

# SHERIFF'S SALE

Wednesday, January 27th, 2021 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 2019CV1443 AND CIVIL WRIT NO. 2019CV1443 ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY CIVIL DIVISION TO ME DIRECTED THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

All that Certain Piece or Parcel of Land Situate in South Centre Township, Columbia County, Pennsylvania, Bounded and Described as Follows, to-wit:

Beginning at a Corner on the Southern Side of the old State Highway Between Bloomsburg and Berwick in Line of Lot No. 1; thence along Said Highway, North 80 Degrees 10 Minutes East, 130 Feet to a Corner in Line of Lot No. 3; thence By the Same, South 9 Degrees 50 Minutes East, 120 Feet to a Corner on the Northern Side of the old Pennsylvania Canal, Now David Beers; thence By the Same, South 82 Degrees 10 Minutes West, 130 Feet to a Corner in Line of Lot No. 1; thence By the Same, North 9 Degrees 50 Minutes West, 114 Feet to a Corner on the Southern Side of the Right of Way of the old State Highway Between Bloomsburg and Berwick, the Place of Beginning. Being Lot No. 2 in the Revised Plot of Susquehanna Manor. this Description Was Prepared From Draft of a. Carl Wolfe, p.e., Dated March 21, 1967.

Upon Which is Located a one Story Frame Dwelling With Carport.

Parcel No.: 12-03-00206

Being the same property conveyed to Jill Mitkowski who acquired title by virtue of a deed from Hattie V. Weatherill, widow, dated January 3, 1992, recorded January 3, 1992, at Deed Book 491, Page 094, Office of the Recorder of Deeds, Columbia County, Pennsylvania.

Property Known as 5000 Old Berwick Road, South Centre Twp, AKA Bloomsburg, PA 17815

PROPERTY ADDRESS: 5000 OLD BERWICK ROAD, BLOOMSBURG, PA 17815

UPI / TAX PARCEL NUMBER: 12-03-00206

## TERMS OF SALE

**MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check, or cashier's check at time of sale.**

**REMAINING BALANCE OF BID PRICE: Any remaining amount of the bid price is to be paid within (8) days after the sale 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 either to sue the bidder for the balance due without a resale of property, or to resell the property at the bidder's risk and maintain an action against the bidder for breach of contract. In the case of a default all sums paid by the bidder will be considered forfeited, but will be applied against any damages recoverable. The defalting bidder will be responsible for any attorney fees incurred by the Sheriff in connection with any action against the bidder in which the bidder is found liable for damages.

Plaintiff's Attorney  
MANLEY DEAS KOCHALSKI LLC  
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Sheriff of Columbia County  
Timothy T. Chamberlain  
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