

04-2047-CD  
IN RE: Spencer L. Newcomer

In RE: Bureau's Consolidated Return  
2004-2047-CD

Date: 02/16/2005

Clearfield County Court of Common Pleas

User: BANDERSON

Time: 10:37 AM

ROA Report

Page 1 of 1

Case: 2004-02047-CD

Current Judge: Fredric Joseph Ammerman

IN RE: Spencer L. Newcomer, Clearfield County Tax Claim Bureau

Civil In RE

Date		Judge
11/03/2004	New Case Filed. Transferred from 04-1551-CD.	No Judge
	Petition for Disapproval of Tax Sale RE: Spencer L. Newcomer filed by Atty. Wood. 1 CC to Atty.	No Judge ✓
11/05/2004	Rule To Show Cause: NOW, this 4th day of November, 2004, upon consideration of the foregoing Objections To 2004 Tax Sale, it is the ORDER of this Court that a Rule be issued on the Clearfield Co. Tax Claim Bureau to show cause why the prayer of the Objector, Spencer L. Newcomer, should not be granted and the sale set aside. RULE RETURNABLE the 24th day of November, 2004, for written response thereon. NOTICE: Objections have been filed against you in Court. If you wish to defend against the claims set forth in the following pages, you must take action on or before Nov. 24, 2004 by entering a written appearance personally or by attorney and filing in writing with the Court you defenses or objections to the matter set forth against you. BY THE COURT, /s/ Fredric J. Ammerman, Judge. 1CC atty Wood	No Judge ✓
11/09/2004	Acceptance of Service, filed by Atty. Wood Acceptance of service of Objections to 2004 Tax Sale for Spencer Newcomer. s/Mary Ann Wesdock	No Judge ✓
11/23/2004	Written Response to Objections to 2004 Tax Sale, Re: Spencer L. Newcomer. Filed by s/ Kim C. Kesner, Esquire. 3CC Atty Kesner	No Judge ✓
12/10/2004	Order, NOW, this 9th day of Dec., 2004 IT IS HEREBY ORDERED that hearing on the Objections of Spencer L. Newcomer shall be held the 12th day of Jan. 2005 at 1:30 p.m. in Courtroom No. 1, Clfd. Co. Courthouse, at which time all parties must appear and present their evidence to the Court. BY THE COURT, /s/ Fredric J. Ammerman, President Judge. 2CC to Atty Wood	No Judge ✓
01/14/2005	Order, AND NOW, this 14th day of Jan., 2005, it is the ORDER of the Court that Hearing on the Objections to 2004 Tax Sale in the above-captioned matter is hereby rescheduled from Jan. 12, 2005 to Wednesday, February 23, 2005 at 1:30 P.m. in Courtroom No. 1, Clfd. Co. Courthouse. BY THE COURT: /s/ Fredric J. Ammerman, President judge. 2CC Atty Wood	Fredric Joseph Ammerman ✓
01/19/2005	Certificate of Service, Certified copy of Order dated the 14th day of Jan., 2005, upon Kim C. Kesner, Esquire on Jan. 19, 2005. Filed by s/ Ann B. Wood, Esquire. No CC	Fredric Joseph Ammerman ✓

6. Please identify any person you expect to call as an expert witness at trial, and for each such person, state the following:

- (a) The subject matter or area on which each such person is expected to testify;
- (b) The substance of the facts or opinions to which each person is expected to testify;
- (c) A summary of the grounds for the opinion of each such person;
- (d) Each such persons background, training, experience, and other qualifications; and
- (e) Identify each and every document which reflects or related to the information requested in this interrogatory.

**ANSWER:**

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION

2004 UPSET TAX SALE

<sup>2047</sup>  
#2004-~~1551~~-CD

IN RE: RETURN BY CLEARFIELD COUNTY TAX CLAIM BUREAU  
OF SALE OF PROPERTIES FOR UNPAID TAX CLAIMS

RULE TO SHOW CAUSE

NOW, this 4th day of November, 2004, upon consideration of the foregoing Objections To 2004 Tax Sale, it is the ORDER of this Court that a Rule be issued on the Clearfield County Tax Claim Bureau to show cause why cause why the prayer of the Objector, Spencer L. Newcomer, should not be granted and the sale set aside.

RULE RETURNABLE the 24 day of November, 2004, for written response thereon.

NOTICE

Objections have been filed against you in Court. If you wish to defend against the claims set forth in the following pages, you must take action on or before Nov. 24, 2004 by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the matter set forth against you. You are warned that if you fail to do so the case may proceed without you and an order may be entered against you by the Court without further notice for relief requested by the petitioner or movant. You may lose rights important to you.

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 SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

COURT ADMINISTRATOR  
Clearfield County Courthouse  
Second & Market Streets  
Clearfield, PA 16830  
(814) 765-2641 Ext. 5982

**FILED** <sup>EW</sup>  
O 9:10 PM 100 Atty Wood  
NOV 05 2004

BY THE COURT

Frederick J. Cunningham

Judge

William A. Shaw  
Prothonotary

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL DIVISION

2004 UPSET TAX SALE :  
: NO. 2004-<sup>2047</sup>~~1551~~-CD  
: IN RE: RETURN BY CLEARFIELD : Type of Case: Tax Sale  
COUNTY TAX CLAIM BUREAU OF :  
SALE OF PROPERTIES FOR UNPAID :  
TAXES : Type of Pleading:  
: :  
: OBJECTIONS TO 2004 TAX SALE  
: :  
: Filed on Behalf of:  
: :  
: Spencer L. Newcomer, Objector  
: :  
: Counsel of Record for this  
: Party:  
: Spencer L. Newcomer  
: :  
: Ann B. Wood, Esquire  
: :  
: Supreme Court No. 23364  
: :  
: Bell, Silberblatt & Wood  
: 318 East Locust Street  
: P.O. Box 670  
: Clearfield, PA 16830  
: :  
: (814) 765-5537  
: :  
: :  
:

FILED

0 11:21 AM 11/2/04

NOV 03 2004

William A. Shaw  
Prothonotary

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL DIVISION

2004 UPSET TAX SALE

#2004-1551-CD

IN RE: RETURN BY CLEARFIELD COUNTY TAX CLAIM BUREAU  
OF SALE OF PROPERTIES FOR UNPAID TAX CLAIMS

**OBJECTIONS TO 2004 TAX SALE**

NOW COMES, SPENCER L. NEWCOMER, Objector, by and through his attorney, Ann B. Wood, Esquire, and set forth his objections to the 2004 Tax Sale of property located in Covington Township, Clearfield County, Pennsylvania with Map No.R06-000-00020, as follows:

1. The subject premises are located in Covington Township, Clearfield County, Pennsylvania and are assessed as .74 acres in the names of Luther L. Grim and Spencer L. Newcomer to Assessment Map No.R06-000-00020.

2. The Objector is Spencer L. Newcomer, of 3812 Sylvan Drive, York, Pennsylvania 17402.

3. The subject premises were conveyed to Luther L. Grim and Spencer L. Newcomer by Deed dated November 19, 1974 and recorded in Clearfield County in Deed Book 693 at Page 155.

4. The subject premises has a 1974 Brentwood Mobile Home located on the property, though it is separately assessed and was not part of the current sale.

5. The Objector is the son of the original owner with the same name, Spencer L. Newcomer, and has been exercising the claim to ownership and paying the taxes on the subject property.

6. Luther L. Grim was the stepfather of the original Spencer L. Newcomer and died in approximately 1974.

7. The original Spencer L. Newcomer died October 31, 1992 and left to survive him heirs, including his son.

8. That until the Spring of 2004, the Objector's address was 1721 Paulson Drive, York, Pennsylvania 17402.

9. That the Objector's mother, Jean Ann Cisney, still resides at the above address.

10. That the Notice of Claim and Return, dated May 1, 2003, was sent to Lester L. Grim and Spencer L. Newcomer at 1721 Paulson Drive, York, Pennsylvania 17402 with the Certified Mail Notice having been signed for by Jean Ann Cisney, copy of which is attached as Exhibit "A".

11. Said Notice was not turned over to the Objector.

12. That the Notice of Public Sale, dated June 18, 2004, was mailed to Lester L. Grim at 1721 Paulson Drive, York, Pennsylvania 17402 and was returned to the Tax Claim Bureau as "Unclaimed", copy of which is attached as Exhibit "B".

13. That the Notice of Public Sale, dated June 18, 2004, was mailed to Spencer L. Newcomer at 1721 Paulson Drive, York, Pennsylvania 17402 and was returned to the Tax Claim Bureau as "Unclaimed", copy of which is attached as Exhibit "C".

14. That upon the Tax Claim Bureau receiving returned Notices of Public Sale, it is their practice to send out an extra Notice of Public Sale with Proof of Mailing.

15. That the Tax Claim Bureau did not send out an extra Notice of Public Sale as to this subject property.

16. That the Tax Claim Bureau is required by Statute (72 P.S. §5860.607a), when any notification of a pending tax sale is either returned without the required receipted personal signature of the addressee or under other circumstances raising a significant doubt as to the actual receipt of such notification by the named addressee, to exercise reasonable efforts to discover the whereabouts of such person and notify him.



17. That the Tax Claim Bureau is required to place a notation in the property file describing the efforts made to locate the owner and no such notation appears in the Bureau's file on the subject property.

18. That pursuant to Statute (72 P.S. §5860.602), the Bureau is required to advertise notice of the sale in two (2) newspapers of general circulation and the Legal Journal.

19. The advertisement of the sale in The Progress on August 6, 2004 did not include a listing identifying Spencer L. Newcomer as a property owner, copy of said advertisement showing the Covington Township properties is attached as Exhibit "D".

20. That it is believed that the sale advertisement in the DuBois Courier failed to include the listing identifying Spencer L. Newcomer as a property owner.

21. That advertisement of the sale in the Clearfield County Legal Journal on August 13, 2004 did not include a listing identifying Spencer L. Newcomer as a property owner, copy of said advertisement showing the Covington Township properties is attached as Exhibit "E".

22. That the required ten (10) day Notice of Public Tax Sale, dated September 2, 2004, was mailed by the Tax Claim Bureau with Proof of Mailing on September 1, 2004 to Luther L. Grim at 1721 Paulson Drive, York, Pennsylvania 17402, copy of which is attached as Exhibit "F".

