

08-1451-CD  
Peggy Graham vs Clfd Cty Tax Claim

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

PEGGY S. GRAHAM :  
Plaintiff :  
:  
vs. : No. 08 - 1451 - CD  
:  
CLEARFIELD COUNTY TAX CLAIM :  
BUREAU, :  
Defendant :

CERTIFICATE OF SERVICE

The undersigned hereby certifies that on the 14th day of August, 2008, a true and correct copy of a Petition for Disapproval of Tax Sale in regard to the above matter, was served on the following by depositing said copy in the United States Mail, first class, postage prepaid and addressed as follows:

Clearfield County Tax Claim Bureau  
Clearfield County Courthouse  
Clearfield, PA 16830

~~JOSEPH COLAVECCHI, ESQUIRE~~  
Attorney for Peggy S. Graham  
221 East Market Street  
Clearfield, PA 16830  
814/765-1566

FILED No. C.  
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AUG 14 2008  
*WS*

William A. Shaw  
Prothonotary/Clerk of Courts

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

PEGGY S. GRAHAM,

Plaintiff : No. 08 - 1451 - CD

Vs.

CLEARFIELD COUNTY TAX CLAIM BUREAU,

Defendant :

FILED 1ce  
013:48 AM Aug 07 2008  
AUG 07 2008  
William A. Shaw  
Prothonotary/Clerk of Courts

DISP pd  
95.00

**PETITION FOR DISAPPROVAL  
OF TAX SALE**

AND NOW, comes Peggy S. Graham, who, through her attorney, Joseph Colavecchi, Esquire, files the following Petition requesting the Court to disapprove tax sale and in support thereof avers as follows:

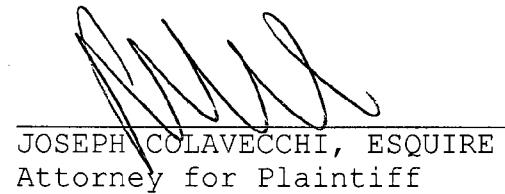
1. The Petitioner is Peggy S. Graham, an individual residing at 124 South Second Street, Clearfield, Pennsylvania 16830.
2. That notice has been given on June 27, 2008, that the Clearfield County Tax Claim Bureau has given notice of a private sale of a parcel of land in Bradford Township, Clearfield County, Pennsylvania, known as Map No. 106-N09-000-00011 MN, et al, and described as "25% INT. IN 117.82 A. MIN. RT.," and assessed to Philip M. Young & Charles W. Young.
3. That said sale is scheduled for August 27, 2008, at 9:00 a.m. at the Tax Claim Bureau, said sale being based on a bid of Two Hundred Dollars (\$200.00) for the parcel.

4. That Peggy S. Graham believes that the bid is inadequate and hereby submits a bid of Four Hundred Dollars (\$400.00) which represents twice as much as is being offered for the property.

5. That in the event the Bureau disapproves the sale, Peggy S. Graham will offer Four Hundred Dollars (\$400.00) and will be prepared to bid for the property in the event the Court opens the proposed sale for auction bidding.

WHEREFORE, your Petitioner prays your Honorable Court to disapprove the sale, and either accept the bid of Peggy S. Graham of Four Hundred Dollars (\$400.00) or open the bid on the property for auction bidding.

Respectfully submitted,



JOSEPH COLAVECCHI, ESQUIRE  
Attorney for Plaintiff

VERIFICATION

I, Joseph Colavecchi, Esquire, attorney for Peggy S. Graham, verify that the statements made in this Petition for Disapproval of Tax Sale are true and correct. I understand that false statements herein are made subject to the penalties of 18 Pa.C.S. §4904 relating to unsworn falsification to authorities.



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JOSEPH COLAVECCHI, ESQUIRE

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

PEGGY S. GRAHAM,

Plaintiff : No. 08 - 1451 - CD

Vs.

