

DOCKET NO. 174

NUMBER	TERM	YEAR
583	May	1961

Clearfield Trust Company

VERSUS

John F. Kerin

IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA

CLEARFIELD TRUST COMPANY

VS.

JOHN F. KERIN

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No. 583 May Term, 1961

COMPLAINT IN ACTION TO QUIET TITLE

1. The plaintiff, CLEARFIELD TRUST COMPANY, is a banking institution organized and existing under the Laws of the Commonwealth of Pennsylvania.

2. The defendant, JOHN F. KERIN, is an individual residing at Rear 507 East Fifth Street, Clearfield, Clearfield County, Pennsylvania.

3. That by deed dated December 28, 1950 and recorded at Clearfield, Pennsylvania, in Deed Book 410, page 283, H. B. Peters, et al, granted and conveyed the subject property to John F. Kerin and Faye P. Kerin, his wife. Said deed is incorporated herein by reference.

4. That the premises which are the subject of this action are described as follows:

ALL that certain part of a lot or piece of ground situate in Shaw's or Tannery Addition of the Borough of Clearfield, County of Clearfield and State of Pennsylvania:

BEGINNING at a point one hundred twenty five (125) feet east from East Fifth Street along Lot No. 39; thence east along Lot No. 39 a distance of seventy five (75) feet to an alley; thence south by said alley sixty (60) feet to another alley; thence west seventy five (75) feet to a point; thence north sixty (60) feet to a point along south side of Lot No. 39 and the place of beginning. Having erected thereon a bungalow.

5. That subsequent to the purchase of said property, the said John F. Kerin and Faye P. Kerin executed a bond and mortgage in favor of the plaintiff, which said bond and mortgage are dated April 18, 1957, and said mortgage is recorded at Clearfield, Pennsylvania in Mortgage Book 174, page 248. Said mortgage and bond are incorporated herein by reference.

6. That the aforesaid bond became in default and thereupon the plaintiff instituted an action of foreclosure to No. 449, February Term, 1961. The papers pertaining to said action are incorporated herein by reference.

7. That in due course, after proper advertisement, Charles G. Ammerman, the Sheriff of Clearfield County, on June 2, 1961 held a Sheriff's Sale by virtue of a Writ of Execution issued on the 22nd day of April, 1961, to No. 34 February Term, 1961. The papers pertaining to said Sheriff's Sale are incorporated herein by reference.

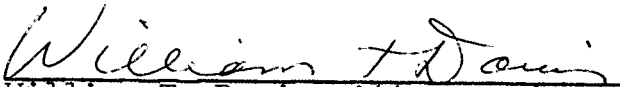
8. At said Sheriff's Sale, the plaintiff in this action purchased the premises as aforesaid and that the aforesaid Sheriff made a deed to the plaintiff, dated June 2, 1961, for the aforesaid premises, which said deed is recorded at Clearfield, Pennsylvania, in Deed Book 489, page 537. The said Sheriff's Deed is incorporated herein by reference.

9. That subsequent to the Sheriff's Sale, as

aforesaid, the plaintiff has repeatedly asked the defendant to remove himself from the premises and turn over possession of the same to the plaintiff.

10. The defendant, John F. Kerin, still remains in possession of the premises and refuses to remove himself and his minor children from the property and ignores the plaintiff's request of asking for possession of the property.

WHEREFORE, in accordance with Rule 1066(b), Sub-paragraph 4, of the Rules of Civil Procedure, the plaintiff herein respectfully requests that the Court enter an Order granting proper relief to the plaintiff and commanding the Sheriff of Clearfield County, Pennsylvania, to forthwith cause possession of the land to be delivered to the plaintiff, ClearfieldTrust Company.


William T. Davis, Attorney for
Plaintiff

IN THE COURT OF COMMON PLEAS
OF CLEARFIELD COUNTY, PENNA.
NO. 583, May Term, 1961

CLEARFIELD TRUST COMPANY,
Plaintiff

VS

JOHN F. KERIN, Defendant

COMPLAINT IN ACTION TO
QUIET TITLE

TO: JOHN F. KERIN, The
Within Named Defendant:

You are hereby notified
to plead to the within
complaint within twenty
(20) days from service
hereof.