23. That the required ten (10) day Notice of Public Tax Sale, dated September 2, 2004, was mailed by the Tax Claim Bureau with Proof of Mailing on September 1, 2004 to Spencer L. Newcomer at 1721 Paulson Drive, York, Pennsylvania 17402, copy of which is attached as Exhibit "G".

24. That neither of these Notices was received by the Objector.

25. That the Tax Claim Bureau is required to post the physical property subject to sale.

26. That William Bell, who resides on the adjacent real estate, watches over the physical property for the owner.

6

# Clearfield County Tax Claim Bureau - NOTICE OF RETURN AND CLAIM

\*-FILE COPY-

Date: May 1, 2003



3760

Claim # 2002-004455

Control # 111023278

Map# R06-000-00020

Property Description

0.74 A

Owner Or Reputed Owner  
GRIM, LUTHER L. &  
SPENCER L. NEWCOMER  
1721 PAULSON DRIVE  
YORK PA 17402

## Delinquent 2002 Real Estate Tax

Address all communication in connection with claim and make all checks or money orders payable to: **Clearfield County Tax Claim Bureau**  
230 East Market Street  
Clearfield PA 16830-2425

Business Hours: 8:30 AM to 4:00 PM Monday thru Friday Phone (814) 765-2641

Notice is hereby given that the property above described has been returned to the Tax Claim Bureau of Clearfield County for non-payment of taxes and a claim has been entered under the provisions of Act No. 1947 P.L. 1368, as amended. If payment of these taxes is not made to the Tax Claim Bureau on or before **12/31/2003** and no exception is filed the claim will become absolute.

On **07/01/2003** a one (1) year period for discharge of tax claim shall commence or has commenced to run and if payment of taxes is not made during that period as provided by Act No. 1947, P.L. 1368, as amended, the property shall be advertised and exposed for sale under provisions of said act and there shall be no redemption after the actual sale.

Taxes Returned to Tax Claim Bureau	01/15/2003	County	\$15.68
		Municipal	\$3.24
		School	\$71.06
		Total	\$89.98

TOTAL DELINQUENCY IF PAID BY Saturday, May 31, 2003

**\$127.80**  
CALL FOR EXACT AMOUNT DUE.  
APPROXIMATE INTEREST ADDED FIRST  
DAY OF EACH MONTH = \$0.67

Any check returned unpaid by your bank will be subject to a twenty dollar (\$20.00) returned check fee.  
PARTIAL PAYMENTS ARE ACCEPTED.

Eligible property owners may apply for an extension of time for payment of delinquent taxes by entering into an "AGREEMENT TO STAY SALE". Partial payment is required to begin. Inquire at Tax Claim Bureau for details.

IF YOU FAIL TO PAY THIS TAX CLAIM OR WILL BE SOLD WITHOUT YOUR CONSENT. A FRACTION OF IT'S FAIR MARKET VALUE WILL NOT BE SOLD. IF YOU PAY THIS CLAIM YOUR PROPERTY WILL NOT BE SOLD BUT QUESTIONS PLEASE CALL THE TAX CLAIM REFERRAL SERVICE.

IF PROPERTY OWNER IS IN BANKRUPTCY

2. Article Number

7109 2306 6600 0073 7604

3. Service Type

**CERTIFIED MAIL**

4. Restricted Delivery? (Extra Fee)

☐ Yes

1. Article Addressed to:

3760

GRIM, LUTHER L. &  
SPENCER L. NEWCOMER  
1721 PAULSON DRIVE  
YORK PA 17402

Claim # 2002-004455

## COMPLETE THIS SECTION ON DELIVERY

A. Received by (Please Print Clearly)

B. Date of Delivery

C. Signature

*[Signature]*  
D. Is delivery address different from item 1?  
If YES, enter delivery address below:

☐ Agent  
☐ Addressee  
☒ Yes  
☐ No

**EXHIBIT**

"A"

# Clearfield County Tax Claim Bureau - NOTICE OF PUBLIC TAX SALE

Date: June 18th, 2004

1526

Owner Or Reputed Owner  
GRIM, LUTHER L  
1721 PAULSON DRIVE  
YORK PA 17402



Claim # 2002-004455

Control # 111023278

Map# R06-000-00020

Property Description

0.74 A

Delinquent 2002 Real Estate Tax

## File Copy

## WARNING

YOUR PROPERTY IS ABOUT TO BE SOLD WITHOUT YOUR CONSENT FOR DELINQUENT TAXES. YOUR PROPERTY MAY BE SOLD FOR A SMALL FRACTION OF IT'S FAIR MARKET VALUE. IF YOU HAVE ANY QUESTIONS AS TO WHAT YOU MUST DO IN ORDER TO SAVE YOUR PROPERTY, PLEASE CALL YOUR ATTORNEY, THE TAX CLAIM BUREAU AT THE FOLLOWING TELEPHONE NUMBER: (814)-765-2641 OR THE COUNTY LAWYER REFERRAL SERVICE.

TO: All owners of property described in this notice, and all persons having tax liens and judgements or municipal claims against such properties. Notice is hereby given by the Tax Claim Bureau in and for the County of Clearfield under and by the authority of the provisions of the Act of 1947, P.L. 1368, known as "Real Estate Tax Law", as amended, that the said BUREAU will expose at public sale at the CAST Building, 112 East Locust Street, Clearfield, Pennsylvania, at **10:00 AM on September 17, 2004** or any day to which the sale may be adjourned, re-adjourned or continued, for the purpose of collecting unpaid taxes, municipal claims and all costs incident thereto, the above described real estate for at least the upset price in the amount herein approximately set forth. The sale of this property may, at the option of the Bureau, be stayed if the owner thereof or any lien creditors of the owner, on or before the sale date, enters into an agreement with the BUREAU to pay the taxes and costs owing on said property in the manner provided by said law.

Notice of sale will be published in the Clearfield Progress, the DuBois Courier Express and the Clearfield County Legal Journal the week of: **August 9th, 2004**

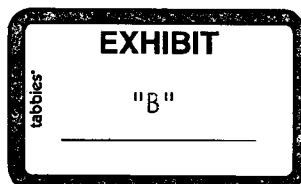
TERMS OF SALE: Cash or Certified Check payable to "TAX CLAIM BUREAU" at time property is struck down. Personal Checks accepted subject to final payment and at risk of payor.

Any check returned unpaid by your bank will be subject to a twenty dollar (\$20.00) returned check fee.

### APPROXIMATE UPSET PRICE

THE APPROXIMATE UPSET PRICE FOR  
WHICH THE PROPERTY SHALL BE SOLD  
IS: **\$538.75**  
CALL FOR EXACT AMOUNT DUE.

Eligible property owners may remove their property from jeopardy of sale by entering into an **"AGREEMENT TO STAY SALE"**. The "AGREEMENT" requires combination of ALL delinquent taxes, costs and interest and payment of 25% of total to begin.



**CERTIFIED MAIL**

CLEARFIELD COUNTY  
TAX CLAIM BUREAU  
230 E. MARKET STREET  
CLEARFIELD, PA 16830-2425



7109 2806 6600 0026 5251

**RESTRICTED DELIVERY**  
RETURN RECEIPT REQUESTED

FIRST CLASS MAIL  
U.S. POSTAGE-FEES PAID  
HYDE, PA  
PERMIT NO. 8

1526

REMOVE SIDE EDGES FIRST  
FOLD, CREASE AND TEAR ALONG PERFORATION

GRIM, LUTHER L  
1721 PAULSON DRIVE  
YORK PA 17402

- ☐ A ☐ INSUFFICIENT ADDRESS  
☐ C ☐ ATTEMPTED NOT KNOWN  
☐ S ☐ NO SUCH NUMBER/ STREET  
☐ ☐ NOT DELIVERABLE AS ADDRESSED  
☐ UNABLE TO FORWARD

☐ OTHER

**RTS**  
RETURN TO SENDER

Name 277  
1st Notice JUN 19 2004  
2nd Notice 6-24  
Return 7-4

REMOVE SIDE EDGES FIRST  
FOLD, CREASE AND TEAR ALONG PERFORATION

REMOVE SIDE EDGES FIRST  
FOLD, CREASE AND TEAR ALONG PERFORATION

# Clearfield County Tax Claim Bureau - NOTICE OF PUBLIC TAX SALE

Date: June 18th, 2004

1527

Owner Or Reputed Owner  
NEWCOMER, SPENCER L  
1721 PAULSON DRIVE  
YORK PA 17402



Claim # 2002-004455

Control # 111023278

Map# R06-000-00020

Property Description

0.74 A

Delinquent 2002 Real Estate Tax

**File Copy**

## WARNING

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TO: All owners of property described in this notice, and all persons having tax liens and judgements or municipal claims against such properties. Notice is hereby given by the Tax Claim Bureau in and for the County of Clearfield under and by the authority of the provisions of the Act of 1947, P.L. 1368, known as "Real Estate Tax Law", as amended, that the said BUREAU will expose at public sale at the CAST Building, 112 East Locust Street, Clearfield, Pennsylvania, at 10:00 AM on September 17, 2004 or any day to which the sale may be adjourned, re-adjourned or continued, for the purpose of collecting unpaid taxes, municipal claims and all costs incident thereto, the above described real estate for at least the upset price in the amount herein approximately set forth. The sale of this property may, at the option of the Bureau, be stayed if the owner thereof or any lien creditors of the owner, on or before the sale date, enters into an agreement with the BUREAU to pay the taxes and costs owing on said property in the manner provided by said law.

Notice of sale will be published in the Clearfield Progress, the DuBois Courier Express and the Clearfield County Legal Journal the week of: August 9th, 2004

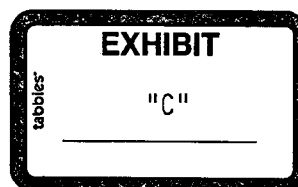
TERMS OF SALE: Cash or Certified Check payable to "TAX CLAIM BUREAU" at time property is struck down. Personal Checks accepted subject to final payment and at risk of payor.

Any check returned unpaid by your bank will be subject to a twenty dollar (\$20.00) returned check fee.

### APPROXIMATE UPSET PRICE

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WHICH THE PROPERTY SHALL BE SOLD  
IS: **\$538.75**  
CALL FOR EXACT AMOUNT DUE.

Eligible property owners may remove their property from jeopardy of sale by entering into an "AGREEMENT TO STAY SALE". The "AGREEMENT" requires combination of ALL delinquent taxes, costs and interest and payment of 25% of total to begin.