CLEARFIELD COUNTY TAX CLAIM BUREAU,:

Defendant :

**RULE**

AND NOW, this 13 day of August, 2008, upon reading and considering the foregoing Petition, a Rule is hereby issued on the Clearfield County Tax Claim Bureau to show cause why the Tax Sale proposed for the parcel of land in Bradford Township, Clearfield County, Pennsylvania, having Map No. 106-N09-000-00011 MN and described as "25% INT. IN 117.82 A. MIN. RT.," for the sum of Two Hundred Dollars (\$200.00), should not be rejected and why said parcel should either be sold to Peggy S. Graham or that said sale should be opened for auctioned bidding of which Peggy S. Graham shall be given notice and an opportunity to bid.

Rule returnable for written response on the 1st day of September, 2008.

Hearing to be held, if necessary, the 12<sup>th</sup> day of September, 2008, at 9:00 o'clock A.M. in Courtroom No. 1 of the Clearfield County Courthouse, Clearfield, Pennsylvania.

BY THE COURT:

  
JUDGE

LAW OFFICES OF  
COLAVECCHI  
& COLAVECCHI  
221 E. MARKET ST.  
(ACROSS FROM  
COURTHOUSE)  
P. O. BOX 131  
CLEARFIELD, PA

FILED  
04/00/08  
AUG 13 2008  
②

William A. Shaw  
Prothonotary/Clerk of Courts  
ICC Atty J. Colavecchi

~~FILED~~

~~AUG 13 2008~~

William A. Shaw  
Prothonotary/Clerk of Courts

William A. Shaw  
Prothonotary/Clerk of Courts

DATE: 8/13/08

You are responsible for serving all appropriate parties.

The Prothonotary's office has provided service to the following parties:

Plaintiff(s)  Plaintiff's Attorney  Other  
 Defendant(s)  Defendant's Attorney  
 Special Instructions:

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

PEGGY S. GRAHAM,

Plaintiff

No. 08-1451-CD

Vs.

CLEARFIELD COUNTY TAX CLAIM  
BUREAU,

Defendant

Type of Pleading:

**ORDER**

Filed on Behalf of:  
**DEFENDANT**

Counsel of Record for This Party:

Kim C. Kesner, Esquire  
Supreme Court No. 28307  
212 South Second Street  
Clearfield, PA 16830  
(814) 765-1706

**ORIGINAL**

FILED 3CC  
01/30/08 Atty Kesner  
SEP 15 2008  
(6K)

William A. Shaw  
Prothonotary/Clerk of Courts

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

PEGGY S. GRAHAM, : No. 08-1451-CD  
Plaintiff :  
Vs. :  
CLEARFIELD COUNTY TAX CLAIM :  
BUREAU, :  
Defendant :  
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**ORDER**

AND NOW, this 12<sup>th</sup> day of September, 2008, this being the date scheduled for Hearing, if necessary, by this Court's previous Order of August 13, 2008, the Clearfield County Tax Claim Bureau having filed a written response which does not oppose this Court's disapproval of the private sale or the ordering of an auction-style bidding of the property among the parties to the proceedings in accordance with 72 P.S. Section 5860.613(a), It Is Hereby Ordered And Decreed:

1. The proposed private sale of a parcel of land in Bradford Township, Clearfield County, Pennsylvania, known as Map No. 106-NO9-000-00011 MN and described as "25% INT. IN 117.82 A.MIN.RT" and assessed to Philip M. Young and Charles W. Young, is hereby disapproved.
2. The Tax Claim Bureau shall arrange and conduct an auction-style bidding of the property among the parties to the proceeding.

BY THE COURT:



Judge

**FILED**

**SEP 15 2008**

William A. Shaw  
Prothonotary/Clerk of Courts

DATE: 9/15/08

You are responsible for serving all appropriate parties.

The Prothonotary's office has provided service to the following parties:

Plaintiff(s)  Plaintiff(s) Attorney  Other

Defendant(s)  Defendant(s) Attorney

Special Instructions: