES LLP, ONE PENN CENTER AT SUBURAN STATION, SUITE 1400 1617 JFK BLVD, PHILA

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2019CV1236

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, JANUARY 29, 2020**  
**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.

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

BEGINNING at an iron pin corner, the southeast corner of Tract No. 1 now or formerly of Keystone Columbia Corp. and the southwest corner of land now or formerly of Joseph Ippinger, Jr., et ux., and the northwest corner of land now or formerly of Reverend Stephen D. McGough, and the northeast corner of Lot No. 542, a portion of this tract; thence south of the line of Tract No. 1 above the southern line of Lot Nos. 677 and 675 south 70 degrees 2 minutes 53 seconds west 254.36 feet to a corner, the southwest corner of Tract No. 1 above; thence south 17 degrees 13 minutes 59 seconds west 200 feet, more or less, to the northern line of Snow Flake Lane; thence along the northern line of Snow Flake Lane, in an easterly direction 260 feet, more or less, to the southwest corner of land now or formerly of Reverend Stephen D. McGough, aforesaid; thence along lands now or formerly of Reverend Stephen D. McGough north 15 degrees 42 minutes 36 seconds west 200 feet, more or less, to the place of beginning. BEING Lot No. 542 and the easterly portion of Lot No. 540 of Hemlock Springs (West) Subdivision. (Lot 540 was incorrectly shown as Lot 530 on subdivision map recorded in Map Book 1, Page 654.)

EXCEPTING AND RESERVING THE FOLLOWING premises conveyed to Stephen D. McGough by deed dated May 5, 1988 and recorded in Deed Book 408, Page 548:

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

BEGINNING at a railroad spike set on the division line between lands now or late of Martin J. Tubertini and Robert E. Goffredi, Sr., and lands now or formerly of Stephen McGough, said railroad spike being 55.25 feet distant on a course running north 15 degrees 42 minutes 36 seconds west from a rebar set at the southeasterly corner of lands now or formerly of said Tubertini and Goffredi, and being on the northerly line of Snow Flake Lane; thence through lands now or formerly of said Tubertini and Goffredi, south 74 degrees 17 minutes 24 seconds west 15.50 feet to a rebar set; thence through the same north 00 degrees 22 minutes 51 seconds east 55.95 feet to a rebar set on the division line between lands now or formerly of said Tubertini and Goffredi and lands now or formerly of Stephen McGough; thence along said division line south 15 degrees 42 minutes 36 seconds east 53.73 feet to the place of beginning.

416.41 square feet land of land in all.

This conveyance is made subject to easements, restrictions, covenants and conditions of record, including matters shown on recorded plats.

TITLE TO SAID PREMISES IS VESTED JEREMIAH P. STENBACHER, by Deed from KENNETH L. BEEBE AND MARY ELLEN BEEBE, HIS WIFE, Dated 03/23/2016, Recorded 04/21/2016, Instrument No. 201602907.

Tax Parcel: 07 05C-00200

Premises Being: 542 SNOWFLAKE LANE, SHICKSHTXINY, PA 18655-2207

PROPERTY ADDRESS: 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655

UPI / TAX PARCEL NUMBER: 07 05C-00200

**Seized and taken into execution to be sold as the property of JEREMIAH P STEINBACHER in suit of TOWNE MORTGAGE COMPANY.**

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**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:**  
PHELAN HALLINAN DIAMOND & JONES LLP  
PHILADELPHIA, PA 215-563-7000

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

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



TOWNE MORTGAGE COMPANY  
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SHERIFF'S RETURN OF SERVICE

11/07/2019 07:47 PM - DEPUTY SCOTT MAYERNICK, BEING DULY SWORN ACCORDING TO LAW, SERVED THE REQUESTED NOTICE OF SALE, WRIT OF EXECUTION AND DEBTOR'S RIGHTS BY "PERSONALLY" HANDING A TRUE COPY TO A PERSON REPRESENTING THEMSELVES TO BE SHYLAH OSMAN, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR JEREMIAH P STEINBACHER AT 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655.

SCOTT MAYERNICK, DEPUTY

SO ANSWERS,

TIMOTHY T. CHAMBERLAIN, SHERIFF

November 12, 2019

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

NOTARY

Affirmed and subscribed to before me this

12TH day of NOVEMBER, 2019

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



TOWNE MORTGAGE COMPANY  
vs.  
STEINBACHER, JEREMIAH P

Case Number  
2019CV1236

## SERVICE COVER SHEET

**Service Details:**

<b>Category:</b>	Real Estate Sale - Sale Notice	<b>Zone:</b>	127
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	
<b>Notes:</b>	SALE DATE & TIME: 01/29/2020 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

**Serve To:**

<b>Name:</b>	JEREMIAH P STEINBACHER
<b>Primary Address:</b>	542 SNOWFLAKE LANE SHICKSHINNY, PA 18655
<b>Phone:</b>	<b>DOB:</b>
<b>Alternate Address:</b>	
<b>Phone:</b>	

**Final Service:**

<b>Served:</b>	Personally <u>Adult In Charge</u> · Posted · Other		
<b>Adult In Charge:</b>	Shylah Osman		
<b>Relation:</b>	Fiance		
<b>Date:</b>	11-7-19	<b>Time:</b>	19:47
<b>Deputy:</b>	3	<b>Mileage:</b>	

**Attorney / Originator:**

<b>Name:</b> PHELAN HALLINAN DIAMOND & JONES LLP	<b>Phone:</b> 215-563-7000
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**Service Attempts:**

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

**Service Attempt Notes:**

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

STEINBACHER, JEREMIAH 2019CV1236 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655 NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



TOWNE MORTGAGE COMPANY  
vs.  
STEINBACHER, JEREMIAH P

Case Number  
2019CV1236

## SERVICE COVER SHEET

### Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	127
Manner:	< Not Specified >	Expires:	
Notes:	SALE DATE & TIME: 01/29/2020 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

### Serve To:

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

### Final Service:

Served:	Personally	Adult In Charge	Posted	Other
Adult In Charge:	SHELLEY FETNER			
Relation:	CLERK			
Date:	11/8/19	Time:	1549	
Deputy:	4	Mileage:		

### Attorney / Originator:

Name:	PHELAN HALLINAN DIAMOND & JONES LLP	Phone:	215-563-7000
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### Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

### Service Attempt Notes:

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DOMESTIC RELATIONS OF 2019CV1236 11 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, PA NO EXPIRATION



# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



TOWNE MORTGAGE COMPANY  
vs.  
STEINBACHER, JEREMIAH P

Case Number  
2019CV1236

## SERVICE COVER SHEET

### Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	127
Manner:	< Not Specified >	Expires:	
Warrant:			
Notes:	SALE DATE & TIME: 01/29/2020 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

### Serve To:

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

### Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	DEBBIE MILLER		
Relation:	Clerk		
Date:	11/8/19	Time:	1535
Deputy:	4	Mileage:	

### Attorney / Originator:

Name:	PHELAN HALLINAN DIAMOND & JONES LLI	Phone:	215-563-7000
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### Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:					

### Service Attempt Notes:

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COLUMBIA COUNTY TAX C

2019CV1236

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
Chief Deputy



TOWNE MORTGAGE COMPANY  
vs.  
STEINBACHER, JEREMIAH P

Case Number  
2019CV1236

## SERVICE COVER SHEET

**Service Details:**

<b>Category:</b>	Real Estate Sale - Sale Notice	<b>Zone:</b>	127
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	
<b>Notes:</b>	SALE DATE & TIME: 01/29/2020 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

**Serve To:**

<b>Name:</b>	OCCUPANT
<b>Primary Address:</b>	542 SNOWFLAKE LANE SHICKSHINNY, PA 18655
<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>	Shylah Osman		
<b>Relation:</b>	Fiance		
<b>Date:</b>	1-7-19	<b>Time:</b>	1947
<b>Deputy:</b>	3	<b>Mileage:</b>	

**Attorney / Originator:**

<b>Name:</b> PHELAN HALLINAN DIAMOND & JONES LLP	<b>Phone:</b> 215-563-7000
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**Service Attempts:**

<b>Date:</b>						
<b>Time:</b>						
<b>Mileage:</b>						
<b>Deputy:</b>	1	2	3	4	5	

**Service Attempt Notes:**

1. \_\_\_\_\_
2. \_\_\_\_\_
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5. \_\_\_\_\_
6. \_\_\_\_\_

OCCUPANT

2019CV1236

542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655

NO EXPIRATION

# SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain  
Sheriff

Earl D. Mordan, Jr.  
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TOWNE MORTGAGE COMPANY  
vs.  
STEINBACHER, JEREMIAH P

Case Number  
2019CV1236

## SERVICE COVER SHEET

**Service Details:**

<b>Category:</b>	Real Estate Sale - Sale Notice	<b>Zone:</b>	127
<b>Manner:</b>	< Not Specified >	<b>Expires:</b>	
<b>Notes:</b>	SALE DATE & TIME: 01/29/2020 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		
<b>Warrant:</b>			

**Serve To:**

<b>Name:</b>	BERWICK AREA JOINT SEWER AUTH.
<b>Primary Address:</b>	1108 FREAS AVENUE BERWICK, PA 18603
<b>Phone:</b>	<b>DOB:</b>
<b>Alternate Address:</b>	
<b>Phone:</b>	