# CERTIFIED MAIL

CLEARFIELD COUNTY  
TAX CLAIM BUREAU  
230 E. MARKET STREET  
CLEARFIELD, PA 16830-2425



7109 2806 6600 0026 5268

**RESTRICTED DELIVERY**

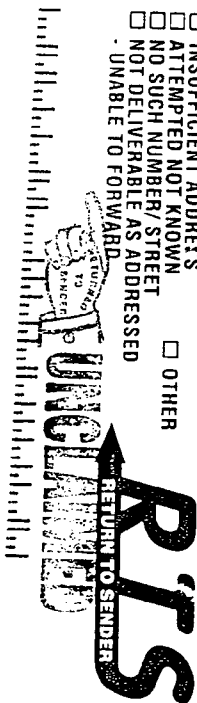
RETURN RECEIPT REQUESTED

FIRST CLASS MAIL  
U.S. POSTAGE-FEES PAID  
HYDE, PA  
PERMIT NO. 8

1527

NEWCOMER, SPENCER L  
1721 PAULSON DRIVE  
YORK PA 17402

- ☐ A ☐ INSUFFICIENT ADDRESS  
☐ C ☐ ATTEMPTED NOT KNOWN  
☐ S ☐ NO SUCH NUMBER/STREET  
☐ UNABLE TO DELIVERABLE AS ADDRESSED  
☐ OTHER



Name 293  
 1st Notice JUN 1 9 2004  
 2nd Notice 7-4  
 Return 7-4

REMOVE SIDE EDGES FIRST  
FOLD, CREASE AND TEAR ALONG PERFORATION

+  
 2  
 REMOVE SIDE EDGES FIRST  
 THEN FOLD, CREASE AND TEAR THIS STUB ALONG PERFORATION

REMOVE SIDE  
 FOLD, CREASE AND TEAR  
 ALONG PERFORATION



# NOTICE OF SALE OF LANDS FOR DELINQUENT TAXES BY THE CLEARFIELD COUNTY TAX CLAIM BUREAU

TO: OWNERS OF PROPERTIES DESCRIBED IN THIS NOTICE AND TO PERSONS HAVING LIENS, JUDGMENTS OR MUNICIPAL OR OTHER CLAIMS AGAINST SUCH PROPERTIES.

Notice is hereby given by the Tax Claim Bureau in and for the County of Clearfield, under the Act of 1947, P.L. 1368, as amended, that the said Bureau will expose at Public Tax Sale at the CAST Building, 112 E. Locust Street, Clearfield, PA 16830 at 10:00 A.M. D.S.T. on Friday, September 17, 2004 or any day to which the Sale may be adjourned, read-journed or continued, for the purpose of collecting unpaid taxes, Municipal Claims, and all costs incident thereto, the properties described below, for at least the Upset price in the amount hereinbelow set forth.

The Sale of any property may, at the option of the Bureau, be stopped if the owner thereof, or any Lien Creditor of the owner, before the time of the sale, enters into an agreement with the Bureau to pay taxes, claims and costs in installments in the manner provided by the said act and the agreement to be entered into.

No sale shall be made unless a bid equal to the **UPSET SALE PRICE** is made.

SUCH SALE SHALL CONVEY TITLE TO THE PROPERTY UNDER AND SUBJECT TO THE LIEN OF EVERY RECORDED OBLIGATION TO WHICH SAID PROPERTY IS OR MAY BECOME LIABLE.

**TERMS OF THE SALE:** All potential bidders will be required to register and will be assigned a bidding number.

All purchasers will be required to sign an affidavit certifying that they are not delinquent in any real estate tax or municipal levy.

Payment may be made with cash, certified check, or personal check made payable to "Tax Claim Bureau". Any personal check which is not paid will invalidate the sale and bar presenter from purchasing at any future sale.

All sales are final. There will be no redemption of any property after the sale.

Tax Claim Bureau makes no warranty as to the title of any property, nor to the existence of any buildings which may be listed in the description.

It is strongly advised that any person interested in purchasing property at this sale research title to the property thoroughly.

Weekly updates of this listing may be viewed at [www.clearfieldco.org](http://www.clearfieldco.org)

CLAIM#	PRESENT OWNER/PROPERTY DESCRIPTION	MAP NUMBER	UPSET PRICE
<b>BRISBIN BOROUGH</b>			
2002-000001	Alleman, Susan and, Bungalow, G & L #144	M14-331-00036	2,138.29
2002-000002	Alleman, William E. Sr. & H & 2 L #343-344	M14-331-00052	2,048.01
2002-000027	Hayward, Donald L., H. B & 5.83 A	M14-000-00008	1,651.94
2002-000028	Henry, Randal J. & Trailer, Basement, Addition	M14-332-00041	2,042.54
2002-000035	Kolesar, Michael, Trailer	M14-328-00009-TL-01	1,244.78
2002-000039	Litzinger, Richard, Trailer, G & 2 L #405-406	M14-328-00003	1,262.69
2002-000040	Litzinger Richard, H	M14-328-00003-DW-01	2,513.19
2002-000048	Patrick, Sandra May, Trailer	M14-328-00008-TL-01	479.62
2002-000008	Sattler, Shannon M., L	M14-328-00050	419.28
<b>BURNSIDE BOROUGH</b>			
2002-000062	Armstrong, George & Martha, H & 1/2 L #124	A13-308-00034	2,199.79
2002-000063	Armstrong, George S. & Shed & 1/2 L #124	A13-308-00033	529.80
2002-000064	Armstrong, Martha & George S., Pt. L #125	A13-308-00046	368.72
2002-000073	Coble, Carol Louise & H. G. Shed & Pt. Of L #2 & L #3	A13-310-00002	1,941.35
2002-000092	Hook, Robert G. & Barbara E., Trailer &	A13-000-00018	961.74
2002-000087	King, Fredrick & Velma, L	A13-308-00004	325.75
2002-000103	Turner, Harry Douglas, H. G & L #139	A13-310-00029	1,637.25
2002-000107	Welch, Randy D. & Debra F., Trailer & L	A13-310-00017	1,011.49
2002-000108	Westover, Edward Earl, H. Shed & L #20	A13-309-00011	1,520.09
2002-000111	Wolfe, Ronald G. & Remona J., 1/2 L	A13-308-00030	418.08

**EXHIBIT**

"D"

CLAIM #	PRESENT OWNER/PROPERTY DESCRIPTION	MAP NUMBER	UPSET PRICE
2002-004203	Maines, Rusty & Christine, Trailer	S09-703-00130-TL	1,398.43
2002-004100	Mark Patnick, Trailer (Shed)	R03-554-00007-TL-01	258.00
2002-004218	Martin, John Eilery, Camp, Sheds & 2.5 A.	R03-000-00001	2,019.38
2002-004224	Meersand, Barbara & H & 1.5 A.	R09-000-00084	2,632.64
2002-004235	Moore, Emmet & Dianna, 3 L #238-240-242 & Pt. L #236	S09-532-00027	550.30
2002-004236	Moore, Emmet B & Dianna, H. Bldg. & 4 L 244-245-246-247	S09-532-00010	2,774.44
2002-004239	Morlock, William M. & H. G & 3L	S09-540-00009	2,617.61
2002-004210	Morris, Harry R. Jr. & Kelly J., H. G. Shed & 2 L	S09-542-00003	1,341.60
2002-004275	Peterson, John A. & Anna M., H. G & L	T08-604-00025	2,366.97
2002-004294	Rockey, Richard & Sylvia, Trailer	S09-000-00347-TL-01	345.20
2002-004295	Rockey, Richard & Sylvia, 1.4242 A.	R09-000-00117	319.74
2002-004315	Schwiderske, Karl E., H. G. Shed & 0.58 A.	R09-000-00073	3,511.45
2002-004335	Steward, Douglas & Rita, D Trailer	T08-601-00004-DW-01	1,137.24
2002-004344	Symosky, Peter & Dana, H & 2 L #6-7	R03-551-00016	3,190.09
2002-004408	Zelenky, Randal, H. G & 0.897 A.	T08-601-00024	956.22
<b>COVINGTON TOWNSHIP</b>			
2002-004417	Barger, N. Gary & Jean A., H. G & 0.981 A.	Q05-000-00562	3,361.04
2002-004418	Barger, N. Gary & Jean A., 0.86 A.	Q05-000-00137	689.57
2002-004445	Eckberg, Gretchen & H. G. Shed & 1 A.	Q05-000-00050	2,732.92
2002-004446	Eckberg, Nicole & Trailer	Q05-000-00157-TL-01	1,034.30
2002-004450	Frank, Timothy J., Camp (Bear Paw Camp)	Q04-000-00061-TL-01	1,331.67
2002-004451	Galardo, Carol P., H. Shed & 1.51 A.	S05-000-00047	2,109.03
2002-004455	Grim, Luther L. & 0.74 A.	R06-000-00020	540.39
2002-004484	McFay, Richard, 2 Trailers & 1.202 A.	R06-000-00024	1,223.96
2002-004504	Rees, Carole Cardinale, H. Trailer & 45.15 A.	Q05-000-00075	1,302.37
2002-004505	Rees, Jerry L. & Carole E., G & 0.5 A.	S05-000-00013	276.18
2002-004506	Rees, Jerry L. & Carole E., H. Bldg. 2 Sheds & L	S05-000-00014	1,506.51
2002-004507	Reisn, Jeffrey & Dana, H & 15 A. In Fee Except Gas & Oil	S05-000-00027	7,013.60
2002-004513	Rougeux, Keith D & Elma M., H & 1.3 A.	Q05-000-040.1	3,332.24
2002-004520	Swissneim, John A., 10.036 A. (L #75)	Q04-000-00095	694.44
2002-004523	Teats, Patrick, Trailer	S05-000-00029-TL-01	341.03
<b>DECATUR TOWNSHIP</b>			
2002-004531	Al Hamilton Contracting Co., 7.054 A.	M12-000-00132	488.47
2002-004541	Ayers, Daniel Heirs, 40% Int. In 199 A. Surf.	P11-000-00013	1,614.06
2002-004542	Bailey, James, Trailer	P13-000-00035-TL-01	557.36
2002-004555	Barnett, James A. & Melinda A., H. 2 G. Shed & 0.729 A.	P12-000-00011	4,111.33
2002-004556	Bartel, Richard William & Rose, H. Shed & 4.5 A. Surf.	M12-000-00092	2,035.22
2002-004559	Bauman, Lynette Y., H & 1 A. In Fee	M12-000-00130	3,374.89
2002-004554	Brass, Mary E., Et. Al., 50% Int. In 89.61 A. Min. Rt.	P11-000-00077 MN	446.59
2002-004572	Bryan, Eleanor Kay, Trailer	O13-000-068 1-TL-15	366.26
2002-004577	Campbell, Robert & Irene, H. G & L	N13-000-00015	1,403.97
2002-004580	Carey, Charles E., H. Bldg. & 52.25 A.	N12-000-00015	4,649.38
2002-004581	Carey, Charles E., Trailer	N12-000-00015-TL-02	594.23
2002-004582	Carey, Charles E., Trailer	N12-000-00015-TL-01	616.47
2002-004585	Carrier, Matthew P. & Angela M., Trailer, G & Part L	P11-000-072.1	1,535.06
2002-004586	Cartwright, Donald G., H. Shed, Canopy & 0.42 A.	N13-000-0009.1	3,637.70
2002-004884	Clark, Terry & Brenda, Trailer	O13-000-068 1-TL-02	627.34
2002-004603	Coulter, William James Jr., H. & 1 A. Surf.	M12-000-00098	1,859.65
2002-004614	Croyle, Margaret K., 0.95 A.	P12-000-00087	563.84
2002-004615	Croyle, Margaret K., H. Bldg., G & 2.74 A.	P12-000-00090	2,523.35
2002-004618	Dean, George & Gerald Dipko, H. B & 3 A.	N14-000-00006	1,050.38
2002-004630	Dombroski, Bernice & Jody Lynn, H. Shed & 3.2 A.	O14-000-00036	2,050.71
2002-004631	Dombroski, Bernice & Stacey, Trailer	O14-000-00036-TL-01	636.44
2002-004637	Emil, Jeffrey & Theresa, Trailer	O13-000-068 1-TL-05	662.34
2002-004637	Gearhart, Ronald B. Jr. & H. Bldg., Leanto & 1.24 A.	N13-000-00097	5,009.76
2002-004712	Gray, Melvin D. & Brenda J., H & 2.853 A.	P12-000-00109	1,873.26
2002-004746	Hummel, William C. & Dorothy J., Trailer	P12-000-00150-TL	989.10
2002-004751	Irwin, Barbara A., Trailer On L #36	P13-000-00011-TL-36	708.43
2002-004900	Kelly, Cheryl & Paul Reams, H & Shed	O13-000-064 1-DW-01	2,514.56
2002-004781	Kistler, Marie K., Trailer & Bldg.	P13-000-00016-TL-01	1,782.01
2002-004782	Kizer, Ronald L. Sr. & Rose M., H & 0.81 A.	P11-000-00039	1,760.27
2002-004783	Kline, George E. & Carol Ann, 2.02 A.	P12-000-00315	317.39
2002-004784	Klinger, Percy Heirs, 11.52 A. Min. Rt.	N11-000-00010	324.96
2002-004787	Kolesar, Ester Ann, 0.7% Int. In 100 A. Min. Rt.	M12-000-00070 MN	314.96
2002-004794	Krasinski, James Peter Sr. & H & L	P11-000-00094	2,642.67
2002-004811	Mabie, Dennis, Trailer	P12-000-00143-TL-14	1,150.87
2002-004820	Mantz, Thomas D., 2 Bldgs. & 0.63 A.	O14-000-00029	8,379.37
2002-004849	Myers, Anita, Trailer	O13-000-068 1-TL-09	419.48
2002-004863	Novak, Michael & Stella M., H & L	O13-383-00043	1,705.78
2002-004870	Parkins, Lucy, 0.50 A.	O12-000-00036	515.70
2002-004873	Peck, John R., H. Bldg. & 2 A. Surf.	P12-000-00342	5,395.61
2002-004874	Perks, Albert F. Jr., H. Shed & L (0.584 A.)	P12-693-00002	1,864.92
2002-004917	Rowles, Stephen W., Trailer, Bldg. & L	P13-000-00026	2,402.96
2002-004937	Shephard, Blain G. & Ann, H. Shed & 4 A.	P11-000-00075	6,250.05

# Clearfield County Legal Journal

The Official Legal Journal of the Courts of Clearfield County, PA

## CLEARFIELD COUNTY

**LEGAL JOURNAL**  
P. O. Box 521, Clearfield, PA  
Owned and Published Weekly

**Clearfield County  
Bar Association**

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Annual Subscription .....	\$35.00
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## REPORT OF DEEDS

**August 2, 2004**

Dorothy Luciano, to Dorothy Luciano, 04-12440, \$1  
Larry Kautz, to John Grafius, 04-12470, \$67,000  
Maion Torrence, to David Walborn, 04-12484, \$48,000  
Anthony Ippolito, to Anthony Ippolito, 04-12491, \$1  
Carol Smith, to Stephen Meillo, 04-12506, \$136,371  
Federal National Mortgage Assoc., to Charles Slinor, 04-12508, \$25,500

Neil Folmer, to James Domingo, 04-12534, \$39,900  
Dorothy Clark, to Staci Shirey, 04-12535, \$35,000  
Monte Sural, to Gary Catill, 04-12541, \$145,000

\$143,000 Landamerica OneStep Inc. to Todd Gordon, 04-12546, \$193,000  
Scott Palmer, to Melissa Smith, 04-12548, \$123,000  
Hilda Baker, to Henry Bloomberg, 04-12550, \$71,900

## REPORT OF DEEDS

**August 3, 2004**

Mark Wheeler, to Andrew Wheeler, 04-12553, \$1  
Andrew Wheeler, to Robert Krauer, 04-12554, \$100,000  
Dora McGraw, to Cheryl Shimmel, 04-12577, \$1

12582, \$1 Thomas Patrick, to Judy Patrick, 04-12582, \$1  
Thomas Patrick, to Judy Patrick, 04-12583, \$1  
Thomas Patrick, to Judy Patrick, 04-12583, \$1  
John Custaney, to Albert Brown Jr., 04-12605, \$3,500  
James Bailor, to Donald Frowles, 04-12607, \$15,000  
Marian Shiroke, to Jessica Larson, 04-12615, \$90,000  
Margaret Hamilton, to Robert Swaisworth, 04-12625, \$1  
National City Bank, to Tub Refinishing LLC, 04-12630, \$25,000  
Lorrie Hanna, to Betty Demko, 04-12650, \$10,000

## REPORT OF DEEDS

**August 4, 2004**

Robert Fye, to John Kolenko, 04-12654,  
\$4,000  
Robertla Bail, to Jack Johnston, 04-  
12656, \$50,500  
Rodney Foster, to Mary Foster 045-  
12664, \$1  
Federal National Mortgage Assoc. to  
James Greene, 04-12675, \$113,000  
Ebert Blynnite, to Ebert Blynnite, 04-  
12687, \$1  
Clearfield Co Sheriff, to Wachovia Bank,  
04-12691, \$1

REPORT OF DEEDS  
August 5, 2004

Charlotte Mohner, to Elizabeth James,  
 04-12692, \$1  
 Arthur Smith, to M. Clayton Butlerworth,  
 04-12703, \$5,000  
 Robert Larock, to Thomas Leonard, 04-  
 12704, \$1,000  
 Samuel Hess, to Ronald Bros, 04-  
 12705, \$112 50  
 C. Alan Walker, to Randall Watson,  
 04-12707, \$80,000  
 Earl Connor, to Earl Connor, 04-12713,  
 \$1  
 Linda Otto-Sanders, to Linda Otto-  
 Sanders, 04-12722, \$10  
 Joseph Cimmmons, to Donald Kruse,  
 04-12741, \$2,000  
 Donald Kruse, to Martin McNally, 04-  
 12743, \$2,000  
 Leroy Kruse, to Martin McNally, 04-  
 12745, \$2,000  
 Leon Goodford, to Karen Goodford, 04-  
 12749, \$1  
 Gary Greer, to James Ellenberger, 04-  
 12750, \$1

## REPORT OF DEEDS

August 6, 2004

Dennis Liegey, to Terry Liegey, 04-12756, \$1  
Clearfield Area School District, to Fred Main, 04-12759, \$29,000  
County of Clearfield, to Jeffrey Long, 04-12765, \$47,175  
Donald Traulman, to Torrell & Bernardo Land Corp., 04-12769, \$1  
Torrell & Bernardo Land Corp., to Donald Traulman, 04-12770, \$1  
Torrell & Bernardo Land Corp., to Torrell & Bernardo Land Corp., 04-12771, \$1  
Bernard Goliasch, to Gina Miller, 04-12774, \$1  
Alfred Bowser, to Yevgeniy Bakalenko, 04-12775, \$2,000  
Barbara Hohm, to Mark Berenly, 04-12777, \$1,500  
Tina Lawrie, to Tina Lawrie, 04-12779, \$1

## REPORT OF MORTGGA

**August 2, 2004**

Gregory Hanes, to Gerald Patrick, 04-12812, \$77,000  
William Goratsky, to Larry Ricketts Jr., 04-12819, \$1,100  
William Goratsky, to Larry Ricketts Jr., 04-12820, \$200  
Elizabeth Pentz, to Glenn Pentz Sr., 04-12821, \$1  
Harrison Stanley, to Audrey Heichel, 04-12822, \$23,500  
Avonell Johnston, to Timothy Brady, 04-12824, \$74,000  
Elizabeth Ridgway, to Ricky Dillon, 04-12827, \$35,000  
George Zaun, to John Kalemish, 04-12831, \$95,900  
James Collins, to James Collins, 04-12857, \$102,000  
Mark Traister, to R. David Kay, 04-12859, \$22,500

## EXHIBIT

A Glenn Williams, to Clear  
 Trust Co. 04-12450, \$29,761.76  
 Leta Brink, to First Cor  
 Bank, 04-12458, \$40,000  
 Leta Brink, to First Cor  
 Bank, 04-12459, \$11,547.73  
 Rebecca Anderson, to Cou  
 Bank, 04-12462, \$10,000  
 Rex Read, to County National Bank,  
 04-12464, \$65,000  
 Michael Deluccia, to County National  
 Bank, 04-12465, \$50,200  
 Mildred Jury Sr., to County National  
 Bank, 04-12466, \$45,150  
 Richard Godrow, to County National  
 Bank, 04-12467, \$20,150  
 Nicole Yankevich, to County National  
 Bank, 04-12468, \$18,365.52  
 John Graffius, to County National Bank,  
 04-12471, \$53,600  
 Robert Showers, to Wilmington Finance,  
 04-12477, \$270,000  
 Thomas Murray Estate, to First  
 Commonwealth Bank, 04-12478, \$75,000  
 Robert Turner, to Northwest Savings  
 Bank, 04-12479, \$65,425.99  
 Melvin Miller, to ABN Amro Mortgage  
 Group Inc., 04-12480, \$74,400  
 David Walborn, to County National  
 Bank, 04-12485, \$43,200  
 Randy Wright, to Clearfield Bank & Trust  
 Co., 04-12486, \$40,894.43  
 Earl Hunt Jr., to CSB Bank, 04-12492,  
 \$93,150  
 Grace Rowles, to FNB Cons Disc Co.,  
 04-12494, \$3,816

2002-004960	Street, James D. H. G. 1 A	N12-000-00036	1,390.58
2002-004972	Thompson, Inez Mary H. G. 0.5 A	P12-693-00046	2,066.62
2002-004989	Thompson, Leroy & Isabel, 3.3% Int. In 159 A. Coal Rl.	P11-000-00143 MN	235.79
2002-005001	Uphill, Cathy, Trailer	013-000-0068 1 TL 06	1,414.20
2002-005014	Wood Dennis, Trailer On L&Z	P12-000-00143-1L 02	605.93
2002-005035	Williams, Robert L. & H. G. 0.34 A	P12-693-00072	1,396.29
2002-005055	Williamson, Theodor & H. G. 0.4 A	P12-000-00151	1,420.87
2002-004658	Winn, Timothy L. & Tina M. H. G. 8.1 A	014-000-00065	1,280.23
2002-005071	Winters, Mathew L. Jr., Trailer/Basement	013-000-00011	1,932.95
2002-004818	Wisor, Tracy Lane, Trailer on E	013-000-00011 TL 03	639.32
FERGUSON TOWNSHIP			
2002-005015	Barrett, Henry W. & Effie A. H. B. 100 A	E14-000-00001	5,662.94
2002-005048	Darmack, Earl A., 4 L 805-6-64-65 (0.172 A)	G13-649-00002	2,472.12
2002-005077	Robison, Michael & Vicky, Barn & L	H12-417-00020	1,011.73
2002-005079	Robison, Michael H. & Vicky S. H. G. 1	H12-471-00009	1,652.91
2002-005103	Ross, Chad B., 1/4 A. Surf	F14-000-00020	2,585.83
2002-005125	Zick, John McKee, 160 In Fee, 2 A. Min Rl. &	G13-000-00014	916.85
GIRARD TOWNSHIP			
2002-005109	A Hamilton Contracting Co., 28.31 A	P05-000-00091	561.30
2002-005115	Bhette, Kenneth M. & H. B. 11 A	006-645-00010	3,659.14
2002-005122	Buck, William A. & Charlene, Trailer	N06-000-00035 TL 01	631.16
2002-005133	Buck, William A. & Charlene, Trailer	N06-000-00035	1,581.54
2002-005142	Campbell, John J. Sr. & Alana F. H. G. Shed & 2 A	P04-000-00021	1,476.77
2002-005125	Campbell, John J. Sr. & Alana F., 11.5 A. Surf	P04-000-00021	2,064.97
2002-005132	Convey, H. Dean & Mildred E. Bldg & 0.245 A	006-641-00011	2,270.01
2002-005133	Convey, H. Dean & Mildred E., L (0.21 A)	006-642-00018	389.25
2002-005134	Convey, H. Dean & Mildred E., Bldg & 0.563 A	006-642-00018	2,704.03
2002-005142	Convey, H. Dean & Mildred E., H. G. 8 L (0.12 A)	006-642-00028	1,908.96
2002-005142	Doris, Henry S., 33% Int. In H. B. Trailer &	006-000-00028	968.36
2002-005142	Ehlhager, Duane S. & Rita M., Trailer Addition, G & 1.73 A	N04-000-00035	990.71
2002-005142	Friel, David T. & Penny L., Cottage & 3 A	006-645-00008	1,297.18
2002-005147	Graham, David W. & Corine M., Trailer, Shed Bldg & 1 A	P04-000-00019	1,903.31
2002-005149	Hedeker, Barry G., H & 2.64 A	006-641-00004	2,676.60
2002-005154	Ireland, Balford T. & H. Shed & 1 A	006-000-00016	2,830.12
2002-005159	Ivan, Howard D. & Patricia A., H. B. Candy & 2.07 A	P03-000-00019	698.51
2002-005159	Ivan, Howard D. & Patricia A., 1.98 A	006-645-00003	1,407.90
2002-005161	Irwin, Patricia A. & Howard D., 24.107 A	006-645-00003	3,687.02
2002-005164	Johnson, Edward W. & Carolyn A., H & L	006-000-00013	1,656.74
2002-005177	Jones, Todd A. & Crystal, H. Shed & 2.97 A In Fee	P03-000-00019	2,868.97
2002-005179	Lacey, Edward D. & Clara, Trailer/Basement, Addition	N04-000-00043	786.92
2002-005227	Lacey, Jessica Lee, Bldg & 0.29 A	N06-000-00011	698.51
2002-005230	Manor Mining & Contracting, Bldg & Coal Barn	006-645-00006-	1,407.90
2002-005234	Manor Mining & Contracting, Bldg & Coal Barn	006-000-00040 DW-01	4,123.30
2002-005235	Marrell, Doris & Mona, H	006-000-00039 DW-03	3,098.13
2002-005236	Marrell, Evelyn, Trailer	006-000-00026 TL-01	3,636.27
2002-005247	Marrell, Gordon & Mary, 16.1 A	005-000-00080	1,436.82
2002-005261	Meister, Polly A. & Edward J., H & 2 A	P05-000-00045	4,966.54
2002-005266	Pittman, Martha A., 33% Int. In H. B. Trailer &	P05-000-00045	969.36
2002-005274	Reed, Jerry & Carol, Trailer, Addition & 3.97 A	P04-000-0132	3,322.59
2002-005276	Reichenbach, Eleanor H. & 23.87 A In Fee	P03-000-00051	716.39
2002-005276	Shaeffer, Norman P. & Ethel J., 0.58 A	N06-610-00013	3,654.38
2002-005276	Shaeffer, Norman P. & Ethel J., 0.58 A	N07-000-00008	2,270.79
2002-005308	Sivory, Norman W. & H. 8 L	006-645-00007	1,357.05
2002-005310	Way, William R. A. H. Trailer (Shed) & 0.56 A	006-000-00040	4,253.03
GOSHEN TOWNSHIP			

# Clearfield County Legal Journal

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week.

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## REPORT OF DEEDS August 2, 2004

Dorothy Luciano, to Dorothy Luciano,  
4-12440, \$1  
Larry Kautz, to John Grallius, 04-12470,  
67,000  
Marion Torrance, to David Walborn,  
4-12404, \$48,000  
Anthony Ippolito, to Anthony Ippolito,  
4-12491, \$1  
Carol Smith, to Stephen Mehlitz, 04-  
12506, \$136,371  
Federal National Mortgage Assoc. to  
Charles Stiner, 04-12509, \$25,500

Neil Folmer, to James Downing, 04-  
12534, \$39,900  
Dorothy Clark, to Staci Shurey, 04-  
12535, \$35,000  
Monte Sural, to Gary Cullit, 04-12541,  
\$145,000  
Landamerica OneStep Inc. to Todd  
Gordon, 04-12546, \$193,000  
Scott Palmer, to Melissa Smith, 04-  
12548, \$123,000  
Hilda Baker, to Henry Bloomberg, 04-  
12550, \$71,900

## REPORT OF DEEDS August 3, 2004

Mark Wheeler, to Andrew Wheeler, 04-  
12553, \$1  
Andrew Wheeler, to Robert Knauer, 04-  
12554, \$100,000  
Dora McGraw, to Cheryl Shimmel, 04-  
12577, \$1  
Thomas Patrick, to Judy Patrick, 04-  
12582, \$1  
Thomas Patrick, to Judy Patrick, 04-  
12583, \$1  
John Custancey, to Albert Brown Jr.,  
04-12505, \$3,500  
James Butler, to Donald Rowles, 04-  
12607, \$15,000  
Martin Shiroke, to Jessica Larson, 04-  
12615, \$90,000  
Margaret Hamilton, to Robert  
Swalsworth, 04-12625, \$1  
National City Bank, to Tuh Time  
Refinancing LLC, 04-12630, \$25,000  
Lorne Hanna, to Betty Denko, 04-  
12650, \$10,000

## REPORT OF DEEDS August 4, 2004

Robert Eyr, to John Kolenko, 04-12654,  
\$4,000  
Robert Hall, to Jack Johnston, 04-  
12656, \$50,500  
Florey Foster, to Mary Foster 045-  
12664, \$1  
Federal National Mortgage Assoc. to  
James Greene, 04-12675, \$113,000  
Ebert Hlynnie, to Ebert Hlynnie, 04-  
12687, \$1  
Clearfield Co Sheriff, to Wachovia Bank,  
04-12691, \$1

## REPORT OF DEEDS August 5, 2004

Charlotte Mohner, to Elizabeth James,  
04-12692, \$1  
Arthur Smith, to M. Clayton Butlerworth,  
04-12703, \$5,000  
Robert L. Brock, to Thomas Leonard, 04-  
12704, \$1,000  
Samuel Hess, to Ronald Broas, 04-  
12706, \$112,50  
C. Alan Walker, to Randall Watson,  
04-12707, \$90,000  
Earl Connor, to Earl Connor, 04-12713,  
\$1  
Linda Otto-Sanders, to Linda Otto-  
Sanders, 04-12722, \$10  
Joseph Cummings, to Donald Kruse,  
04-12741, \$2,000  
Donald Kruse, to Martin McNally, 04-  
12743, \$2,000  
LeRoy Kruse, to Martin McNally, 04-  
12745, \$2,000  
Leon Goodford, to Karen Goodford, 04-  
12749, \$1  
Gary Greer, to James Ellenberger, 04-  
12750, \$1

