

TX Result Report

P 1
03/25/2024 09:34
Serial No. ACT9011005893
TC: 69973

Addressee	Start Time	Time	Prints	Result	Note
912155725025	03-25 09:33	00:01:03	002/002	OK	ORG

Note

TMR:Timer TX, POL:Polling, ORG:Original Size Setting, FME:Frame Erase TX,
DPG:Page Separation TX, MIX:Mixed Original TX, CALL:Manual TX, CSRC:CSRC,
FWD:Forward, PC:PC-FAX, BND:Double-Sided Binding Direction, SP:Special Original,
FCODE:F-code, RTX:Re-TX, RLV:Relay, MBX:Confidential, BUL:Bulletin,
IPADR:IP Address Fax, I-FAX:Internet Fax IP-FAX: IP-FAX(SIP)

Result

OK: Communication OK, S-OK: Stop Communication, PW-OFF: Power Switch OFF,
TEL: RX from TEL, NG: Other Error, Cont: Continue, No Ans: No Answer,
Refuse: Receipt Refused, Busy: Busy, M-Full:Memory Full, LOVR:Receiving length over,
POVR:Receiving page over, Fil:File Error, DC:Decode Error, MDN:MDN Response Error,
DSN:DSN Response Error, PRINT:Compulsory Memory Document Print,
DEL:Compulsory Memory Document Delete, SEND:Compulsory Memory Document Send.

COLUMBIA COUNTY SHERIFF'S OFFICE
PO BOX 380
PH 570-389-5622 | FAX 570-389-5625
www.sheriffcolumbiacounty.com

fax

TO: Matthew Fallings, Esq	FROM: Sheriff Timothy Chamberlain
FAX:	PAGES: 2
PHONE:	DATE: March 25, 2024
RE: Edward Fenton	CC:

☐ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle

I received your stay a cost sheet is attached showing a balance of
\$540.60.

COLUMBIA COUNTY SHERIFF'S OFFICE
PO BOX 380
PH 570-389-5622 | FAX 570-389-5625
www.sheriffofcolumbiacounty.com

fax

TO: Matthew Fallings, Esq

FROM: Sheriff Timothy Chamberlain

FAX:

PAGES: 2

PHONE:

DATE: March 25, 2024

RE: Edward Fenton

CC:

☐ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle

I received your stay a cost sheet is attached showing a balance of \$540.60.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Michael A. Beyer
Chief Deputy



U.S. BANK TRUST NATIONAL ASSOC
vs.
EDWARD FENTON

Case Number
2023CV494

PROPERTY ADDRESS

198 W RITTENHOUSE MILL ROAD, BERWICK, PA 18603

REAL ESTATE SALE REQUEST LEDGER

DATE	CATEGORY	MEMO	CHK #	DEBIT	CREDIT
01/04/2024	Advance Fee	Advance Fee	38373	\$0.00	\$1,350.00
01/04/2024	Advertising Sale (Newspaper)			\$15.00	\$0.00
01/04/2024	Advertising Sale Bills & Copies			\$17.50	\$0.00
01/04/2024	Crying Sale			\$10.00	\$0.00
01/04/2024	Docketing			\$15.00	\$0.00
01/04/2024	Levy			\$15.00	\$0.00
01/04/2024	Mailing Costs			\$36.00	\$0.00
01/04/2024	Posting Handbill			\$15.00	\$0.00
01/04/2024	Press Enterprise Inc.			\$1,367.60	\$0.00
01/04/2024	Sheriff Automation Fund			\$50.00	\$0.00
01/04/2024	Web Posting			\$100.00	\$0.00
03/25/2024	Service			\$165.00	\$0.00
03/25/2024	Service Mileage			\$24.00	\$0.00
03/25/2024	Copies			\$5.50	\$0.00
03/25/2024	Notary Fee			\$10.00	\$0.00
03/25/2024	Tax Claim Search			\$5.00	\$0.00
03/25/2024	Surcharge			\$40.00	\$0.00
				\$1,890.60	\$1,350.00
TOTAL BALANCE:				\$(540.60)	

Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
Telephone: (215) 572-8111
Facsimile: (215) 572-5025
(Counsel for Plaintiff)

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

U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association Plaintiff(s)	NO. 2023-CV-0000494-MF MORTGAGE FORECLOSURE
VS. Edward L. Fenton Defendant(s)	

PRAECIPE TO DISCONTINUE AND END WITHOUT PREJUDICE

TO THE PROTHONOTARY:

Kindly mark the above-captioned action as "discontinued and ended without prejudice" upon payment of your costs only.

Dated: March 12, 2024

Stern & Eisenberg, P.C.

By: 

- ☐ Andrew J. Marley, Esquire
- ☐ Kenya Bates, Esquire
- ☐ Steven P. Kelly, Esquire
- ☐ Jessica N. Manis, Esquire
- ☐ Matthew Fleck, Esquire
- ☒ Matthew C. Fallings, Esquire
- ☐ Daniel P. Jones, Esquire
- Caroline P. Aprahamian, Esquire (329932)
Attorney for Plaintiff

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 03/22/2024

Account: **3994**
Name: **tchamberlain@columbiapa.org**
Company: **TIM CHAMBERLAIN - COLUM COUNTY SHER**
Address: **PO BOX 380**
BLOOMSBURG, PA 17815
Telephone:

Ad ID: **65930**
Description: **Fenton Sale**
Run Dates: **03/13/2024 - 03/20/2024**
Class: **0002**
Orig User: **sshotwel**
Words: **974**
Lines: **108**
Agate Lines: **288**
Depth: **12.00**
Blind Box:

Total Ad Cost \$1,367.60
Amount Paid \$0.00

Publication	Start	Stop	Inserts	Cost
Press Enterprise - Class	03/13/2024	03/20/2024	2	1,367.60

Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
Telephone: (215) 572-8111
Facsimile: (215) 572-5025
(Counsel for Plaintiff)

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

U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association Plaintiff(s) VS. Edward L. Fenton Defendant(s)	NO. 2023-CV-0000494-MF MORTGAGE FORECLOSURE
--	--

PRAECIPE TO VACATE JUDGMENT WITHOUT PREJUDICE

TO THE PROTHONOTARY:

Kindly mark the judgment entered on July 24, 2023 in favor of Plaintiff and against Defendant in the above-captioned matter "vacated without prejudice" upon payment for your costs only. Thank you.

Dated: March 12, 2024

Stern & Eisenberg, P.C.

By: 

- ☐ Andrew J. Marley, Esquire
- ☐ Kenya Bates, Esquire
- ☐ Steven P. Kelly, Esquire
- ☐ Jessica N. Manis, Esquire
- ☐ Matthew Fleck, Esquire
- ☒ Matthew C. Fallings, Esquire
- ☐ Daniel P. Jones, Esquire
- Caroline P. Aprahamian, Esquire (329932)
Attorney for Plaintiff



Stern & Eisenberg, PC

Stern & Eisenberg, PC

1581 Main Street, Suite 200
Warrington, Pennsylvania 18976

Phone: (215) 572-8111

Facsimile: (215) 572-5025

March 4, 2024

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815
Phone: (570) 389-5622

Re: U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association v. Edward L. Fenton
Columbia County Court of Common Pleas Docket No. 2023-CV-0000494-MF
SALE SCHEDULED FOR April 3, 2024

Dear Madam/Sir:

Enclosed please find a Certificate of Service for filing, the original having been sent to the Columbia County Prothonotary for filing. Kindly file of record and return a time-stamped copy to our office in the enclosed self-addressed, postage-paid envelope.

