

B1 (Official Form 1) (04/13)

United States Bankruptcy Court EASTERN DISTRICT OF PENNSYLVANIA READING DIVISION		Voluntary Petition
Name of Debtor (if individual, enter Last, First, Middle): Keepsake Homes, Inc.		Name of Joint Debtor (Spouse) (Last, First, Middle):
All Other Names used by the Debtor in the last 8 years (include married, maiden, and trade names):		All Other Names used by the Joint Debtor in the last 8 years (include married, maiden, and trade names):
Last four digits of Soc. Sec. or Individual-Taxpayer I.D. (ITIN)/Complete EIN (if more than one, state all): 23-2207021		Last four digits of Soc. Sec. or Individual-Taxpayer I.D. (ITIN)/Complete EIN (if more than one, state all):
Street Address of Debtor (No. and Street, City, and State): 4008 Penn Avenue P.O. Box 2181 Sinking Spring, PA		Street Address of Joint Debtor (No. and Street, City, and State):
ZIP CODE 19608		ZIP CODE
County of Residence or of the Principal Place of Business: Berks		County of Residence or of the Principal Place of Business:
Mailing Address of Debtor (if different from street address): 4008 Penn Avenue P.O. Box 2181 Sinking Spring, PA		Mailing Address of Joint Debtor (if different from street address):
ZIP CODE 19608		ZIP CODE
Location of Principal Assets of Business Debtor (if different from street address above):		ZIP CODE
Type of Debtor (Form of Organization) (Check one box.) <input type="checkbox"/> Individual (includes Joint Debtors) <i>See Exhibit D on page 2 of this form.</i> <input checked="" type="checkbox"/> Corporation (includes LLC and LLP) <input type="checkbox"/> Partnership <input type="checkbox"/> Other (If debtor is not one of the above entities, check this box and state type of entity below.)	Nature of Business (Check one box.) <input type="checkbox"/> Health Care Business <input type="checkbox"/> Single Asset Real Estate as defined in 11 U.S.C. § 101(51B) <input type="checkbox"/> Railroad <input type="checkbox"/> Stockbroker <input type="checkbox"/> Commodity Broker <input type="checkbox"/> Clearing Bank <input checked="" type="checkbox"/> Other	Chapter of Bankruptcy Code Under Which the Petition is Filed (Check one box.) <input type="checkbox"/> Chapter 7 <input type="checkbox"/> Chapter 9 <input checked="" type="checkbox"/> Chapter 11 <input type="checkbox"/> Chapter 12 <input type="checkbox"/> Chapter 13 <input type="checkbox"/> Chapter 15 Petition for Recognition of a Foreign Main Proceeding <input type="checkbox"/> Chapter 15 Petition for Recognition of a Foreign Nonmain Proceeding
Chapter 15 Debtors Country of debtor's center of main interests: Each country in which a foreign proceeding by, regarding, or against debtor is pending:	Tax-Exempt Entity (Check box, if applicable.) <input type="checkbox"/> Debtor is a tax-exempt organization under title 26 of the United States Code (the Internal Revenue Code).	Nature of Debts (Check one box.) <input type="checkbox"/> Debts are primarily consumer debts, defined in 11 U.S.C. § 101(8) as "incurred by an individual primarily for a personal, family, or household purpose." <input checked="" type="checkbox"/> Debts are primarily business debts.
Filing Fee (Check one box.) <input checked="" type="checkbox"/> Full Filing Fee attached. <input type="checkbox"/> Filing Fee to be paid in installments (applicable to individuals only). Must attach signed application for the court's consideration certifying that the debtor is unable to pay fee except in installments. Rule 1006(b). See Official Form 3A. <input type="checkbox"/> Filing Fee waiver requested (applicable to chapter 7 individuals only). Must attach signed application for the court's consideration. See Official Form 3B.		Check one box: Chapter 11 Debtors <input checked="" type="checkbox"/> Debtor is a small business debtor as defined by 11 U.S.C. § 101(51D). <input type="checkbox"/> Debtor is not a small business debtor as defined in 11 U.S.C. § 101(51D). Check if: <input checked="" type="checkbox"/> Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$2,490,925 (amount subject to adjustment on 4/01/16 and every three years thereafter). Check all applicable boxes: <input type="checkbox"/> A plan is being filed with this petition. <input type="checkbox"/> Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).
Statistical/Administrative Information <input checked="" type="checkbox"/> Debtor estimates that funds will be available for distribution to unsecured creditors. <input type="checkbox"/> Debtor estimates that, after any exempt property is excluded and administrative expenses paid, there will be no funds available for distribution to unsecured creditors.		THIS SPACE IS FOR COURT USE ONLY
Estimated Number of Creditors <input checked="" type="checkbox"/> 1-49 <input type="checkbox"/> 50-99 <input type="checkbox"/> 100-199 <input type="checkbox"/> 200-999 <input type="checkbox"/> 1,000-5,000 <input type="checkbox"/> 5,001-10,000 <input type="checkbox"/> 10,001-25,000 <input type="checkbox"/> 25,001-50,000 <input type="checkbox"/> 50,001-100,000 <input type="checkbox"/> Over 100,000		
Estimated Assets <input type="checkbox"/> \$0 to \$50,000 <input type="checkbox"/> \$50,001 to \$100,000 <input checked="" type="checkbox"/> \$100,001 to \$500,000 <input type="checkbox"/> \$500,001 to \$1 million <input type="checkbox"/> \$1,000,001 to \$10 million <input type="checkbox"/> \$10,000,001 to \$50 million <input type="checkbox"/> \$50,000,001 to \$100 million <input type="checkbox"/> \$100,000,001 to \$500 million <input type="checkbox"/> \$500,000,001 to \$1 billion <input type="checkbox"/> More than \$1 billion		
Estimated Liabilities <input type="checkbox"/> \$0 to \$50,000 <input type="checkbox"/> \$50,001 to \$100,000 <input type="checkbox"/> \$100,001 to \$500,000 <input type="checkbox"/> \$500,001 to \$1 million <input checked="" type="checkbox"/> \$1,000,001 to \$10 million <input type="checkbox"/> \$10,000,001 to \$50 million <input type="checkbox"/> \$50,000,001 to \$100 million <input type="checkbox"/> \$100,000,001 to \$500 million <input type="checkbox"/> \$500,000,001 to \$1 billion <input type="checkbox"/> More than \$1 billion		

Voluntary Petition <i>(This page must be completed and filed in every case.)</i>		Name of Debtor(s): Keepsake Homes, Inc.	
All Prior Bankruptcy Cases Filed Within Last 8 Years (If more than two, attach additional sheet.)			
Location Where Filed: None	Case Number:	Date Filed:	
Location Where Filed:	Case Number:	Date Filed:	
Pending Bankruptcy Case Filed by any Spouse, Partner or Affiliate of this Debtor (If more than one, attach additional sheet.)			
Name of Debtor:	Case Number:	Date Filed:	
District:	Relationship:	Judge:	
<p style="text-align:center;">Exhibit A</p> <p>(To be completed if debtor is required to file periodic reports (e.g., forms 10K and 10Q) with the Securities and Exchange Commission pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934 and is requesting relief under chapter 11.)</p> <p><input type="checkbox"/> Exhibit A is attached and made a part of this petition.</p>	<p style="text-align:center;">Exhibit B</p> <p>(To be completed if debtor is an individual whose debts are primarily consumer debts.)</p> <p>I, the attorney for the petitioner named in the foregoing petition, declare that I have informed the petitioner that [he or she] may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, and have explained the relief available under each such chapter. I further certify that I have delivered to the debtor the notice required by 11 U.S.C. § 342(b).</p> <p style="text-align:center;">X _____</p> <p style="text-align:right;">Date</p>		
Exhibit C			
Does the debtor own or have possession of any property that poses or is alleged to pose a threat of imminent and identifiable harm to public health or safety?			
<input type="checkbox"/> Yes, and Exhibit C is attached and made a part of this petition.			
<input checked="" type="checkbox"/> No.			
Exhibit D			
(To be completed by every individual debtor. If a joint petition is filed, each spouse must complete and attach a separate Exhibit D.)			
<input type="checkbox"/> Exhibit D, completed and signed by the debtor, is attached and made a part of this petition.			
If this is a joint petition:			
<input type="checkbox"/> Exhibit D, also completed and signed by the joint debtor, is attached and made a part of this petition.			
Information Regarding the Debtor - Venue (Check any applicable box.)			
<input checked="" type="checkbox"/> Debtor has been domiciled or has had a residence, principal place of business, or principal assets in this District for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other District.			
<input type="checkbox"/> There is a bankruptcy case concerning debtor's affiliate, general partner, or partnership pending in this District.			
<input type="checkbox"/> Debtor is a debtor in a foreign proceeding and has its principal place of business or principal assets in the United States in this District, or has no principal place of business or assets in the United States but is a defendant in an action or proceeding [in a federal or state court] in this District, or the interests of the parties will be served in regard to the relief sought in this District.			
Certification by a Debtor Who Resides as a Tenant of Residential Property (Check all applicable boxes.)			
<input type="checkbox"/> Landlord has a judgment against the debtor for possession of debtor's residence. (If box checked, complete the following.)			