## REPORT OF DEEDS August 6, 2004

Dennis Liegey, to Terry Liegey, 04-  
12756, \$1  
Clearfield Area School District, to Fred  
Main, 04-12759, \$29,000  
County of Clearfield, to Jeffrey Long,  
04-12765, \$47,175  
Donald Trautman, to Torrell & Bernardo  
Land Corp, 04-12769, \$1  
Torrell & Bernardo Land Corp, to Donald  
Trautman, 04-12770, \$1  
Torrell & Bernardo Land Corp, to Torrell  
& Bernardo Land Corp, 04-12771, \$1  
Bernard Goliash, to Gina Miller, 04-  
12774, \$1  
Alfred Bowser, to Yevgeny Bakatenko,  
04-12775, \$2,000  
Barbara Hobbs, to Mark Berenly, 04-  
12777, \$1,500  
Tina Lawrie, to Tina Lawrie, 04-12779,  
\$1  
Lynda Barrett, to Frank Barrett Jr., 04-  
12780, \$37,113  
Glen Hartford, to Daniel Henry, 04-  
12782, \$144,000  
Lee Simpson Associates Inc, to John  
Overdorf Rental LLC, 04-12785, \$30,000  
Redevelopment Authority of the City of  
Dubois, to Jeffrey Rice, 04-12787, \$10,000  
William Auden, to Richard Auden, 04-  
12794, \$1  
Alexander Mitchell Jr., to Robert  
Mitchell, 04-12795, \$1

Gregory Hanes, to Gerald Patrick, 04-  
12812, \$77,000  
William Goralsky, to Larry Rickells Jr.,  
04-12819, \$1,100  
William Goralsky, to Larry Rickells Jr.,  
04-12820, \$200  
Elizabeth Perlz, to Glenn Perlz Sr.,  
04-12821, \$1  
Harrison Stanley, to Audrey Heichel,  
04-12822, \$23,500  
Avonell Johnston, to Timothy Brady,  
04-12824, \$74,000  
Elizabeth Ridgway, to Ricky Dillon, 04-  
12827, \$35,000  
George Zann, to John Kalemish, 04-  
12831, \$95,900  
James Collins, to James Collins, 04-  
12857, \$102,000  
Mark Traister, to R. David Kay, 04-  
12859, \$22,500

## REPORT OF MORTGAGES August 2, 2004

A Glenn Williams, to Clearfield Bank &  
Trust Co, 04-12450, \$29,761.76  
Lela Brink, to First Commonwealth  
Bank, 04-12458, \$40,000  
Lela Brink, to First Commonwealth  
Bank, 04-12459, \$11,547.73  
Rebecca Anderson, to County National  
Bank, 04-12462, \$10,000  
Rex Read, to County National Bank,  
04-12464, \$65,000  
Michael Delucica, to County National  
Bank, 04-12465, \$50,200  
Mildred Jury Sr., to County National  
Bank, 04-12466, \$45,150  
Richard Goodrow, to County National  
Bank, 04-12467, \$20,150  
Nicole Yankovich, to County National  
Bank, 04-12468, \$18,365.52  
John Grallius, to County National Bank,  
04-12471, \$53,600  
Robert Showers, to Wilmington Finance,  
04-12477, \$270,000  
Thomas Murray Estate, to First  
Commonwealth Bank, 04-12478, \$75,000  
Robert Turner, to Northwest Savings  
Bank, 04-12479, \$65,425.99  
Melvin Miller, to ABN Amro Mortgage  
Group Inc, 04-12480, \$74,400  
David Walborn, to County National  
Bank, 04-12485, \$43,200  
Randy Wright, to Clearfield Bank & Trust  
Co, 04-12486, \$40,894.43  
Earl Hunt Jr., to CSB Bank, 04-12492,  
\$93,150  
Grace Rowles, to FNB Cons Disc Co,  
04-12494, \$3,816

2002 004003	Malone, Rusty & Christine, Traders		1,396.46
2002 004100	Mart, Peter (Isabel)	RD# 554, 000, 10.10 A	284.00
2002 004218	Martin, John Emory, Camp, Study & J.S.A.	2 019.38	2 019.38
2002 004232	Matterson, Barbara B., H & S.A.	R09 000, 00004	2,632.64
2002 004236	Moore, Emmett & Diana, H & S.A.	RD# 554, 00007	550.50
2002 004239	Moore, Emmett B. & Diana H. Bly & K.L. 243,245,246,247	RD# 554, 00010	2,774.44
2002 004240	Murphy, William M., H & G & B.L.	RD# 554, 00009	2,617.61
2002 004242	Murray, Henry R. Jr. & Kelly J., H & S.A. & L.	RD# 554, 00003	1,341.60
2002 004243	Murphy, John A. & Ann M., H & G & L.	RD# 554, 00005	2,366.97
2002 004294	Nedley, Richard & Spide, Traders	RD# 554, 00003	845.20
2002 004295	Nedley, Richard & Spide, Traders	RD# 554, 00011	319.74
2002 004316	Schubert, Wayne E., H & S.A. & S.A.	RD# 554, 00004	3,611.45
2002 004335	Shaw, Douglas & Dale D. Traders	RD# 554, 00014	1,137.24
2002 004344	Simmons, Peter & Rose, H & S.A. & L.	RD# 554, 00016	3,190.09
2002 004400	Zachary, Randall, H. O & S.A. & S.A.	RD# 554, 00024	956.22
COMMUNITY TOWNSHIP			
2002 004417	Barger, H. Gary & Jean A., H & G & S.A.	RD# 554, 00012	3,061.04
2002 004419	Barger, H. Gary & Jean A., H & G & S.A.	RD# 554, 00013	689.57
2002 004445	Edging, Jonathan, H & G & S.A. & L.	RD# 554, 00010	2,732.92
2002 004446	Edging, Jonathan, H & G & S.A. & L.	RD# 554, 00011	1,084.80
2002 004450	Farr, Timothy J., Camp (Bare Paw Camp)	RD# 554, 00012	1,831.67
2002 004451	Gale, Carl P., H & S.A. & S.A.	RD# 554, 00014	2,109.01
2002 004455	Gale, Carl P., H & S.A. & S.A.	RD# 554, 00015	540.19
2002 004464	McFay, Richard J., Traders & L. 202 A	RD# 554, 00016	1,223.96
2002 004504	Ross, Carl, Carl, Carl, H & S.A. & S.A.	RD# 554, 00017	1,802.17
2002 004505	Ross, Carl, Carl, Carl, H & S.A. & S.A.	RD# 554, 00018	2,716.18
2002 004506	Ross, Carl, Carl, Carl, H & S.A. & S.A.	RD# 554, 00019	1,505.51
2002 004507	Ross, Carl, Carl, Carl, H & S.A. & S.A.	RD# 554, 00020	1,703.60
2002 004511	Ross, Carl, Carl, Carl, H & S.A. & S.A.	RD# 554, 00021	3,292.24
2002 004530	Sanderson, John A., H & S.A. & S.A.	RD# 554, 00022	694.44
2002 004532	Tate, David, Traders	RD# 554, 00023	341.03
DECATUR TOWNSHIP			
2002 004531	Albright, Constance, Co., 7054 A	RD# 554, 00013	484.47
2002 004541	Ayers, Daniel, Traders, 404, 1st St. N. 199 A	RD# 554, 00014	1,514.06
2002 004542	Baker, James, Traders	RD# 554, 00015	557.36
2002 004555	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00016	4,111.81
2002 004556	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00017	2,045.22
2002 004557	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00018	3,874.89
2002 004558	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00019	446.59
2002 004559	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00020	965.26
2002 004562	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00021	1,403.97
2002 004563	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00022	4,649.88
2002 004564	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00023	594.23
2002 004565	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00024	516.47
2002 004566	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00025	3,687.70
2002 004567	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00026	637.44
2002 004568	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00027	1,859.65
2002 004569	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00028	2,528.85
2002 004570	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00029	2,050.21
2002 004571	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00030	535.44
2002 004572	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00031	562.34
2002 004573	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00032	5,097.16
2002 004574	Barnett, James A. & Mabel, H & S.A. & S.A.	RD# 554, 00033	1,478.26
2002 004575	Barnett, James A. & Mabel, H		

# Clearfield County Tax Claim Bureau - 10 DAY NOTICE OF PUBLIC TAX SALE

Date: September 2nd, 2004

## FILE COPY

Owner Or Reputed Owner

GRIM, LUTHER L  
1721 PAULSON DRIVE  
YORK PA 17402

Claim # 2002-004455

Control # 111023278

Map# R06-000-00020

Property Description

0.74 A

Delinquent 2002 Real Estate Tax

## WARNING

YOUR PROPERTY IS ABOUT TO BE SOLD WITHOUT YOUR CONSENT FOR DELINQUENT TAXES. YOUR PROPERTY MAY BE SOLD FOR A SMALL FRACTION OF ITS FAIR MARKET VALUE. IF YOU HAVE ANY QUESTIONS AS TO WHAT YOU MUST DO IN ORDER TO SAVE YOUR PROPERTY, PLEASE CALL YOUR ATTORNEY, THE TAX CLAIM BUREAU AT THE FOLLOWING TELEPHONE NUMBER: (814)-765-2641 ext. 5998 OR THE COUNTY LAWYER REFERRAL SERVICE.

TO: All owners of property described in this notice, and all persons having tax liens and judgements or municipal claims against such properties. Notice is hereby given by the Tax Claim Bureau in and for the County of Clearfield under and by the authority of the provisions of the Act of 1947, P.L. 1369, known as "Real Estate Tax Law", as amended, that the said BUREAU will expose at public sale at the CAST Building, 112 East Locust Street, Clearfield, Pennsylvania, at **10:00 AM on September 17, 2004** or any day to which the sale may be adjourned, re-adjourned or continued, for the purpose of collecting unpaid taxes, municipal claims and all costs incident thereto, the above described real estate for at least the upset price in the amount herein approximately set forth. The sale of this property may, at the option of the Bureau, be stayed in the owner thereof or any lien creditors of the owner, on or before the sale date, enters into an agreement with the BUREAU to pay the taxes and costs owing on said property in the manner provided by said law.

TERMS OF SALE: Cash or Certified Check payable to "TAX CLAIM BUREAU" at time property is struck down. Personal Checks accepted subject to final payment and at risk of payor.

Any check returned unpaid by your bank will be subject to a twenty dollar (\$20.00) returned check fee.

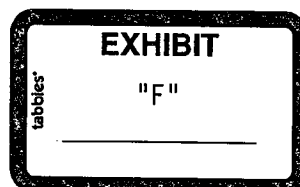
### APPROXIMATE UPSET PRICE

THE APPROXIMATE UPSET PRICE FOR  
WHICH THE PROPERTY SHALL BE SOLD

IS: **\$544.39**

CALL FOR EXACT AMOUNT DUE.

Eligible property owners may remove their property from jeopardy of sale by entering into an "AGREEMENT TO STAY SALE". The "AGREEMENT" requires combination of ALL delinquent taxes, costs and interest and payment of 25% of total to begin.



## Clearfield County Tax Claim Bureau - 10 DAY NOTICE OF PUBLIC TAX SALE

Date: September 2nd, 2004

### FILE COPY

Owner Or Reputed Owner

NEWCOMER, SPENCER L

1721 PAULSON DRIVE

YORK PA 17402

Claim # 2002-004455

Control # 111023278

Map# R06-000-00020

Property Description

0.74 A

Delinquent 2002 Real Estate Tax

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TO: All owners of property described in this notice, and all persons having tax liens and judgements or municipal claims against such properties. Notice is hereby given by the Tax Claim Bureau in and for the County of Clearfield under and by the authority of the provisions of the Act of 1947, P.L. 1368, known as "Real Estate Tax Law", as amended, that the said BUREAU will expose at public sale at the CAST Building, 112 East Locust Street, Clearfield, Pennsylvania, at **10:00 AM on September 17, 2004** or any day to which the sale may be adjourned, re-adjourned or continued, for the purpose of collecting unpaid taxes, municipal claims and all costs incident thereto, the above described real estate for at least the upset price in the amount herein approximately set forth. The sale of this property may, at the option of the Bureau, be stayed in the owner thereof or any lien creditors of the owner, on or before the sale date, enters into an agreement with the BUREAU to pay the taxes and costs owing on said property in the manner provided by said law.

TERMS OF SALE: Cash or Certified Check payable to "TAX CLAIM BUREAU" at time property is struck down. Personal Checks accepted subject to final payment and at risk of payor.

Any check returned unpaid by your bank will be subject to a twenty dollar (\$20.00) returned check fee.

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EXHIBIT

"G"



# Clearfield County Tax Claim Bureau - NOTICE OF PUBLIC TAX SALE

Owner Or Reputed Owner  
**GRIM, LUTHER L. &**  
SPENCER L. NEWCOMER  
1721 PAULSON DRIVE  
YORK PA 17402

## APPROXIMATE UPSET PRICE

THE APPROXIMATE UPSET PRICE  
WHICH THE PROPERTY SHALL BE  
SOLD IS: **\$540.39**

CALL FOR EXACT AMOUNT DUE.

Claim # 2002-004455

Control # 111023278

Map Number

**R06-000-00020**

Property Description

0.74 A

Date and Time of Sale: 10:00 AM on September 17, 2004

Location: CAST Building, 112 East Locust Street, Clearfield, Pennsylvania

## WARNING

Delinquent 2002 Real Estate Tax

YOUR PROPERTY IS ABOUT TO BE SOLD WITHOUT YOUR CONSENT FOR DELINQUENT TAXES. YOUR PROPERTY MAY BE SOLD FOR A SMALL FRACTION OF IT'S FAIR MARKET VALUE. IF YOU HAVE ANY QUESTIONS AS TO WHAT YOU MUST DO IN ORDER TO SAVE YOUR PROPERTY, PLEASE CALL YOUR ATTORNEY, THE TAX CLAIM BUREAU AT THE FOLLOWING TELEPHONE NUMBER: (814)-765-2641 OR THE COUNTY LAWYER REFERRAL SERVICE.

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COPY 2

# Clearfield County Tax Claim Bureau - NOTICE OF PUBLIC TAX SALE

Owner Or Reputed Owner  
**GRIM, LUTHER L. &**  
SPENCER L. NEWCOMER  
1721 PAULSON DRIVE  
YORK PA 17402

## APPROXIMATE UPSET PRICE

THE APPROXIMATE UPSET PRICE  
WHICH THE PROPERTY SHALL BE  
SOLD IS: **\$540.39**

CALL FOR EXACT AMOUNT DUE.

Claim # 2002-004455

Control # 111023278

Map Number

**R06-000-00020**

Property Description

0.74 A

Date and Time of Sale: 10:00 AM on September 17, 2004

Location: CAST Building, 112 East Locust Street, Clearfield, Pennsylvania

## WARNING

Delinquent 2002 Real Estate Tax

YOUR PROPERTY IS ABOUT TO BE SOLD WITHOUT YOUR CONSENT FOR DELINQUENT TAXES. YOUR PROPERTY MAY BE SOLD FOR A SMALL FRACTION OF IT'S FAIR MARKET VALUE. IF YOU HAVE ANY QUESTIONS AS TO WHAT YOU MUST DO IN ORDER TO SAVE YOUR PROPERTY, PLEASE CALL YOUR ATTORNEY, THE TAX CLAIM BUREAU AT THE FOLLOWING TELEPHONE NUMBER: (814)-765-2641 OR THE COUNTY LAWYER REFERRAL SERVICE.

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EXHIBIT

"H"

## UPSET SALE PROPERTY POSTING

TO THE DIRECTOR OF THE TAX CLAIM BUREAU  
CLEARFIELD COUNTY, PENNSYLVANIA

I hereby certify and return, that I posted on the

21 day of Aug 2004  
YEAR

due and legal notice by posting the premises on the property described on the reverse side hereof.

STATE OF PENNSYLVANIA:

SS.

COUNTY OF CLEARFIELD

Tom Strawn  
NAME  
being duly sworn according to law, deposes and says that the facts set forth in the foregoing are true and correct to the best of my knowledge, information and belief.

Tom Strawn  
SIGNATURE

This notice is posted in compliance with  
Section 308-A and 602 of the Act of July 7, 1947  
P.L. 1368, as amended.

## UPSET SALE PROPERTY POSTING

TO THE DIRECTOR OF THE TAX CLAIM BUREAU  
CLEARFIELD COUNTY, PENNSYLVANIA

I hereby certify and return, that I posted on the

\_\_\_\_\_ day of \_\_\_\_\_ YEAR

due and legal notice by posting the premises on the property described on the reverse side hereof.

STATE OF PENNSYLVANIA:

SS.

COUNTY OF CLEARFIELD

\_\_\_\_\_ NAME  
being duly sworn according to law, deposes and says that the facts set forth in the foregoing are true and correct to the best of my knowledge, information and belief.

\_\_\_\_\_ SIGNATURE

This notice is posted in compliance with  
Section 308-A and 602 of the Act of July 7, 1947  
P.L. 1368, as amended.

## UPSET SALE PERSONAL SERVICE

PERSON SERVED: Land only

RELATION/POSITION: \_\_\_\_\_

PLACE OF SERVICE: \_\_\_\_\_

TIME OF SERVICE: 753 7-6-04

NUMBER OF ATTEMPTS: 1

Tom Strawn  
SIGNATURE

Sworn and Subscribed to  
before me this Sept 15 2004  
day of Sept 2004  
Yr. \_\_\_\_\_  
NOTARY PUBLIC  
Jeffrey C. Graham, Notary Public  
Clearfield, Berks, Chester County  
My Commission Expires 12-31-05

Jeffrey C. Graham  
NOTARY PUBLIC

## UPSET SALE PERSONAL SERVICE

PERSON SERVED: \_\_\_\_\_

RELATION/POSITION: \_\_\_\_\_

PLACE OF SERVICE: \_\_\_\_\_

TIME OF SERVICE: \_\_\_\_\_

NUMBER OF ATTEMPTS: \_\_\_\_\_

\_\_\_\_\_ SIGNATURE

Sworn and Subscribed to  
before me this \_\_\_\_\_  
day of \_\_\_\_\_  
Yr. \_\_\_\_\_

\_\_\_\_\_ NOTARY PUBLIC

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL DIVISION

2004 UPSET TAX SALE :  
: NO. 2004-<sup>2047</sup>~~1551~~-CD  
: IN RE: RETURN BY CLEARFIELD : Type of Case: Tax Sale  
COUNTY TAX CLAIM BUREAU OF :  
SALE OF PROPERTIES FOR UNPAID :  
TAXES : Type of Pleading:  
: ACCEPTANCE OF SERVICE  
:  
: Filed on Behalf of:  
: Spencer L. Newcomer, Objector  
: Counsel of Record for this  
: Party:  
: Spencer L. Newcomer  
: Ann B. Wood, Esquire  
: Supreme Court No. 23364  
: Bell, Silberblatt & Wood  
: 318 East Locust Street  
: P.O. Box 670  
: Clearfield, PA 16830  
: (814) 765-5537  
:  
:  
:  
:

FILED 

NOV 09 2004  
0/11:15L  
William A. Shaw  
Prothonotary/Clerk of Courts  
w/c

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL DIVISION

2004 UPSET TAX SALE

No.2004-1551-CD

IN RE: RETURN BY CLEARFIELD COUNTY TAX CLAIM BUREAU  
OF SALE OF PROPERTIES FOR UNPAID TAX CLAIMS

**ACCEPTANCE OF SERVICE**

I accept service on behalf of the Clearfield County Tax Claim Bureau of the Objections To 2004 Tax Sale filed for Stewart Newcomer with reference to the above captioned matter and certify that I am authorized to do so.

11/8/04  
(Date)

Mary Anne Widdock  
Clearfield County Tax Claim Bureau  
230 East Market Street  
Clearfield, PA 16830

IN THE COURT OF COMMON PLEAS  
OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL DIVISION

2004 UPSET TAX SALE

<sup>2007</sup>  
No. 2004-~~1551~~-CD

IN RE: RETURN BY CLEARFIELD  
COUNTY TAX CLAIM BUREAU OF  
SALE OF PROPERTIES FOR UNPAID  
TAX CLAIMS

<sup>ECB</sup>  
**FILED**

<sup>3CC</sup>  
<sup>Atty Kesner</sup>  
NOV 23 2004

William A. Shaw  
Prothonotary/Clerk of Courts

**WRITTEN RESPONSE TO OBJECTIONS**  
**TO 2004 TAX SALE**

NOW COMES, the Clearfield County Tax Claim Bureau by Clearfield County Solicitor Kim C. Kesner and files these written responses to Objections to the 2004 Tax Sale by Spencer L. Newcomer.

1. Admitted.
2. Admitted.
3. Admitted.
4. Admitted.

5. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 5 and therefore proof at hearing is requested. The allegations are not confirmed by the record in Clearfield County.

6. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 6 and therefore proof at hearing is requested. The allegations are not confirmed by the record in Clearfield County.

7. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 7 and therefore proof at hearing is requested. The allegations are not confirmed by the record in Clearfield County.

8. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 8 and therefore proof at hearing is requested. The allegations are not confirmed by the record in Clearfield County.

9. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 9 and therefore proof at hearing is requested. The allegations are not confirmed by the record in Clearfield County.

10. The averments contained in Paragraph 10 are admitted except that the notice was properly sent to "Luther" L. Grimm, not "Lester" as averred.

11. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 11 and therefore proof at hearing is requested.

12. The averments contained in Paragraph 10 are admitted except that the notice was properly sent to "Luther" L. Grimm, not "Lester" as averred.

13. Admitted.

14. Admitted. By way of further answer, the Tax Claim Bureau's practice is in accordance with 72 P.S. §5860.602(e)(2).

15. The averments contained in Paragraph 15 are specifically denied. To the contrary, the Tax Claim Bureau complied with 72 P.S. §5860.602(e)(2) and sent separate notices of sale by regular mail to Luther L. Grimm and Spencer L. Newcomer at 1721 Paulson Drive, York, Pennsylvania, 17402 more than ten (10) days prior to the sale.

16. The averments contained in Paragraph 16 constitute contentions or conclusions of law to which no response is required. To the extent that a response is required (and is relevant)

the averments are admitted. By way of further answer, the Tax Claim Bureau properly and effectively complied with this requirement.

17. The averments contained in Paragraph 17 constitute contentions or conclusions of law to which no response is required. To the extent that a response is required (and is relevant) the averments are admitted. By way of further answer, the Tax Claim Bureau properly and effectively complied with this requirement.

18. The averments contained in Paragraph 18 constitute contentions or conclusions of law to which no response is required. To the extent that a response is required (and is relevant) the averments are admitted. By way of further answer, the Tax Claim Bureau properly and effectively complied with this requirement.

19. It is admitted that the published advertisement did not identify Spencer L. Newcomer by name, but the assessment was other properly and fully described.

20. It is admitted that the published advertisement did not identify Spencer L. Newcomer by name, but the assessment was other properly and fully described.

21. It is admitted that the published advertisement did not identify Spencer L. Newcomer by name, but the assessment was other properly and fully described.

22. Admitted.

23. Admitted.

24. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 24 and proof is requested at hearing. By way of further answer, 72 P.S. §5860.602(e)(2) contains no requirement that the mailing be actually received.

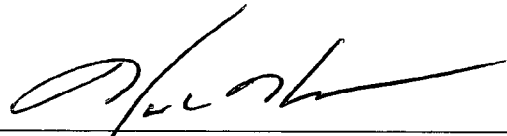
25. Admitted.

26. The Tax Claim Bureau is without sufficient knowledge or information to form a belief as to the truth of the averments contained in Paragraph 24 and proof is requested at hearing.

27. The assessment was properly and effectively posted on August 21, 2004.

WHEREFORE, the Clearfield County Tax Claim Bureau respectfully requests this Court to dismiss the Objections of Spencer L. Newcomer.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Kim C. Kesner', is written over a horizontal line.

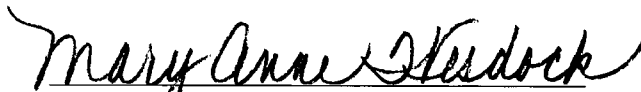
Kim C. Kesner, Esquire  
Solicitor - Clearfield County  
23 North Second Street  
Clearfield, PA 16830



**VERIFICATION**

I, Mary Anne Wesdock, verify that I am the Director of the Clearfield County Tax Claim Bureau, and as such am authorized and empowered to make this Verification, and that the statements made in this Written Response to Objections to 2004 Tax Sale are true and correct to the best of my knowledge, information and belief. I understand that false statements herein are made subject to the penalties of 18 Pa.C.S. § 4904, relating to unsworn falsification to authorities.

Date: 11-23-2004

  
Mary Anne Wesdock, Director  
Clearfield County Tax Claim Bureau

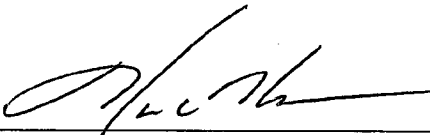
CERTIFICATE OF SERVICE

AND NOW, I do hereby certify that on the 23<sup>rd</sup> day of November, 2004, I caused to be served a true and correct copy of the Written Response of the Clearfield County Tax Claim Bureau to the Objections to the 2004 Tax Sale on the following and in the manner indicated below:

By United States Mail, First Class,  
Postage Prepaid, Addressed as Follows:

Ann B. Wood, Esquire  
Bell, Silberblatt & Wood  
318 East Locust Street  
P.O. Box 670  
Clearfield, PA 16830

Date: November 23, 2004

  
Kim C. Kesner, Esquire

CA

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL DIVISION

2004 UPSET TAX SALE

2047  
#2004-1551-CD

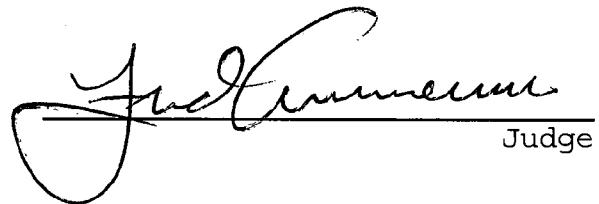
IN RE: RETURN BY CLEARFIELD COUNTY TAX CLAIM BUREAU  
OF SALE OF PROPERTIES FOR UNPAID TAX CLAIMS

OBJECTIONS TO THE 2004 TAX SALE BY SPENCER L.  
NEWCOMER

ORDER

NOW THIS 9<sup>th</sup> day of December, 2004, upon being notified that written response was timely filed by the Tax Claim Bureau as required by Rule Returnable previously entered, and upon being informed that there are issues which are going to require a Court Hearing, IT IS HEREBY ORDERED that hearing on the Objections of Spencer L. Newcomer shall be held the 12 day of January, 2005 at 1:30 o'clock P. M. in Courtroom No. 1, Clearfield County Courthouse, Clearfield, Pennsylvania, at which time all Parties must appear and present their evidence to the Court.

BY THE COURT,

  
Judge

FILED <sup>EOK</sup>  
O 11:23 AM 2005  
WOO

DEC 10 2004

William A. Shaw  
Prothonotary

(#21)

COPY

January 13, 2005

Kim C. Kesner, Esq.  
23 North Second Street  
Clearfield, PA 16830

Ann B. Wood, Esq.  
318 East Locust St.  
Clearfield, PA 16830

In Re: Bureau's Consolidated Return 2004  
Spencer L. Newcomer, Objector  
04-1551-CD

To all concerned parties:

Please be advised that the civil docket number in the above captioned action has been changed by direction of the court. The new civil docket number is 04-2047-CD. Please file all further documents to this new number. If you have any questions, please contact me at (814) 765-2641, ext. 1331. I apologize for any inconvenience this may cause.

Sincerely,

William A. Shaw  
Prothonotary

Cc: Court Administrator  
Fredric J. Ammerman, President Judge  
Clearfield Co. Tax Claim Bureau

CA

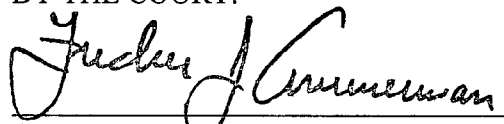
IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY,  
PENNSYLVANIA  
CIVIL DIVISION

IN RE: :  
SPENCER NEWCOMER : No. 04-2047-CD

**ORDER**

AND NOW, this 14<sup>th</sup> day of January, 2005, it is the ORDER of the Court that Hearing on the Objections to 2004 Tax Sale in the above-captioned matter is hereby rescheduled from January 12, 2005 to **Wednesday, February 23, 2005 at 1:30 P.M.** in Courtroom No. 1, Clearfield County Courthouse, Clearfield, PA.

BY THE COURT:

  
FREDRIC J. AMMERMAN  
President Judge

FILED

01:39 PM  
JAN 14 2005

6K

William A. Shaw  
Prothonotary/Clerk of Courts

2 CC Aug Wood (CIA envelope)

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL DIVISION

IN RE:

SPENCER NEWCOMER

:  
: NO. 04-2047-CD  
:  
: Type of Case: Tax Sale  
:  
:  
: Type of Pleading:  
:  
: CERTIFICATE OF SERVICE  
:  
:  
: Filed on Behalf of:  
:  
: Spencer L. Newcomer, Objector  
:  
: Counsel of Record for this  
: Party:  
: Spencer L. Newcomer  
:  
: Ann B. Wood, Esquire  
:  
: Supreme Court No. 23364  
:  
: Bell, Silberblatt & Wood  
: 318 East Locust Street  
: P.O. Box 670  
: Clearfield, PA 16830  
:  
: (814) 765-5537  
:  
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:  
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FILED

01/11/27 BA NO CL

6K JAN 19 2005

William A. Shaw

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA  
CIVIL ACTION

IN RE:

SPENCER NEWCOMER : No.04-2047-CD  
:   
:

CERTIFICATE OF SERVICE

I hereby certify that a Certified Copy of the Order, dated the 14<sup>th</sup> day of January, 2005, with reference to the above matter has been served upon the Attorney for the Clearfield County Tax Claim Bureau by mailing a true and correct copy of same to him by United States First Class Mail, postage prepaid, addressed as follows on January 19, 2005:

Kim C. Kesner, Esquire  
ATTORNEY-AT-LAW  
23 N. Second Street  
Clearfield, PA 16830

BELL, SILBERBLATT & WOOD  
By:

Ann B. Wood  
Ann B. Wood, Esquire  
Attorney for Spencer L.  
Newcomer, Objector

GA

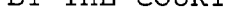
:  
: NO. 04-2047-CD  
:

ORDER

AND NOW, this 18 day of February, 2005, it is the Order of the Court that hearing on the Objections To 2004 Tax Sale in the above captioned matter scheduled for February 23, 2005 is hereby continued.

BY THE COURT

BY THE COURT



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Fredric J. Ammerman,  
President Judge

**FILED**

FEB 18 2005  
 0/12:50  
 William A. Shaw  
 Prothonotary/Clerk of Courts

2 cfr to Army  
KFSW

1 CMT TO  
Ann  
Wong