**Final Service:**

<b>Served:</b>	Personally <u>Adult In Charge</u> Posted · Other
<b>Adult In Charge:</b>	Kelly Morris
<b>Relation:</b>	Reception
<b>Date:</b>	11/8/19
<b>Time:</b>	13:31
<b>Deputy:</b>	G
<b>Mileage:</b>	

**Attorney / Originator:**

<b>Name:</b> PHELAN HALLINAN DIAMOND & JONES LLE	<b>Phone:</b> 215-563-7000
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**Service Attempts:**

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

**Service Attempt Notes:**

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

BERWICK AREA JOINT SEWER AUTH. 2019CV1236 1108 FREAS AVENUE, 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 11/06/19

Account:

Name:  
Company: **TIM CHAMBERLAIN - COLUM COUNTY SHER**  
Address: **PO BOX 380**  
**BLOOMSBURG, PA 17815**  
Telephone: **(570) 389-5622**

Ad ID:	1183157
Description:	JEREMIAH STEINBACHER
<b>SALE</b>	
Run Dates:	01/08/20 to 01/22/20
Class:	2
Agate Lines:	279
Blind Box:	

<b>Total Ad Cost</b>	<b>\$1,813.55</b>			
<b>Amount Paid</b>	<b>\$0.00</b>			
<u>Publication</u>	<u>Start</u>	<u>Stop</u>	<u>Inserts</u>	<u>Cost</u>
Press Enterprise	01/08/20	01/22/20	3	\$1,813.55

**SHERIFF'S SALE**

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2019CV1236

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, JANUARY 29, 2020 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 Township of Enns Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit: BEGINNING at an iron pin corner the southeast corner of Tract No. 1 now or formerly of Keystone Columbia Corp. and the southwest corner of land now or formerly of Joseph Ippinger, Jr., et ux., and the northwest corner of land now or formerly of Reverend Stephen D. McCough, and the northeast corner of Lot No. 542, a portion of this tract, thence south of the line of Tract No. 1 above the southern line of Lot Nos. 677 and 675 south 10 degrees 2 minutes 53 seconds west 254.36 feet to a corner, thence southwest corner of Tract No. 1 above; thence south 17 degrees 13 minutes 59 seconds west 200 feet, more or less, to the northern line of Snow Flake Lane; thence along the northern line of Snow Flake Lane, in an easterly direction 260 feet, more or less, to the southwest corner of land now or formerly of Reverend Stephen D. McCough, alias said, thence along lands now or formerly of Reverend Stephen D. McCough north 15 degrees 42 minutes 36 seconds west 200 feet, more or less, to the place of beginning. BEING Lot No. 542 and the easterly portion of Lot No. 540 of Hemlock Springs (West) Subdivision, (Lot 540 was incorrectly shown as Lot 530 on subdivision map recorded in Map Book 1, Page 654).

EXCEPTING AND RESERVING THE FOLLOWING promises conveyed to Stephen D. McCough by deed dated May 5, 1989 and recorded in Deed Book 408, Page 548: ALL that certain piece or parcel of land situate in the Township of Enns Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit: BEGINNING at a railroad spike set on the division line between lands now or late of Marion J. Tubertus and Robert E. Goffredo, Sr., and lands now or formerly of Stephen McCough, said railroad spike being 55.25 feet distant on a course running north 15 degrees 42 minutes 36 seconds west from a rebar set at the southeasterly corner of lands now or formerly of said Tubertus and Goffredo, and being on the northerly line of Snow Flake Lane; thence through lands now or formerly of said Tubertus and Goffredo, south 74 degrees 17 minutes 24 seconds west 15.50 feet to a rebar set; thence through the same north 60 degrees 22 minutes 51 seconds east 55.93 feet to a rebar set on the division line between lands now or formerly of said Tubertus and Goffredo and lands now or formerly of Stephen McCough; thence along said division line south 15 degrees 42 minutes 36 seconds east 53.73 feet to the place of beginning. 416.41 square feet land of land in all.

The conveyances made subject to easements, restrictions, covenants and conditions of record, including matters shown on recorded plats.

TITLE TO SAID PREMISES IS VESTED JEREMIAH P. STEINBACHER, by Deed from KENNETH L. BEEBE AND MARY ELLEN BEEBE, HIS WIFE, Dated 03/24/2016, Recorded 04/21/2016, Instrument No. 201607907, Tax Parcel # 07 05C00200.

Premises Being: 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18856-2707  
PROPERTY ADDRESS: 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18855  
UPI / TAX PARCEL NUMBER: 07 05C00200

Seized and taken into execution to be sold as the property of JEREMIAH P. STEINBACHER in suit of TOWNE MORTGAGE COMPANY.

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 representative of the Plaintiff.

TIMOTHY T. CHAMBERLAIN, Sheriff  
COLUMBIA COUNTY, Pennsylvania

Attorney for the Plaintiff:  
PHELAN HALLINAN (DIAMOND) & JONES LLP  
PHILADELPHIA, PA 215-663-7600

WRIT OF EXECUTION – (MORTGAGE FORECLOSURE)

Pa.R.C.P. 3180-3183 and Rule 3257

Towne Mortgage Company

v.

Jeremiah P. Steinbacher

COURT OF COMMON PLEAS

CIVIL DIVISION

NO.: 2019-CV-1236

2019-ED-127

COLUMBIA COUNTY

Commonwealth of Pennsylvania:

County of Columbia

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 property (specifically described property below):

PREMISES: 542 Snowflake Lane, Shickshinny, PA 18655-2207  
(See Legal Description attached)

Amount Due  
Interest from 11/02/2019 at \$18.91 per diem  
Costs to be added

\$115,031.95  
\$ \_\_\_\_\_  
\$ \_\_\_\_\_

*Barbara R. Silverti*

(Clerk) Office of the Prothy Support, Common Pleas Court of Columbia County, Penna.

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

Dated 11-1-19  
(SEAL)

PH # 1049644

PH # 1049644

Press Enterprise  
2700 Lackawanna Ave  
Bloomsburg, PA 17815

Date: Nov. 6<sup>th</sup> 2019

Re: Sheriff's Sale Advertising Dates

Towne Mortgage  
Company

vs. Jeremiah P. Steinbacher

Case No: 127 ED 20 19

and Case No. 1236 CV 20 19

Dear Sir / Madam:

Please advertise the enclosed SHERIFF SALE on following dates:

1<sup>st</sup> Week Jan. 8

2<sup>nd</sup> Week Jan. 15

3<sup>rd</sup> Week Jan. 22

SALE DATE: Jan. 29 2020

Feel free to contact Sarah Klingaman or Sheriff Chamberlain if you have any questions. Thank you

REAL ESTATE OUTLINE

ED # 2019ED127

DATE RECEIVED 11-1-2019  
DOCKET AND INDEX 2019 CV 1236

CHECK FOR PROPER INFO.

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

CK# 001779987

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

SALE DATE Jan 29 TIME 9:00

POSTING DATE

ADV. DATES FOR NEWSPAPER  
1<sup>ST</sup> WEEK Jan 5  
2<sup>ND</sup> WEEK Jan 15  
3<sup>RD</sup> WEEK Jan 22





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

Name Address (if address cannot be reasonably ascertained, please indicate)

TENANT/OCCUPANT 542 SNOWFLAKE LANE /  
SHICKSHINNY, PA 18655-2207

DOMESTIC RELATIONS OF COLUMBIA COUNTY COURTHOUSE /  
COLUMBIA COUNTY P.O. BOX 380  
BLOOMSBURG, PA 17815

COMMONWEALTH OF PENNSYLVANIA P.O. BOX 2675 /  
DEPARTMENT OF HUMAN SERVICES HARRISBURG, PA 17105

INTERNAL REVENUE SERVICE ADVISORY 1000 LIBERTY AVENUE ROOM 704 /  
PITTSBURGH, PA 15222

U.S. DEPARTMENT OF JUSTICE 228 WALNUT STREET, SUITE 220 /  
U.S. ATTORNEY FOR THE MIDDLE PO BOX 11754  
DISTRICT OF PA HARRISBURG, PA 17108-1754  
FEDERAL BUILDING

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

OCT 31 2019

Date: \_\_\_\_\_

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

**Phelan Hallinan Diamond & Jones, LLP**  
Peter Wapner, Esq., Id. No.318263  
Attorney for Plaintiff  
PHELAN HALLINAN DIAMOND & JONES, LLP  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza, Philadelphia, PA 19103  
215-563-7000

## LEGAL DESCRIPTION

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

BEGINNING at an iron pin corner, the southeast corner of Tract No. 1 now or formerly of Keystone Columbia Corp. and the southwest corner of land now or formerly of Joseph Ippinger, Jr., et ux., and the northwest corner of land now or formerly of Reverend Stephen D. McGough, and the northeast corner of Lot No. 542, a portion of this tract; thence south of the line of Tract No. 1 above the southern line of Lot Nos. 677 and 675 south 70 degrees 2 minutes 53 seconds west 254.36 feet to a corner, the southwest corner of Tract No. 1 above; thence south 17 degrees 13 minutes 59 seconds west 200 feet, more or less, to the northern line of Snow Flake Lane; thence along the northern line of Snow Flake Lane, in an easterly direction 260 feet, more or less, to the southwest corner of land now or formerly of Reverend Stephen D. McGough, aforesaid; thence along lands now or formerly of Reverend Stephen D. McGough north 15 degrees 42 minutes 36 seconds west 200 feet, more or less, to the place of beginning.