William T. Davis
William T. Davis, Attorney
For Plaintiff

NEVLING & DAVIS
ATTORNEYS-AT-LAW
CLEARFIELD TRUST CO. BLDG.
CLEARFIELD, PA.

Lap-over Margin

In the Court of Common Pleas of Clearfield County, Pennsylvania.

Clearfield Trust Company

No 583 May Term 1961

vs

John F. Kerin

Complaint In Action to Quiet Title

(Sheriff's Return)

Now, September 6, 1961 after diligent search and inquiry, the within named defendant John F. Kerin is not found in my bailwick and I, hereby return this writ "NOT FOUND" as to John F. Kerin.

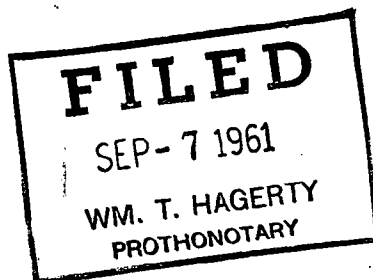
Costs Sheriff Ammerman \$5.00
(Paid by Attys Davis)

So Answered

Charles G. Ammerman
Charles G. Ammerman
Sheriff

Sworn to before me this 6th
day of September 1961 A.D.

Wm T. Hagerty
Prothonotary.



IN THE COURT OF COMMON PLEAS OF CLEARFIELD COUNTY, PENNSYLVANIA

CLEARFIELD TRUST COMPANY

VS.

JOHN F. KERIN

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No. 582 May Term, 1961

COMPLAINT IN ACTION TO QUIET TITLE

1. The plaintiff, CLEARFIELD TRUST COMPANY, is a banking institution organized and existing under the Laws of the Commonwealth of Pennsylvania.

2. The defendant, JOHN F. KERIN, is an individual residing at Rear 507 East Fifth Street, Clearfield, Clearfield County, Pennsylvania.

3. That by deed dated December 28, 1950 and recorded at Clearfield, Pennsylvania, in Deed Book 410, page 283, H. B. Peters, et al, granted and conveyed the subject property to John F. Kerin and Faye P. Kerin, his wife. Said deed is incorporated herein by reference.

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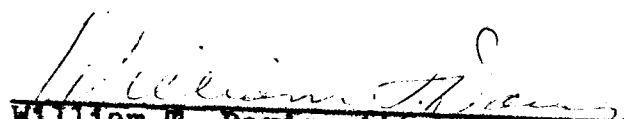
8. At said Sheriff's Sale, the plaintiff in this action purchased the premises as aforesaid and that the aforesaid Sheriff made a deed to the plaintiff, dated June 2, 1961, for the aforesaid premises, which said deed is recorded at Clearfield, Pennsylvania, in Deed Book 489, page 537. The said Sheriff's Deed is incorporated herein by reference.

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WHEREFORE, in accordance with Rule 1066(b), Sub-paragraph 4, of the Rules of Civil Procedure, the plaintiff herein respectfully requests that the Court enter an Order granting proper relief to the plaintiff and commanding the Sheriff of Clearfield County, Pennsylvania, to forthwith cause possession of the land to be delivered to the plaintiff, ClearfieldTrust Company.


William T. Davis, Attorney for
Plaintiff

SS:

Sworn and subscribed before
me this 25 day of
July, A. D., 1961.

Mrs. Frances U. Spingola

David S. Messley

IN THE COURT OF COMMON PLEAS
OF CLEARFIELD COUNTY, PENNA.

NO. 583, May Term, 1961

CLEARFIELD TRUST COMPANY,
Plaintiff

VS

JOHN F. KERIN, Defendant

COMPLAINT IN ACTION TO
QUIET TITLE

TO: JOHN F. KERIN, The
Within Named Defendant:

You are hereby notified
to plead to the within
Complaint within twenty
(20) days from service
hereof.

William F. Davis
William F. Davis, Attorney
For Plaintiff

James H. Davis
James H. Davis and
William F. Davis, Attorneys
NEVLING & DAVIS
ATTORNEYS-AT-LAW
CLEARFIELD TRUST CO. BLDG.
CLEARFIELD, PA.