Thank you for your consideration to this matter. Should you have any questions, please contact our office.

Sincerely,
Stern & Eisenberg, PC

Kristin O'Leary-Hearn, Team Lead

;KO
Encl.

ANDREW J. MARLEY, ESQUIRE (312314)
KENYA BATES, ESQUIRE (203664)
STEVEN P. KELLY, ESQUIRE (308573)
MATTHEW FLECK, ESQUIRE (330498)
JESSICA N. MANIS, ESQUIRE (318705)
MATTHEW C. FALLINGS, ESQUIRE (326896)
DANIEL P. JONES, ESQUIRE (321876)
STERN & EISENBERG, PC
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976
TELEPHONE: (215) 572-8111
FACSIMILE: (215) 572-5025
(COUNSEL FOR PLAINTIFF)

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association

Plaintiff

v.

Edward L. Fenton

Defendant

Civil Action No.: 2023-CV-0000494-MF

MORTGAGE FORECLOSURE

CERTIFICATE OF SERVICE

I, Matthew C. Fallings, Esquire, attorney for the within named Plaintiff, hereby certify that the Notice of Sheriff's Sale was mailed to Edward L. Fenton, Defendant, by certified mail, return receipt requested and regular, first-class, postage pre-paid mail, on February 28, 2024.

I further certify that Notice of the Sheriff's Sale was mailed to each lienholder by regular, first-class, postage pre-paid mail, on February 28, 2024., as evidenced by copies of certificate of mailing and certified mail receipts attached.

STERN & EISENBERG, PC

By: 

Matthew C. Fallings, Esquire
Attorney for Plaintiff

Date: March 4, 2024

CERTIFICATE OF COMPLIANCE

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

Submitted by: Plaintiff

Signature: _____

Name: Matthew C. Fallings, Esquire

Attorney No. (if applicable): 326896

ANDREW J. MARLEY, ESQUIRE (312314)
KENYA BATES, ESQUIRE (203664)
STEVEN P. KELLY, ESQUIRE (308573)
MATTHEW FLECK, ESQUIRE (330498)
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STERN & EISENBERG, PC
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976
TELEPHONE: (215) 572-8111
FACSIMILE: (215) 572-5025
(COUNSEL FOR PLAINTIFF)

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.

Edward L. Fenton
Defendant

Civil Action No. : 2023-CV-0000494-MF

MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

Your real estate at 198 W Rittenhouse Mill Rd, Berwick, PA 18603 is scheduled to be sold at the Columbia County Sheriff's Sale at 35 West Main Street, Bloomsburg, PA 17815 (location of sale) on April 3, 2024 at 9:00 AM to enforce the court judgment of \$118,958.35 obtained by U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association against you.

NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to Stern & Eisenberg, PC the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call Stern & Eisenberg, , at telephone number (215) 572-8111.



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

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling Stern & Eisenberg, PC, at telephone number (215) 572-8111.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call Stern & Eisenberg, PC, at telephone number (215) 572-8111.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff no later than 30 days after the sale date. This Schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule. You should check with the Sheriff's Office by calling **570-389-5622** to determine the actual date of filing of said schedule.
7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale.

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

North Penn Legal Services
168 East Fifth Street
Bloomsburg, PA 17815
(570) 784-8760



STERN & EISENBERG, PC
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976
TELEPHONE: (215) 572-8111
FACSIMILE: (215) 572-5025
(COUNSEL FOR PLAINTIFF)

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.

Edward L. Fenton
Defendant

Civil Action No. : 2023-CV-0000494-MF

MORTGAGE FORECLOSURE

RE: PREMISES: **198 W Rittenhouse Mill Rd, Berwick, PA 18603**

Dear Sir or Madam:

Please be advised that I represent the above creditor that has a judgment against the above Defendant(s). As a result of a default, the above referenced premises, also described on the attached sheet, will be sold by the Sheriff of Columbia County on April 3, 2024 at 9:00 AM at 35 West Main Street, Bloomsburg, PA 17815 (subject to change without further notice).

The sale is being conducted pursuant to the judgment in the amount of \$118,958.35 together with interest, costs and such other allowed amounts, thereon entered in the above-matter in favor of the Plaintiff against the above-named Defendant who is/are also the real owner of said premises. I have discovered that you may have a lien and/or interest in the premises to be sold. This notice is given so that you can protect your interest, if any, and/or the lien you have on the premises. If you have any questions regarding the type of lien or effect of the Sheriff Sale upon your lien, we urge you to **CONTACT YOUR ATTORNEY**, as we are not permitted to give you legal advice.

A Schedule of distribution will be filed by the Sheriff on a date specified by the Sheriff no later than 30 days after the sale date and the distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

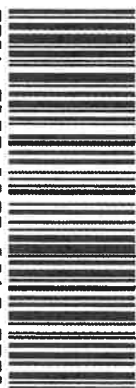
STERN & EISENBERG, PC
Attorney for Plaintiff



Stem & Eisenberg, P.C.
P.O. Box 9101
Temecula, CA 92589-9101

Send Payments to:
Stem & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

Send Correspondence to:
Stem & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976



9314 7100 1170 1160 2201 98

RETURN RECEIPT REQUESTED

20240228-293

Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

GENCORR_CMFC



Stern & Eisenberg, P.C.
P.O. Box 9101
Temecula, CA 92589-9101

Send Payments to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

Send Correspondence to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976



2388347933

20240228-293



Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

GENCORR_CMFC



Stern & Eisenberg, P.C.
P.O. Box 9101
Temecula, CA 92589-9101



2388348416

PRESORT
First-Class Mail
U.S. Postage and
Fees Paid
WSO

Send Payments to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

20240228-293

Send Correspondence to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

PA Department of Revenue Bureau of
Compliance-Lien Section
P.O. Box 280948
Harrisburg, PA 17128-0948



GENCORR

Stem & Eisenberg, P.C.
P.O. Box 9101
Temecula, CA 92589-9101



2388348413

PRESORT
First-Class Mail
U.S. Postage and
Fees Paid
WSO

Send Payments to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

20240228-293

Send Correspondence to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976



Columbia County Domestic Relations
11 West Main Street
Bloomsburg, PA 17815



GENCORR

Stern & Eisenberg, P.C.
P.O. Box 9101
Tamecula, CA 92589-9101



2388348417

PRESORT
First-Class Mail
U.S. Postage and
Fees Paid
WSO

Send Payments to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

20240228-293

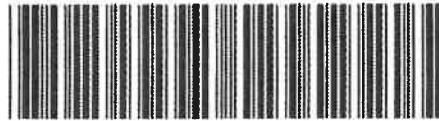
Send Correspondence to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

PA Department of Revenue Bureau of Individual
Taxes
P.O. Box 280601
Harrisburg, PA 17128-0502



GENCORR

Stern & Eisenberg, P.C.
P.O. Box 9101
Temecula, CA 92589-9101



2388348415

PRESORT
First-Class Mail
U.S. Postage and
Fees Paid
WSO

Send Payments to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

20240228-293

Send Correspondence to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

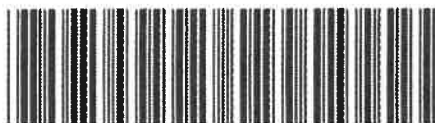


Occupant
198 W Rittenhouse Mill Rd
Berwick, PA 18603



GENCORR

Stern & Eisenberg, P.C.
P.O. Box 9101
Temecula, CA 92589-9101



2388348414

PRESORT
First-Class Mail
U.S. Postage and
Fees Paid
WSO

Send Payments to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

Send Correspondence to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

20240228-293

|||
Columbia County Tax Claim Bureau
11 West Main Street
Main Street County Annex
Bloomsburg, PA 17815



GENCORR

Stern & Eisenberg, P.C.
P.O. Box 9101
Temecula, CA 92589-9101



2388348418

PRESORT
First-Class Mail
U.S. Postage and
Fees Paid
WSO

Send Payments to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

20240228-293

Send Correspondence to:
Stern & Eisenberg, P.C.
1581 Main Street, Suite 200
Warrington, PA 18976

|||||
PA State Employees Credit Union
1 Credit Union Place
Harrisburg, PA 17110-2990



GENCORR

Invoice

**PLEASE REMIT TO:**

Walz Group, LLC
27398 Via Industria
Temecula, CA 92590-3699

Invoice Number: T044884-46**Invoice Date:** 2/29/2024**Customer Number:** 01-0293293**Terms:** Due Upon Receipt**Reference Number:** PA202300000245**Servicer/Client:****SOLD TO:**

Stern & Eisenberg, P.C
1581 Main St. Suite 200
Warrington, PA 18976

Property Address:

198 W Rittenhouse Mill Rd
Berwick, PA 18603

Mail Date	Service/Item	Description	Article Number	Qty	Unit Price	Total
2/28/2024	POSTAGE	GENCORR_CMFC	2388347933	1	1.630	1.630
2/28/2024	POSTAGE	GENCORR_CMFC	9314710011701160220198	1	9.680	9.680
2/28/2024	POSTAGE	GENCORR	2388348413	1	0.640	0.640
2/28/2024	POSTAGE	GENCORR	2388348414	1	0.640	0.640
2/28/2024	POSTAGE	GENCORR	2388348415	1	0.640	0.640
2/28/2024	POSTAGE	GENCORR	2388348416	1	0.640	0.640
2/28/2024	POSTAGE	GENCORR	2388348417	1	0.640	0.640
2/28/2024	POSTAGE	GENCORR	2388348418	1	0.640	0.640

Total Postage: \$15.15

COUNTY OF COLUMBIA
TAX CLAIM BUREAU AND TAX OFFICE
PO BOX 380
BLOOMSBURG PA 17815
REAL ESTATE TAX CERTIFICATION

Date: 03/04/2024

Fee: \$5.00

Cert. NO: 45903

FENTON EDWARD L
198 W RITTENHOUSE MILL ROAD
BERWICK PA 18603

District: BRIARCREEK BORO
Deed: 20051 - 1837
Location: 198 W RITTENHOUSE MIL
Parcel Id: 06 -01 -011-00,000

Assessment: 21,602
Balances as of 03/04/2024

YEAR	CYCLE	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
		NO TAX CLAIM TAXES DUE					
		TOTAL	\$0.00				\$0.00

By: Col Co Sheriff

Per: _____

**COUNTY OF COLUMBIA
TAX CLAIM BUREAU AND TAX OFFICE
PO BOX 380
BLOOMSBURG PA 17815
REAL ESTATE TAX CERTIFICATION**

Date: 03/04/2024

Fee: \$5.00

Cert. NO: 45904

FENTON EDWARD L
198 W RITTENHOUSE MILL ROAD
BERWICK PA 18603

District: BRIARCREEK BORO
Deed: 20051 - 1837
Location: 198 W RITTENHOUSE MIL
Parcel Id: 06 -01 -011-00,000

Assessment: 21,602
Balances as of 03/04/2024

BY 04/30/2024

YEAR	CYCLE	TAX TYPE	TAX AMOUNT	PENALTY	DISCOUNT	PAID	BALANCE
2024	PRM24	COUNTY	341.58	0.00		0.00	341.58
2024	PRM24	MUNICIPAL	76.82	0.00		0.00	76.82
TOTAL			\$418.40				\$418.40

By: Col Co Sheriff

Per: _____

06-01-011

ANDREW J. MARLEY, ESQUIRE (312314)
KENYA BATES, ESQUIRE (203664)
STEVEN P. KELLY, ESQUIRE (308573)
MATTHEW FLECK, ESQUIRE (330498)
JESSICA N. MANIS, ESQUIRE (318705)
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(COUNSEL FOR PLAINTIFF)

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.

Edward L. Fenton
Defendant

Civil Action No. : 2023-CV-0000494-MF

2023-ED-95

MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

Your real estate at 198 W Rittenhouse Mill Rd, Berwick, PA 18603 is scheduled to be sold at the Columbia County Sheriff's Sale at 35 West Main Street, Bloomsburg, PA 17815 (location of sale) on April 3, 2024 at 9:00 am to enforce the court judgment of \$118,958.35 obtained by U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association against you.

NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to Stern & Eisenberg, PC the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call Stern & Eisenberg, PC, at telephone number (215) 572-8111.

*No delin taxes
ours yes*

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Michael A. Beyer
Chief Deputy

U.S. BANK TRUST NATIONAL ASSOC
vs.
EDWARD FENTON

Case Number
2023CV494

SHERIFF'S RETURN OF SERVICE

02/28/2024 02:02 PM - DEPUTY KRISTIE ROSPENDOWSKI, 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 198 W RITTENHOUSE MILL ROAD, BERWICK, PA 18603.


KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

February 28, 2024

NOTARY

Affirmed and subscribed to before me this

28TH day of FEBRUARY, 2024

Plaintiff Attorney: STERN & EISENBERG, P.C., 1581 MAIN STREET, SUITE 200, WARRINGTON, PA 18976

(c) CountySuite Sheriff, Teleosoft, Inc.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Michael A. Beyer
Chief Deputy

U.S. BANK TRUST NATIONAL ASSOC
vs.
FENTON, EDWARD

Case Number
2023CV494

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Posting - Sale Bill

Zone:

95

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 04/03/2024 AT 9:00 AM
SHERIFF'S SALE BILL

Serve To:

Name: (POSTING)

Primary Address: 198 W RITTENHOUSE MILL ROAD
BERWICK, PA 18603

Phone:

DOB:

Alternate Address:

Phone:

Final Service:

Served: Personally · Adult In Charge · Posted · Other

Adult In Charge:

ENTRY Door

Relation:

Date:

2/28/24

Time:

1402

Deputy:

4

Mileage:

Attorney / Originator:

Name: STERN & EISENBERG, PC

Phone: 1-215-572-8111

Service Attempts:

Date:

Time:

Mileage:

Deputy:

1

2

3

4

5

6

Service Attempt Notes:

-
-
-
-
-
-

(POSTING)

2023CV494

198 W RITTENHOUSE MILL ROAD, BERWICK, PA 18603 NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Michael A. Beyer
Chief Deputy



U.S. BANK TRUST NATIONAL ASSOC
vs.
EDWARD FENTON

Case Number
2023CV494

SHERIFF'S RETURN OF SERVICE

01/17/2024 01:26 AM - DEPUTY KRISTIE ROSPENDOWSKI, 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 SUE LAUBACH (CLERK), WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR BERWICK AREA SCHOOL DISTRICT AT 500 LINE STREET, BERWICK, PA 18603.


KRISTIE ROSPENDOWSKI, DEPUTY

SO ANSWERS,


TIMOTHY T. CHAMBERLAIN, SHERIFF

January 17, 2024

Commonwealth of Pennsylvania - Notary Seal
SARAH JANE KLINGAMAN - Notary Public
Columbia County
My Commission Expires March 23, 2026
Commission Number 1075245

NOTARY

Affirmed and subscribed to before me this

17TH day of JANUARY, 2024



Plaintiff Attorney: STERN & EISENBERG, PC, 1581 MAIN STREET, SUITE 200, WARRINGTON, PA 18976

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff



Michael A. Beyer
Chief Deputy

U.S. BANK TRUST NATIONAL ASSOC
vs.
FENTON, EDWARD

Case Number
2023CV494

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	95
Manner:	Adult in Charge	Expires:	
Notes:	SALE DATE & TIME: 04/03/2024 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	BERWICK AREA SCHOOL DISTRICT
Primary Address:	500 LINE STREET BERWICK, PA 18603
Phone:	DOB:
Alternate Address:	
Phone:	

Final Service:

Served:	Personally · Adult In Charge · Posted · Other		
Adult In Charge:	SUE LAUBACH		
Relation:	CLERK		
Date:	1/17/24	Time:	1326
Deputy:	H	Mileage:	

Attorney / Originator:

Name:	STERN & EISENBERG, PC	Phone:	1-215-572-8111
-------	-----------------------	--------	----------------

Service Attempts:

Date:					
Time:					
Mileage:					
Deputy:	1	2	3	4	5

Service Attempt Notes:

-
-
-
-
-
-

BERWICK AREA SCHOOL I

2023CV494

500 LINE STREET, BERWICK, PA 18603

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Michael A. Beyer
Chief Deputy



U.S. BANK TRUST NATIONAL ASSOC
vs.
EDWARD FENTON

Case Number
2023CV494

SHERIFF'S RETURN OF SERVICE

01/12/2024 02:41 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 HEATHER FENTON, WIFE, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR OCCUPANT AT 198 RITTENHOUSE MILL ROAD, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,

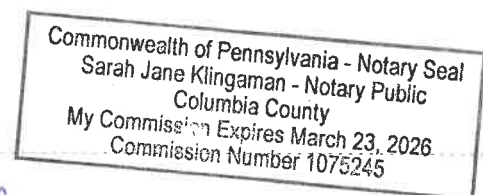

TIMOTHY T. CHAMBERLAIN, SHERIFF

January 12, 2024

NOTARY

Affirmed and subscribed to before me this

12TH day of JANUARY, 2024





Plaintiff Attorney: STERN & EISENBERG, PC, 1581 MAIN STREET, SUITE 200, WARRINGTON, PA 18976

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Michael A. Beyer
Chief Deputy



U.S. BANK TRUST NATIONAL ASSOC
vs.
EDWARD FENTON

Case Number
2023CV494

SHERIFF'S RETURN OF SERVICE

01/12/2024 02:41 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 HEATHER FENTON, WIFE, WHO ACCEPTED AS "ADULT PERSON IN CHARGE" FOR EDWARD FENTON AT 198 RITTENHOUSE MILL ROAD, BERWICK, PA 18603.


SCOTT MAYERNICK, DEPUTY

SO ANSWERS,

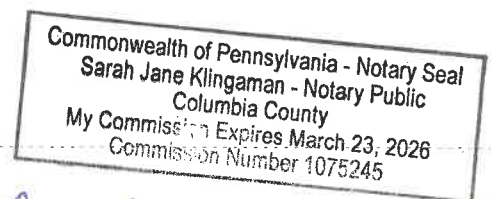

TIMOTHY T. CHAMBERLAIN, SHERIFF

January 12, 2024

NOTARY

Affirmed and subscribed to before me this

12TH day of JANUARY, 2024





Plaintiff Attorney: STERN & EISENBERG, PC, 1581 MAIN STREET, SUITE 200, WARRINGTON, PA 18976

(c) CountySuite Sheriff, Teleosoft, Inc.

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Michael A. Beyer
Chief Deputy



U.S. BANK TRUST NATIONAL ASSOC
vs.
FENTON, EDWARD

Case Number
2023CV494

SERVICE COVER SHEET

Service Details:

Category: Real Estate Sale - Sale Notice

Zone: 95

Manner: < Not Specified >

Expires:

Warrant:

Notes: SALE DATE & TIME: 04/03/2024 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: Stephanie

Relation: Tax Collector

Date: 1-12-24

Time: 1320

Deputy: 6

Mileage:

Attorney / Originator:

Name: STERN & EISENBERG, PC

Phone: 1-215-572-8111

Service Attempts:

Date:

Time:

Mileage:

Deputy:

1

2

3

4

5

6

Service Attempt Notes:

-
-
-
-
-
-

COLUMBIA COUNTY TAX C

2023CV494

PO BOX 380, BLOOMSBURG, PA 17815

NO EXPIRATION

SHERIFF'S OFFICE OF COLUMBIA COUNTY

Timothy T. Chamberlain
Sheriff

Michael A. Beyer
Chief Deputy



U.S. BANK TRUST NATIONAL ASSOC
vs.
FENTON, EDWARD

Case Number
2023CV494

SERVICE COVER SHEET

Service Details:

Category:	Real Estate Sale - Sale Notice	Zone:	95
Manner:	Adult in Charge	Expires:	
Warrant:			
Notes:	SALE DATE & TIME: 04/03/2024 AT 9:00 AM PLAINTIFF NOTICE OF SHERIFF'S SALE AND DEBTOR'S RIGHTS		

Serve To:

Name:	Domestic Relations Office of Columbia Col	
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:	Brittany Shaffer			
Relation:	Secretary			
Date:	1-12-24	Time:	1322	
Deputy:	6	Mileage:		

Attorney / Originator:

Name:	STERN & EISENBERG, PC	Phone:	1-215-572-8111
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Service Attempts:

Date:						
Time:						
Mileage:						
Deputy:	1	2	3	4	5	6

Service Attempt Notes:

-
-
-
-
-
-

DOMESTIC RELATIONS OF 2023CV494 1 WEST MAIN STREET, 2ND FLOOR, BLOOMSBURG, PA 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 01/12/2024

Account: **3994**
Name: **tchamberlain@columbiapa.org**
Company: **TIM CHAMBERLAIN - COLUM COUNTY SHER**
Address: **PO BOX 380**
BLOOMSBURG, PA 17815
Telephone:

Ad ID: **65930**
Description: **Fenton Sale**
Run Dates: **03/13/2024 - 03/27/2024**
Class: **0002**
Orig User: **sshotwel**
Words: **974**
Lines: **108**
Agate Lines: **288**
Depth: **12.00**
Blind Box:

Total Ad Cost \$2,044.40
Amount Paid \$0.00

Publication	Start	Stop	Inserts	Cost
Press Enterprise - Class	03/13/2024	03/27/2024	3	2,044.40

SHERIFF'S SALE
By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2023CV494

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, APRIL 3, 2024
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 those two certain pieces or parcels of land situate in the Borough of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

PARCEL NO. 1:

BEGINNING at an iron pin on the northerly line of the right of way of the S. B. and B. R.R. Co. at the southwesterly corner of land now or late of Harold C. Shuman; thence north 25 degrees 45 minutes west 254.4 feet to the center of a township road leading from State Route No. 93 to State Route No. 11; thence along the middle of said road south 51 degrees 15 minutes west 116.8 feet to a point; thence continuing along said road south 18 degrees 5 minutes west 120.5 feet to a point on the northerly line of the right of way of said S.B. and B. R.R. Co.; thence south 18 degrees 25 minutes west 110 feet to Briar Creek; thence south 53 degrees east 143 feet along said stream to a point; thence north 46 degrees 54 minutes east 216 feet to iron pin, the place of beginning, CONTAINING 1.3 acres in accordance with "Plot Taken From Redline Farm- E. J. Eshleman, Owner- Scale 1 in. = 50 ft. -7-1153- H.G. Shulde, RE", a copy of which is recorded in Deed Book 165, at page 149, EXCEPTING AND RESERVING, HOWEVER, from the above description the right of way of the S.B. and B. R.R. Co., being in width 60 feet more or less:

PARCEL NO. 2:

BEGINNING at an iron pin on the northerly line of the right of way of the S.B. and B. R.R. Co. at the southwesterly corner of land now or late of Harold C. Shuman; thence north 25 degrees 45 minutes west along the easterly line of Warren H. Hanstine and Janet Hanstine, his wife, now or late, 254.4 feet to the center of a Township road leading from State Route 93 to State Route 11; thence along the middle of said Township road in an easterly direction to the northwesterly corner of land now or late of said Harold C. Shuman; thence south 11 degrees 44 minutes west along the westerly line of said Harold C. Shuman, now or late, 236 feet more or less to the place of beginning, being a part of the land described in a plot of a larger tract of land designated as "Plot Taken From Redline Farm- E. J. Eshleman- Owner, Scale 1 in. = 50 feet, 7-11-53, H. G. Shulde, R.E.", BEING parcels (1) and (3) in deed from Andress Derby and Mary Ruth Derby, his wife, to Frank P. Bello and Christine S. Bello, his wife, dated May 3, 2005, and recorded on May 5, 2005 in the Columbia County Recorder of Deeds Office as Instrument No. 200504512.

Property Address: 198 W Rittenhouse Mill Rd, Berwick, PA 18603

Parcel No. 06 01 01100000

BEING the same premises which Frank P. Bello and Christine S. Bello, his wife by Deed dated 10/28/2005 and recorded in the Office of Recorder of Deeds of Columbia County on 10/31/2005 Book/Page or Instrument #200511837 granted and conveyed unto Edward L. Fenton, as sole owner.

PROPERTY ADDRESS: 198 W RITTENHOUSE MILL ROAD, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 060101100000

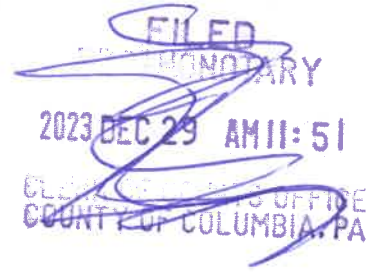
Seized and taken into execution to be sold as the property of EDWARD FENTON in suit of U.S. BANK TRUST NATIONAL ASSOC.

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:	TIMOTHY CHAMBERLAIN, Sheriff
STERN & EISENBERG, PC	Columbia County, Pennsylvania
WARRINGTON, PA 1-215-572-8111	

ANDREW J. MARLEY, ESQUIRE (312314)
KENYA BATES, ESQUIRE (203664)
STEVEN P. KELLY, ESQUIRE (308573)
MATTHEW FLECK, ESQUIRE (330498)
JESSICA N. MANIS, ESQUIRE (318705)
MATTHEW C. FALLINGS, ESQUIRE (326896)
DANIEL P. JONES, ESQUIRE (321876)
STERN & EISENBERG, PC
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976
TELEPHONE: (215) 572-8111
FACSIMILE: (215) 572-5025
(COUNSEL FOR PLAINTIFF)



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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.
Edward L. Fenton
Defendant

Civil Action No. : 2023-CV-0000494-MF

2023-ED-95

MORTGAGE FORECLOSURE

AFFIDAVIT PURSUANT TO RULE 3129.1

I, the undersigned attorney for Plaintiff in the above caption, set forth as of the date the Praecipe for the Writ of Execution was filed, the following information concerning the real property located at **198 W Rittenhouse Mill Rd, Berwick, PA 18603**:

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

Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

2. Name and address of Defendant in the judgment:

Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

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

N/A

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

N/A

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

N/A

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:

Columbia County Domestic Relations
11 West Main Street
Bloomsburg, PA 17815

Columbia County Tax Claim Bureau
11 West Main Street
Main Street County Annex
Bloomsburg, PA 17815

X PA Department of Revenue Bureau of Compliance-Lien Section
P.O. Box 280948
Harrisburg, PA 17128-0948

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
11 West Main Street
Bloomsburg, PA 17815~~

PA Department of Revenue
Bureau of Individual Taxes
P.O. Box 280601
Harrisburg, PA 17128-0502

Tenant(s)/Occupant(s)
198 W Rittenhouse Mill Rd
Berwick, PA 18603

~~Columbia County Tax Claim Bureau
11 West Main Street
Main Street County Annex
Bloomsburg, PA 17815~~

Pa State Employees Credit Union
1 Credit Union Place
Harrisburg, PA 17110-2990

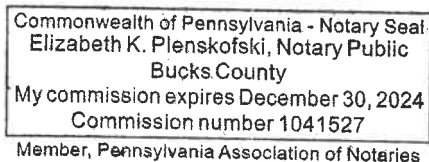
I verify that the statements made in this affidavit are true and correct to the best of my personal knowledge or information and belief. I understand that false statements herein are made subject to the penalties of 18 Pa. C.S. Section 4904 relating to unsworn falsification to authorities.

Sworn to and subscribed before me
this 21st Day of December, 2023.

Elizabeth K. Plenskojski
Notary Public

STERN & EISENBERG, PC

By: [Signature]
Matthew C. Fallings, Esq.
Attorney for Plaintiff



ANDREW J. MARLEY, ESQUIRE (312314)
KENYA BATES, ESQUIRE (203664)
STEVEN P. KELLY, ESQUIRE (308573)
MATTHEW FLECK, ESQUIRE (330498)
JESSICA N. MANIS, ESQUIRE (318705)
MATTHEW C. FALLINGS, ESQUIRE (326896)
DANIEL P. JONES, ESQUIRE (321876)
STERN & EISENBERG, PC
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976
TELEPHONE: (215) 572-8111
FACSIMILE: (215) 572-5025
(COUNSEL FOR PLAINTIFF)

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.

Edward L. Fenton
Defendant

Civil Action No. : 2023-CV-0000494-MF

2023-EP-95

MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

Your real estate at 198 W Rittenhouse Mill Rd, Berwick, PA 18603 is scheduled to be sold at the Columbia County Sheriff's Sale at 35 West Main Street, Bloomsburg, PA 17815 (location of sale) on April 3, 2024 at 9:00 am to enforce the court judgment of \$118,958.35 obtained by U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association against you.

NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to Stern & Eisenberg, PC the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call Stern & Eisenberg, PC, at telephone number (215) 572-8111.

TIMOTHY T. CHAMBERLAIN



SHERIFF OF COLUMBIA COUNTY

PHONE

(570) 389-5622

COURT HOUSE:

P.O. BOX 380

BLOOMSBURG, PA 17815

FAX: (570) 389-5625

24 HOUR PHONE

(570) 784-6300

PRESS ENTERPRISE

Lackawanna Avenue

Bloomsburg, PA 17815

Date: January 10, 2024

Re: Sheriffs Sale Advertising Dates

U.S. BANK TRUST NATIONAL ASSOC.

VS.

EDWARD FENTON

No. 494 of 2023 J.D. and No. 95 of 2023 E.D.

Dear Sir:

Please advertise the enclosed SHERIFF SALE on the following dates:

1st Week March 13th 2024

2nd Week March 20th 2024

3rd Week March 27th 2024

SALE DATE: **April 3rd 2024 @ 9:00 a.m**

Feel free to contact me if you have any questions. Sarah 570-389-5622.

Respectfully,

Timothy Chamberlain

Sheriff of Columbia County

Fenton Sale

REAL ESTATE OUTLINE

ED # 95

DATE RECEIVED

12-29-23

DOCKET AND INDEX

2023 CV 494

CHECK FOR PROPER INFO.

WRIT OF EXECUTION

X

COPY OF DESCRIPTION

X

WHEREABOUTS OF LKA

X

NON-MILITARY AFFIDAVIT

✓

NOTICES OF SHERIFF SALE

X

WAIVER OF WATCHMAN

✓

AFFIDAVIT OF LIENS LIST

X

CHECK FOR \$1,350.00 OR

X

CK# 38373

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

SALE DATE

April 3rd

TIME 9:00

POSTING DATE

ADV. DATES FOR NEWSPAPER

1ST WEEK

March 13

2ND WEEK

March 20

3RD WEEK

March 27

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

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.

Edward L. Fenton
Defendant(s)

Civil Action No. :
2023-CV-0000494-MF

2023-ED-95

WRIT OF EXECUTION
(MORTGAGE FORECLOSURE)

COMMONWEALTH OF PENNSYLVANIA

:

: S.S. :

COUNTY OF COLUMBIA

:

TO THE SHERIFF OF COLUMBIA COUNTY:

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

198 W Rittenhouse Mill Rd, Berwick, PA 18603 (see full legal description attached)

Judgment Amount..... \$118,958.35

Interest from July 21, 2023 at the Per Diem
rate of \$9.79 until Judgment is paid in full.

\$ _____

Total \$ _____ plus costs

Dated: 12/29/2023
(SEAL)

Barbara N. Silvestri
Prothonotary, Common Pleas Court of
Columbia County, PA & Clerk of Sev. Courts

My Com. Ex. 1st Monday in 2024

By: Melissa Traugh
Deputy

ANDREW J. MARLEY, ESQUIRE (312314)
KENYA BATES, ESQUIRE (203664)
STEVEN P. KELLY, ESQUIRE (308573)
MATTHEW FLECK, ESQUIRE (330498)
JESSICA N. MANIS, ESQUIRE (318705)
MATTHEW C. FALLINGS, ESQUIRE (326896)
DANIEL P. JONES, ESQUIRE (321876)
STERN & EISENBERG, PC
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976
TELEPHONE: (215) 572-8111
FACSIMILE: (215) 572-5025
(COUNSEL FOR PLAINTIFF)

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.

Edward L. Fenton
Defendant

Civil Action No. : 2023-CV-0000494-MF

2023-ED-95

MORTGAGE FORECLOSURE

NOTICE OF SHERIFF'S SALE OF REAL PROPERTY

TO: Edward L. Fenton
198 W Rittenhouse Mill Rd
Berwick, PA 18603

Your real estate at 198 W Rittenhouse Mill Rd, Berwick, PA 18603 is scheduled to be sold at the Columbia County Sheriff's Sale at 35 West Main Street, Bloomsburg, PA 17815 (location of sale) on April 3, 2024 at 9:00 am to enforce the court judgment of \$118,958.35 obtained by U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association against you.

NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO PREVENT THIS SHERIFF'S SALE

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

1. The sale will be canceled if you pay to Stern & Eisenberg, PC the back payments, late charges, costs and reasonable attorney's fees due. To find out how much you must pay, you may call Stern & Eisenberg, PC, at telephone number (215) 572-8111.

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

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

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

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling Stern & Eisenberg, PC, at telephone number (215) 572-8111.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due in the sale. To find out if this has happened you may call Stern & Eisenberg, PC, at telephone number (215) 572-8111.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
6. You may be entitled to a share of the money which was paid for your house. A Schedule of distribution of the money bid for your house will be filed by the Sheriff on a date specified by the Sheriff no later than 30 days after the sale date. This Schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed distribution is wrong) are filed with the Sheriff within ten (10) days after the date of filing of said schedule. You should check with the Sheriff's Office by calling 570-389-5622 to determine the actual date of filing of said schedule.
7. You may also have other rights and defenses, or ways of getting your house back, if you act immediately after the sale.

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

North Penn Legal Services
168 East Fifth Street
Bloomsburg, PA 17815
(570) 784-8760

All those two certain pieces or parcels of land situate in the Borough of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

PARCEL NO. 1:

BEGINNING at an iron pin on the northerly line of the right of way of the S. B. and B. R.R. Co. at the southwesterly corner of land now or late of Harold C. Shuman; thence north 25 degrees 45 minutes west 254.4 feet to the center of a township road leading from State Route No. 93 to State Route No. 11; thence along the middle of said road south 51 degrees 15 minutes west 116.8 feet to a point; thence continuing along said road south 18 degrees 5 minutes west 120.5 feet to a point on the northerly line of the right of way of said S.B. and B. R.R. Co.; thence south 18 degrees 25 minutes west 110 feet to Briar Creek; thence south 53 degrees east 143 feet along said stream to a point; thence north 46 degrees 54 minutes east 216 feet to iron pin, the place of beginning, CONTAINING 1.3 acres in accordance with "Plot Taken From Redline Farm- E. J. Eshleman, Owner- Scale 1 in.= 50 ft. -7-11-53- H.G. Shulde, R.E.", a copy of which is recorded in Deed Book 165, at page 149, EXCEPTING AND RESERVING, HOWEVER, from the above description the right of way of the S.B. and B. R.R. Co., being in width 60 feet more or less:

PARCEL NO. 2:

BEGINNING at an iron pin on the northerly line of the right of way of the S.B. and B. R.R. Co. at the southwesterly corner of land now or late of Harold C. Shuman; thence north 25 degrees 45 minutes west along the easterly line of Warren H. Hanstine and Janet Hanstine, his wife, now or late, 254.4 feet to the center of a Township road leading from State Route 93 to State Route 11; thence along the middle of said Township road in an easterly direction to the northwesterly corner of land now or late of said Harold C. Shuman; thence south 11 degrees 44 minutes west along the westerly line of said Harold C. Shuman, now or late, 236 feet more or less to the place of beginning, being a part of the land described in a plot of a larger tract of land designated as "Plot Taken From Redline Farm- E. J. Eshleman- Owner, Scale 1 in. = 50 feet, 7-11-53, H. G. Shulde, R.E.":

BEING parcels (1) and (3) in deed from Andress Derby and Mary Ruth Derby, his wife, to Frank P. Bello and Christine S. Bello, his wife, dated May 3, 2005, and recorded on May 5, 2005 in the Columbia County Recorder of Deeds Office as Instrument No. 200504512.

Property Address: 198 W Rittenhouse Mill Rd, Berwick, PA 18603

Parcel No. 06 01 01100000

BEING the same premises which Frank P. Bello and Christine S. Bello, his wife by Deed dated 10/28/2005 and recorded in the Office of Recorder of Deeds of Columbia County on 10/31/2005 Book/Page or Instrument #200511837 granted and conveyed unto Edward L. Fenton, as sole owner.

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

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust
National Association
Plaintiff

v.

Edward L. Fenton
Defendant(s)

Civil Action No. : 2023-CV-0000494-MF

2023-ED-95
MORTGAGE FORECLOSURE

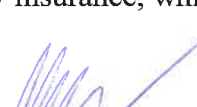
WAIVER OF WATCHMAN

Any Deputy Sheriff leaving 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 leave 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.



Attorney for Plaintiff

Now this 18th day of December, 2023, the Sheriff is hereby released from all liability to protect the property described in the above execution by insurance, which insurance is hereby waived.



Attorney for Plaintiff

STERN & EISENBERG, PC
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976
TELEPHONE: (215) 572-8111
FACSIMILE: (215) 572-5025
(COUNSEL FOR PLAINTIFF)

FILED
PROTHONOTARY

2023 JUL 24 AM 10:20

CLERK OF COURTS OFFICE
COUNTY OF COLUMBIA, PA

IN THE COURT OF COMMON PLEAS OF PENNSYLVANIA
FOR COLUMBIA COUNTY

U.S. Bank Trust National Association, not in its
individual capacity but solely as owner trustee for
RCF 2 Acquisition Trust c/o U.S. Bank Trust National
Association

Plaintiff

v.

Edward L. Fenton

Defendant

Civil Action No.: 2023-CV-0000494-MF

MORTGAGE FORECLOSURE

AFFIDAVIT OF NON-MILITARY SERVICE

COMMONWEALTH OF PENNSYLVANIA

:

: S.S.:

COUNTY OF BUCKS

:

I, the undersigned, being duly sworn according to law, deposes and says, to the best of his knowledge,
information and belief, Defendants':

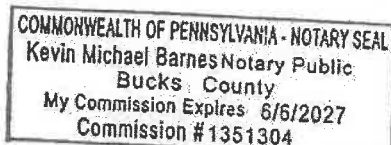
1. Last-known address is: 198 W Rittenhouse Mill Rd, Berwick, PA 18603
2. Is over the age of twenty-one; and
3. Is not now nor has been within the last three hundred sixty-six days in the Armed Services of the
United States as defined in the Soldiers' Civil Relief Act of 1940, as amended.

STERN & EISENBERG, PC

By: 

Sworn to and subscribed before me
this 20 Day of July 2023.


Notary Public



- ☐ Andrew J. Marley, Esquire (312314)
 - ☐ Jessica N. Manis, Esquire (318705)
 - ☐ Daniel Jones, Esquire (321876)
 - ☐ Kenya Bates, Esquire. (203664)
 - ☒ Matthew C. Fallings, Esquire (326896)
- Stern & Eisenberg, PC
1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
Phone: (215) 572-8111
Facsimile: (215) 572-5025
qcpa@sterneisenberg.com

Department of Defense Manpower Data Center

Results as of: Jul-20-2023 12:06:58 PM

SCRA 5.17



Status Report
Pursuant to Servicemembers Civil Relief Act

SSN: XXX-XX-7338
Birth Date:
Last Name: FENTON
First Name: EDWARD
Middle Name: L
Status As Of: Jul-20-2023
Certificate ID: 8J94V9MK2KL6MV7

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.

Sam Yousefzadeh

Sam Yousefzadeh, Acting Director
Department of Defense - Manpower Data Center
4800 Mark Center Drive, Suite 04E25
Alexandria, VA 22350

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2023CV494

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, APRIL 03, 2024
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 those two certain pieces or parcels of land situate in the Borough of Briar Creek, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

PARCEL NO. 1:

BEGINNING at an iron pin on the northerly line of the right of way of the S. B. and B. R.R. Co. at the southwesterly corner of land now or late of Harold C. Shuman; thence north 25 degrees 45 minutes west 254.4 feet to the center of a township road leading from State Route No. 93 to State Route No. 11; thence along the middle of said road south 51 degrees 15 minutes west 116.8 feet to a point; thence continuing along said road south 18 degrees 5 minutes west 120.5 feet to a point on the northerly line of the right of way of said S.B. and B. R.R. Co.; thence south 18 degrees 25 minutes west 110 feet to Briar Creek; thence south 53 degrees east 143 feet along said stream to a point; thence north 46 degrees 54 minutes east 216 feet to iron pin, the place of beginning, CONTAINING 1.3 acres in accordance with "Plot Taken From Redline Farm- E. J. Eshleman, Owner- Scale 1 in. = 50 ft. -7-1153- H.G. Shulde, RE", a copy of which is recorded in Deed Book 165, at page 149, EXCEPTING AND RESERVING, HOWEVER, from the above description the right of way of the S.B. and B. R.R. Co., being in width 60 feet more or less:

PARCEL NO. 2:

BEGINNING at an iron pin on the northerly line of the right of way of the S.B. and B. R.R. Co. at the southwesterly corner of land now or late of Harold C. Shuman; thence north 25 degrees 45 minutes west along the easterly line of Warren H. Hanstine and Janet Hanstine, his wife, now or late, 254.4 feet to the center of a Township road leading from State Route 93 to State Route 11; thence along the middle of said Township road in an easterly direction to the northwesterly corner of land now or late of said Harold C. Shuman; thence south 11 degrees 44 minutes west along the westerly line of said Harold C. Shuman, now or late, 236 feet more or less to the place of beginning, being a part of the land described in a plot of a larger tract of land designated as "Plot Taken From Redline Farm- E. J. Eshleman- Owner, Scale 1 in. = 50 feet, 7-11-53, H. G. Shulde, R.E.". BEING parcels (1) and (3) in deed from Andress Derby and Mary Ruth Derby, his wife, to Frank P. Bello and Christine S. Bello, his wife, dated May 3, 2005, and recorded on May 5, 2005 in the Columbia County Recorder of Deeds Office as Instrument No. 200504512.

Property Address: 198 W Rittenhouse Mill Rd, Berwick, PA 18603

Parcel No. 06 01 01100000

BEING the same premises which Frank P. Bello and Christine S. Bello, his wife by Deed dated 10/28/2005 and recorded in the Office of Recorder of Deeds of Columbia County on 10/31/2005 Book/Page or Instrument #200511837 granted and conveyed unto Edward L. Fenton, as sole owner.

PROPERTY ADDRESS: 198 W RITTENHOUSE MILL ROAD, BERWICK, PA 18603

UPI / TAX PARCEL NUMBER: 060101100000

Seized and taken into execution to be sold as the property of EDWARD FENTON in suit of U.S. BANK TRUST NATIONAL ASSOC.

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:
STERN & EISENBERG, PC
WARRINGTON, PA 1-215-572-8111

TIMOTHY T. CHAMBERLAIN, Sheriff
COLUMBIA COUNTY, Pennsylvania



1581 Main Street, Suite 200
The Shops at Valley Square
Warrington, PA 18976
Telephone: (215) 572-8111
Facsimile: (215) 572-5025

LAW OFFICES
Stern & Eisenberg
www.sterneisenberg.com

RE: U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee
for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association v. Edward L. Fenton

C.C.P. COLUMBIA CO. NO. 2023-CV-0000494-MF

Sheriff's Office
Columbia County Courthouse
P.O. Box 380
Berwick, PA 18603

Please serve the Defendant with Notice of Sheriff's Sale at the following address:

Edward L. Fenton
198 W Rittenhouse Mill Rd, Berwick, PA 18603

Please forward an affidavit of service once completed.

Very truly yours,

Stern & Eisenberg, P.C.

MCF/IP
Enclosures

7019 2970 0002 0744 0693

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee

Extra Services & Fees (check box, add fee as appropriate)

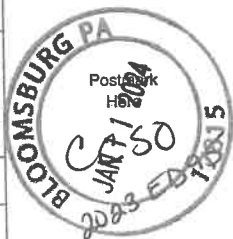
- ☐ Return Receipt (hardcopy) \$
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

Total Postage and Fees

Sent To
 PA Dept of Rev
 Street and Apt. No., or PO Box No.
 PO Box 280601

City, State, ZIP+4[®]
 Harrisburg PA 17128



See Reverse for Instructions

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee

Extra Services & Fees (check box, add fee as appropriate)

- ☐ Return Receipt (hardcopy) \$
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

Total Postage and Fees

Sent To
 PA State Employees Credit Union
 Street and Apt. No., or PO Box No.
 1 Credit Union Place

City, State, ZIP+4[®]
 Harrisburg PA 17110



U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee

Extra Services & Fees (check box, add fee as appropriate)

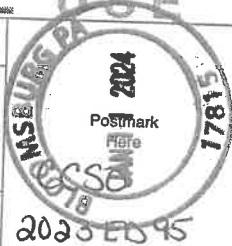
- ☐ Return Receipt (hardcopy) \$
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

Total Postage and Fees

Sent To
 Small Bus. Admin
 Street and Apt. No., or PO Box No.
 900 MKT St. 5th Fl

City, State, ZIP+4[®]
 Philadelphia PA 19107



See Reverse for Instructions

7019 2970 0002 0744 0723

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee

Extra Services & Fees (check box, add fee as appropriate)

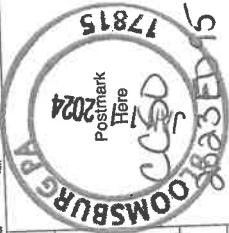
- ☐ Return Receipt (hardcopy) \$
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

Total Postage and Fees

Sent To
 PA Dept Rev Compliance Lien Sect.
 Street and Apt. No., or PO Box No.
 PO Box 280948

City, State, ZIP+4[®]
 Harrisburg PA 17128-0948



PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

9720 4420 2000 0262 6702

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
 Domestic Mail Only

For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee

Extra Services & Fees (check box, add fee as appropriate)

- ☐ Return Receipt (hardcopy) \$
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

Total Postage and Fees

Sent To
 Office of FAIR
 Street and Apt. No., or PO Box No.
 PO Box 8016

City, State, ZIP+4[®]
 Harrisburg PA 17105



PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

9890 4420 2000 0262 6702

SENDER: COMPLETE THIS SECTION

Complete items 1, 2, and 3.

Print your name and address on the reverse so that we can return the card to you.

Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

PA Dept. of Revenue
P.O. Box 280601
Harrisburg, PA 17128



9590 9402 5490 9249 6019 95

Article Number (Transfer from service label)

7019 2970 0002 0744 0693

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature Signature on File

X with USPS 17107 ☐ Agent ☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

AN 1 3 2024

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature ☐ Priority Mail Express®
☐ Adult Signature Restricted Delivery ☐ Registered Mail™
☐ Certified Mail® ☐ Registered Mail Restricted Delivery
☐ Certified Mail Restricted Delivery ☐ Return Receipt for Merchandise
☐ Collect on Delivery ☐ Signature Confirmation™
☐ Collect on Delivery Restricted Delivery ☐ Signature Confirmation Restricted Delivery

Restricted Delivery

SENDER: COMPLETE THIS SECTION

Complete items 1, 2, and 3.

Print your name and address on the reverse so that we can return the card to you.

Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

PA State Employees Credit Union
1 Credit Union Place
Harrisburg, PA 17110



9590 9402 5490 9249 6019 88

Article Number (Transfer from service label)

7019 2970 0002 0744 0709

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X ☐ Agent ☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature ☐ Priority Mail Express®
☐ Adult Signature Restricted Delivery ☐ Registered Mail™
☐ Certified Mail® ☐ Registered Mail Restricted Delivery
☐ Certified Mail Restricted Delivery ☐ Return Receipt for Merchandise
☐ Collect on Delivery ☐ Signature Confirmation™
☐ Collect on Delivery Restricted Delivery ☐ Signature Confirmation Restricted Delivery

Restricted Delivery

SENDER: COMPLETE THIS SECTION

Complete items 1, 2, and 3.

Print your name and address on the reverse so that we can return the card to you.

Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

PA Dept. of Rev Compliance Sect
P.O. Box 280948
Harrisburg, PA 17128-0948



9590 9402 5490 9249 6019 71

Article Number (Transfer from service label)

7019 2970 0002 0744 0716

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X PA DEPT. OF REVENUE ☐ Agent ☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

JAN 1 6 2024

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature ☐ Priority Mail Express®
☐ Adult Signature Restricted Delivery ☐ Registered Mail™
☐ Certified Mail® ☐ Registered Mail Restricted Delivery
☐ Certified Mail Restricted Delivery ☐ Return Receipt for Merchandise
☐ Collect on Delivery ☐ Signature Confirmation™
☐ Collect on Delivery Restricted Delivery ☐ Signature Confirmation Restricted Delivery

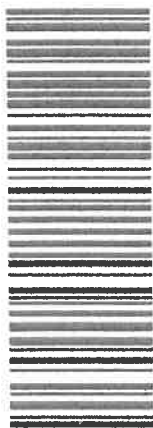
all Restricted Delivery

AFTER FIVE DAYS RETURN TO
TIMOTHY T. CHAMBERLAIN
SHERIFF



Columbia County
Court House - P.O. Box 380
Bloomsburg, PA 17815

CERTIFIED MAIL



7019 2970 0002 0744 0723

Small Business Administration
900 Market Street
5th Floor
Philadelphia, PA 19107

VTF-
22-

NIXIE

171 DE 1

99027107724

RETURN TO SENDER
UNCLIFIED
UNABLE TO FORWARD

UNC

BC: 17815038000

17815038000-1-1-1

1910-3444-4222



US POSTAGE PITNEY BOWES



ZIP 17815 \$ 008.53⁰
02 4W
0000379331 JAN 11, 2024

DO NOT EDITED AT FOLD, PRESS, FOLD AT THE RIGHT
OF THE RETURN, FOLD AT THE RIGHT
PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Small Business Admin
900 Market St, 5th Floor
Philadelphia, PA 19107

9590 9402 5490 9249 6019 57



2. Article Number (Transfer from service label)

11701A129701000210744

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

0723

Domestic Return Receipt

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER

STERN & EISENBERG PC
NJ ATTORNEY BUSINESS ACCOUNT
1581 MAIN STREET, SUITE 200
THE SHOPS AT VALLEY SQUARE
WARRINGTON, PA 18976

TD BANK

55-136/312

DATE
07/20/23

CHECK
38373

AMOUNT
\$1,350.00

One Thousand Three Hundred Fifty and 00/100*****

PAY
TO THE
ORDER
OF

Columbia County Sheriff
35 West Main Street
Bloomsburg, PA 17815



AUTHORIZED SIGNATURE

Stan D. Lewis

VOID AFTER 180 DAYS



Security Features Included.



Details on back.

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

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