BEING Lot No. 542 and the easterly portion of Lot No. 540 of Hemlock Springs (West) Subdivision. (Lot 540 was incorrectly shown as Lot 530 on subdivision map recorded in Map Book 1, Page 654.)

EXCEPTING AND RESERVING THE FOLLOWING premises conveyed to Stephen D. McGough by deed dated May 5, 1988 and recorded in Deed Book 408, Page 548:

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BEGINNING at a railroad spike set on the division line between lands now or late of Martin J. Tubertini and Robert E. Goffredi, Sr., and lands now or formerly of Stephen McGough, said railroad spike being 55.25 feet distant on a course running north 15 degrees 42 minutes 36 seconds west from a rebar set at the southeasterly corner of lands now or formerly of said Tubertini and Goffredi, and being on the northerly line of Snow Flake Lane; thence through lands now or formerly of said Tubertini and Goffredi, south 74 degrees 17 minutes 24 seconds west 15.50 feet to a rebar set; thence through the same north 00 degrees 22 minutes 51 seconds east 55.95 feet to a rebar set on the division line between lands now or formerly of said Tubertini and Goffredi and lands now or formerly of Stephen McGough; thence along said division line south 15 degrees 42 minutes 36 seconds east 53.73 feet to the place of beginning.

CONTAINING 416.41 square feet land of land in all.

This conveyance is made subject to easements, restrictions, covenants and conditions of record, including matters shown on recorded plats.

TITLE TO SAID PREMISES IS VESTED IN JEREMIAH P. STEINBACHER, by Deed from KENNETH L. BEEBE AND MARY ELLEN BEEBE, HIS WIFE, Dated 03/23/2016, Recorded 04/21/2016, Instrument No. 201602907.

Tax Parcel: 07 05C-00200

Premises Being: 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655-2207

PHELAN HALLINAN DIAMOND & JONES, LLP  
Peter Wapner, Esq., Id. No.318263  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza  
Philadelphia, PA 19103  
peter.wapner@phelanhallinan.com  
215-563-7000

Attorneys for Plaintiff

**Towne Mortgage Company**  
Plaintiff

v.

**Jeremiah P. Steinbacher**  
Defendant(s)

: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO.: 2019-CV-1236  
:  
: 2019-ED-127  
:  
: COLUMBIA County  
:

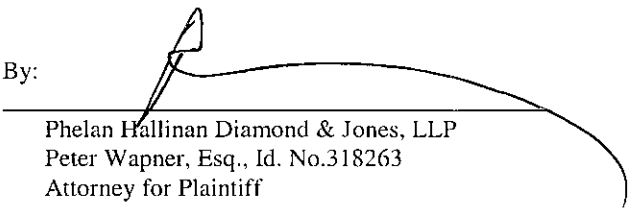
**CERTIFICATION**

The undersigned attorney hereby states that he/she is the attorney for the Plaintiff in the above captioned matter and that the premises are not subject to the provisions of Act 91 because:

- (X) the mortgage is an FHA Mortgage
- ( ) the premises is non-owner occupied
- ( ) the premises is vacant
- ( ) Act 91 procedures have been fulfilled
- ( ) Act 91 is Not Applicable pursuant to Pa Bulletin, Doc No 11-1197, 41 Pa.B. 3943

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

By:

  
\_\_\_\_\_  
Phelan Hallinan Diamond & Jones, LLP  
Peter Wapner, Esq., Id. No.318263  
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP  
Peter Wapner, Esq., Id. No.318263  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza  
Philadelphia, PA 19103  
peter.wapner@phelanhallinan.com  
215-563-7000

Attorney for Plaintiff

**Towne Mortgage Company**

vs.

**Jeremiah P. Steinbacher**

: COLUMBIA County  
:  
: COURT OF COMMON PLEAS  
:  
: CIVIL DIVISION  
:  
: NO.: 2019-CV-1236  
: 2019-ED-127

**VERIFICATION OF NON-MILITARY SERVICE**

The undersigned attorney hereby verifies that he/she is attorney for the Plaintiff in the above-captioned matter, and that on information and belief, he has knowledge of the following facts, to wit:

(a) that the defendant Jeremiah P. Steinbacher is not in the Military or Naval Service of the United States.

(b) that defendant Jeremiah P. Steinbacher is over 18 years of age and resides at 542 Snowflake Lane, Shickshinny, PA 18655-2207.

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

\_\_\_\_\_  
Phelan Hallinan Diamond & Jones, LLP  
Peter Wapner, Esq., Id. No.318263  
Attorney for Plaintiff

PHELAN HALLINAN DIAMOND & JONES, LLP  
Peter Wapner, Esq., Id. No.318263  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza  
Philadelphia, PA 19103  
peter.wapner@phelanhallinan.com  
215-563-7000

ATTORNEY FOR PLAINTIFF

TOWNE MORTGAGE COMPANY

COURT OF COMMON PLEAS

Plaintiff

CIVIL DIVISION

v.

TERM

JEREMIAH P. STEINBACHER

No.: 2019-CV-1236

Defendant

2019-ED-127  
COLUMBIA COUNTY

**CERTIFICATE OF COMPLIANCE**

I certify that this filing complies with the provisions of the *Case Records Public Access Policy of the Unified Judicial System of Pennsylvania* that require filing confidential information and documents differently than non-confidential information and documents.

OCT 31 2019

Date

By:

Peter Wapner, Esq., Id. No.318263  
Attorney for Plaintiff

FILED  
PROthonDARY  
2019-10-31  
CLERK OF COURT  
COLUMBIA COUNTY

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 2019CV1236

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, JANUARY 29, 2020**  
**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.

---

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416.41 square feet land of land in all.

This conveyance is made subject to easements, restrictions, covenants and conditions of record, including matters shown on recorded plats.

TITLE TO SAID PREMISES IS VESTED JEREMIAH P. STENBACHER, by Deed from KENNETH L. BEEBE AND MARY ELLEN BEEBE, HIS WIFE, Dated 03/23/2016, Recorded 04/21/2016, Instrument No. 201602907.

Tax Parcel: 07 05C-00200

Premises Being: 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655-2207

PROPERTY ADDRESS: 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655

UPI / TAX PARCEL NUMBER: 07 05C-00200

**Seized and taken into execution to be sold as the property of JEREMIAH P STEINBACHER in suit of TOWNE MORTGAGE COMPANY.**

---

**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:**  
PHELAN HALLINAN DIAMOND & JONES LLP  
PHILADELPHIA, PA 215-563-7000

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

TOWNE MORTGAGE COMPANY  
PLAINTIFF

V.

JEREMIAH P. STEINBACHER  
DEFENDANT(S)

: COURT OF COMMON PLEAS  
:  
:  
:  
:  
: CASE NO. 2019-CV-1236  
: 2019 - ED - 127  
:  
:  
: COLUMBIA COUNTY

AFFIDAVIT PURSUANT TO RULE 3129.1

TOWNE MORTGAGE COMPANY, Plaintiff in the above action, by the undersigned attorney, sets forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655-2207.

1. Name and address of Owner(s) or reputed Owner(s):  
Name: JEREMIAH P. STEINBACHER  
Address (if address cannot be reasonably ascertained, please so indicate): 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655-2207
  
2. Name and address of Defendant(s) in the judgment:  
Name: JEREMIAH P. STEINBACHER  
Address (if address cannot be reasonably ascertained, please so indicate): 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655-2207
  
3. Name and last known address of every judgment creditor whose judgment is a record lien on the real property to be sold:  
Name: PA CHILD SUPPORT PROGRAM  
Address (if address cannot be reasonably ascertained, please indicate): 25 S FRONT STREET, HARRISBURG, PA 17101
  
4. Name and address of last recorded holder of every mortgage of record:  
Name: NONE.  
Address (if address cannot be reasonably ascertained, please indicate):
  
5. Name and address of every other person who has any record lien on the property:  
Name: NONE.  
Address (if address cannot be reasonably ascertained, please indicate):
  
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.  
Name: NONE.  
Address (if address cannot be reasonably ascertained, please indicate):



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

Name

Address (if address cannot be reasonably ascertained, please indicate)

TENANT/OCCUPANT

542 SNOWFLAKE LANE  
SHICKSHINNY, PA 18655-2207

DOMESTIC RELATIONS OF  
COLUMBIA COUNTY

COLUMBIA COUNTY COURTHOUSE  
P.O. BOX 380  
BLOOMSBURG, PA 17815

COMMONWEALTH OF PENNSYLVANIA  
DEPARTMENT OF HUMAN SERVICES

P.O. BOX 2675  
HARRISBURG, PA 17105

INTERNAL REVENUE SERVICE ADVISORY

1000 LIBERTY AVENUE ROOM 704  
PITTSBURGH, PA 15222

U.S. DEPARTMENT OF JUSTICE  
U.S. ATTORNEY FOR THE MIDDLE  
DISTRICT OF PA  
FEDERAL BUILDING

228 WALNUT STREET, SUITE 220  
PO BOX 11754  
HARRISBURG, PA 17108-1754

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

**OCT 31 2019**

Date: \_\_\_\_\_

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

**Phelan Hallinan Diamond & Jones, LLP**  
Peter Wapner, Esq., Id. No. 318263  
Attorney for Plaintiff  
PHELAN HALLINAN DIAMOND & JONES, LLP  
1617 JFK Boulevard, Suite 1400  
One Penn Center Plaza, Philadelphia, PA 19103  
215-563-7000

**SHORT DESCRIPTION**

By virtue of a Writ of Execution No. **2019-CV-1236**

**Towne Mortgage Company**

v.

**Jeremiah P. Steinbacher**

owner(s) of property situate in the **BRIAR CREEK TOWNSHIP**, COLUMBIA County,  
Pennsylvania, being

**542 Snowflake Lane, Shickshinny, PA 18655-2207**

**Parcel No. 07 05C-00200**

(Acreage or street address)

Improvements thereon: **RESIDENTIAL DWELLING**

Judgment Amount: **\$115,031.95**

**Attorneys for Plaintiff**

Phelan Hallinan Diamond & Jones, LLP

## LEGAL DESCRIPTION

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Tax Parcel: 07 05C-00200

Premises Being: 542 SNOWFLAKE LANE, SHICKSHINNY, PA 18655-2207

Phelan Hallinan Diamond & Jones, LLP

1617 JFK Boulevard, Suite 1400

One Penn Center Plaza

Philadelphia, PA 19103

215-563-7000

Fax: 215-568-7616

Email: writteamPA@phelanhallinan.com

Judgment/Writ Team

Ext. 31480

October 30, 2019

Attention: Real Estate

COLUMBIA County Sheriff's Office

*Re: 542 Snowflake Lane, Shickshinny, PA 18655-2207; ; 2019-CV-1236*

Dear Sir/Madam:

Kindly list this property for the next available Sheriff's Sale. All of the necessary documents to list this property for sale are enclosed, together with our check to your order for the fees and costs to list for sale.

Thank you for your assistance. If there are any questions concerning the above matter please contact our office immediately.

Very truly yours,

Judgment/Writ Team for

Phelan Hallinan Diamond & Jones, LLP

## SHERIFF'S DEPARTMENT

SHERIFF SERVICE PROCESS RECEIPT and AFFIDAVIT OF RETURN	INSTRUCTIONS: Please type or print legibly, insuring readability of all copies. Do not detach any copies. Expiration date
--	--

Plaintiff Towne Mortgage Company	No.: 2019-CV-1236
-------------------------------------	-------------------

Defendant Jeremiah P. Steinbacher	Type or Writ of Complaint EXECUTION/NOTICE OF SALE
--------------------------------------	---

**SERVE** **AT** {

NAME OF INDIVIDUAL, COMPANY, CORPORATION, ETC.. TO SERVICE OR DESCRIPTION OF PROPERTY TO BE LEVIED, ATTACHED OR SALE.

ADDRESS (Street or RFD, Apartment No., City, Boro, Twp., State and Zip Code)  
542 Snowflake Lane  
Shickshinny, PA 18655-2207

SPECIAL INSTRUCTIONS OR OTHER INFORMATION THAT WILL ASSIST IN EXPEDITING SERVICE.

**PLEASE POST THE PREMISES WITH THE SHERIFF'S HANDBILL OF SALE.**  
 NOW, \_\_\_\_\_, 20\_\_ I, Sheriff of COLUMBIA County, PA do hereby deputize the Sheriff of \_\_\_\_\_ County, to execute the within and make return thereof according to law.

\_\_\_\_\_  
 Sheriff of COLUMBIA County, Penna.

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

Signature of Attorney or other Originator requesting service on behalf of <input checked="" type="checkbox"/> Plaintiff _____ Defendant ADDRESS: One Penn Center at Suburban Station, 1617 John F. Kennedy Boulevard, Suite 1400 Philadelphia, PA 19103-1814	Telephone Number (215)563-7000	Date
---	-----------------------------------	------

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

PLAINTIFF	Court Number
-----------	--------------

**RETURNED:**

AFFIRMED and subscribed to before me this _____ day of _____ 20__	SO ANSWERS Signature of Dep. Sheriff	Date
	Signature of Sheriff	Date
	Sheriff of _____	

Document Receipt

---

Trans # 17348 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

PA CHILD SUPPORT PROGRAM  
25 S FRONT STREET

Tracking #: 71901140006000168950  
Doc Ref #: 2019ED127  
Postage 5.6000

HARRISBURG PA 17101

Document Receipt

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Trans # 17347 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

UNITED STATES ATTY FOR MIDDLE UNITED STATES OF AMERICA  
DIST OF PA

HARRISBURG FEDERAL BUILDING &  
COURTHOUSE  
228 WALNUT STREET  
SUITE 220  
HARRISBURG PA 17108

Tracking #: 71901140006000168943  
Doc Ref #: 2019ED127  
Postage 5.6000

Document Receipt

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Trans # 17346 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE  
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000168936

Doc Ref #: 2019ED127

Postage 5.6000

PHILADELPHIA PA 19106



Document Receipt

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Trans # 17344 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

IRS

INTERNAL REVENUE OF  
JUSTICE

1000 LIBERTY AVENUE  
ROOM 701A

Tracking #: 71901140006000168912

Doc Ref #: 2019ED127

Postage 5.6000

PITTSBURGH PA 15222

Document Receipt

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Trans # 17345 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC  
WELFARE

PO BOX 8016

Tracking #: 71901140006000168929

Doc Ref #: 2019ED127

Postage 5.6000

HARRISBURG PA 17105

Document Receipt

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Trans # 17345 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

OFFICE OF F.A.I.R.

DEPARTMENT OF PUBLIC  
WELFARE

PO BOX 8016

Tracking #: 71901140006000168929

Doc Ref #: 2019ED127

Postage 5.6000

HARRISBURG PA 17105

Document Receipt

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Trans # 17346 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

TECHNICAL SUPPORT GROUP

INTERNAL REVENUE  
SERVICE

600 ARCH STREET ROOM 3259

Tracking #: 71901140006000168936

Doc Ref #: 2019ED127

Postage 5.6000

PHILADELPHIA PA 19106

Document Receipt

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Trans # 17342 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

COMMONWEALT OF PA

DEPT OF WELFARE

PO BOX 2675

Tracking #: 71901140006000168899

Doc Ref #: 2019ED127

Postage 5.6000

HARRISBURG PA 17105

Document Receipt

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Trans # 17343 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

DEPARTMENT OF REVENUE  
DEPARTMENT 281230

COMMONWEALTH OF PA

Tracking #: 71901140006000168905  
Doc Ref #: 2019ED127  
Postage 5.6000

HARRISBURG PA 17128

Document Receipt

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Trans # 17342 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

COMMONWEALT OF PA

DEPT OF WELFARE

PO BOX 2675

Tracking #: 71901140006000168899

Doc Ref #: 2019ED127

Postage 5.6000

HARRISBURG PA 17105

Document Receipt

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Trans # 17343 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

DEPARTMENT OF REVENUE  
DEPARTMENT 281230

COMMONWEALTH OF PA

Tracking #: 71901140006000168905  
Doc Ref #: 2019ED127  
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HARRISBURG PA 17128



Document Receipt

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Trans # 17343 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

DEPARTMENT OF REVENUE COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000168905

Doc Ref #: 2019ED127

Postage 5.6000

HARRISBURG PA 17128

Document Receipt

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Trans # 17343 Carrier / service: USPS Server First-Class Mail® 11/6/2019 12:00:00 AM

Ship to:

DEPARTMENT OF REVENUE COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000168905

Doc Ref #: 2019ED127

Postage 5.6000

HARRISBURG PA 17128

Document Receipt

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Trans #	17343	Carrier / service:	USPS Server	First-Class Mail®	11/6/2019 12:00:00 AM
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Ship to:

DEPARTMENT OF REVENUE                      COMMONWEALTH OF PA

DEPARTMENT 281230

Tracking #: 71901140006000168905

Doc Ref #: 2019ED127

Postage 5.6000

HARRISBURG PA 17128

Phelan Hallinan Diamond & Jones, LLP  
One Penn Center Ste 1400  
Philadelphia, PA 19103

TD Bank, NA  
3-180/360

001779987

PAY ONE THOUSAND THREE HUNDRED FIFTY AND XX / 100 Dollars

DATE  
10/30/2019

AMOUNT  
\*\*\*\*\*\$1,350.00

TO THE ORDER OF  
Sheriff of Columbia County  
35 W Main Street  
Bloomsburg, PA 17815

PZW [1049644] 542 SNOWFLAKE LANE (2019-CV-1236)

*Travis S. Hallinan*  
AUTHORIZED SIGNATURE

⑈001779987⑈ ⑆036001808⑆ 361508666⑈

