

SHERIFF'S SALE

Wednesday, July 8th, 2026 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 2025CV1358 AND CIVIL WRIT NO. 2025CV1358 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:

Assessed Address: 350 East 8th Street, Bloomsburg, PA 17815

ALL THAT CERTAIN piece or parcel of land situate in the Town of Bloomsburg, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a rebar set on the southerly side of East Eighth Street and at the northwest corner of other lands now or formerly of Esther M. Nichols (D.B. 204 Pg. 468) said rebar being South 77 degrees 54 minutes 21 seconds West (S 77 54' 21" W), a distance of 90.00 feet from a rebar set at the southwest intersection of said East Eighth Street and Cherry Street; THENCE along other lands now or formerly of the said Esther M. Nichols (D.B. 204, page 468) as per line agreement recorded in R.B. 734, Pg. 637, South 18 degrees 20 minutes 42 seconds East (S 18 20' 42" E), a distance of 56.52 feet to a 3/8 inch drill hole in stone sidewalk (2.00 feet east of an 18 inch diameter maple) common corner with other lands now or formerly of Esther M. Nichols (D.B. 266, Pg. 673); THENCE along other lands now or formerly of said Esther M. Nichols (D.B. 266, Pg. 673), South 77 degrees 54 minutes 21 seconds West (S 77 54' 21" W), a distance of 22.47 feet to a rebar set; THENCE along the same North 12 degrees 04 minutes 42 seconds West (N 12 04' 42" W) a distance of 56.18 feet to a rebar set on the southerly side of the aforesaid East Eighth Street; THENCE along the southerly side of said East Eighth Street, North 77 degrees 54 minutes 21 seconds East (N 77 54' 21" E) a distance of 16.30 feet to the place of BEGINNING.

CONTAINING 1,089 square feet in all.

PROPERTY ADDRESS: 350 EAST 8TH STREET, BLOOMSBURG, PA 17815

UPI / TAX PARCEL NUMBER: 05E-02-144-00,000

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
RIEDERS, TRAVIS, DOHRMANN, MOWERY, HUMPHREY & WATERS
161 WEST 3RD STREET
WILLIAMSPORT, PA 17701

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>