(Name of landlord that obtained judgment)			

(Address of landlord)			
<input type="checkbox"/> Debtor claims that under applicable nonbankruptcy law, there are circumstances under which the debtor would be permitted to cure the entire monetary default that gave rise to the judgment for possession, after the judgment for possession was entered, and			
<input type="checkbox"/> Debtor has included with this petition the deposit with the court of any rent that would become due during the 30-day period after the filing of the petition.			
<input type="checkbox"/> Debtor certifies that he/she has served the Landlord with this certification. (11 U.S.C. § 362(l)).			

<p>Voluntary Petition <i>(This page must be completed and filed in every case)</i></p>	<p>Name of Debtor(s): Keepsake Homes, Inc.</p>
Signatures	
<p>Signature(s) of Debtor(s) (Individual/Joint)</p> <p>I declare under penalty of perjury that the information provided in this petition is true and correct. [If petitioner is an individual whose debts are primarily consumer debts and has chosen to file under chapter 7] I am aware that I may proceed under chapter 7, 11, 12 or 13 of title 11, United States Code, understand the relief available under each such chapter, and choose to proceed under chapter 7. [If no attorney represents me and no bankruptcy petition preparer signs the petition] I have obtained and read the notice required by 11 U.S.C. § 342(b).</p> <p>I request relief in accordance with the chapter of title 11, United States Code, specified in this petition.</p> <p>X _____ _____ _____</p> <p>Telephone Number (If not represented by attorney) _____ _____</p> <p>Date _____</p>	<p>Signature of a Foreign Representative</p> <p>I declare under penalty of perjury that the information provided in this petition is true and correct, that I am the foreign representative of a debtor in a foreign proceeding, and that I am authorized to file this petition.</p> <p>(Check only one box.)</p> <p><input type="checkbox"/> I request relief in accordance with chapter 15 of title 11, United States Code. Certified copies of the documents required by 11 U.S.C. § 1515 are attached.</p> <p><input type="checkbox"/> Pursuant to 11 U.S.C. § 1511, I request relief in accordance with the chapter of title 11 specified in this petition. A certified copy of the order granting recognition of the foreign main proceeding is attached.</p> <p>X _____ (Signature of Foreign Representative)</p> <p>_____ (Printed Name of Foreign Representative)</p> <p>_____ Date</p>
<p>Signature of Attorney*</p> <p>X <u>/s/ Ali M. Audi, Esquire</u> Ali M. Audi, Esquire Bar No. 203204</p> <p>Miller Law Group, PLLC 25 Stevens Avenue West Lawn, PA 19609</p> <p>Phone No. (610) 670-9000 Fax No. (610) 670-9901</p> <p><u>12/3/2014</u> Date</p> <p><small>*In a case in which § 707(b)(4)(D) applies, this signature also constitutes a certification that the attorney has no knowledge after an inquiry that the information in the schedules is incorrect.</small></p>	<p>Signature of Non-Attorney Bankruptcy Petition Preparer</p> <p>I declare under penalty of perjury that: (1) I am a bankruptcy petition preparer as defined in 11 U.S.C. § 110; (2) I prepared this document for compensation and have provided the debtor with a copy of this document and the notices and information required under 11 U.S.C. §§ 110(b), 110(h), and 342(b); and, (3) if rules or guidelines have been promulgated pursuant to 11 U.S.C. § 110(h) setting a maximum fee for services chargeable by bankruptcy petition preparers, I have given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required in that section. Official Form 19 is attached.</p> <p>_____ Printed Name and title, if any, of Bankruptcy Petition Preparer</p> <p>_____ Social-Security number (If the bankruptcy petition preparer is not an individual, state the Social-Security number of the officer, principal, responsible person or partner of the bankruptcy petition preparer.) (Required by 11 U.S.C. § 110.)</p>
<p>Signature of Debtor (Corporation/Partnership)</p> <p>I declare under penalty of perjury that the information provided in this petition is true and correct, and that I have been authorized to file this petition on behalf of the debtor.</p> <p>The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.</p> <p>Keepsake Homes, Inc.</p> <p>X <u>/s/ William Hines</u> Signature of Authorized Individual</p> <p><u>William Hines</u> Printed Name of Authorized Individual</p> <p><u>President</u> Title of Authorized Individual</p> <p><u>12/3/2014</u> Date</p>	<p>Address _____</p> <p>X _____</p> <p>Date _____</p> <p>Signature of bankruptcy petition preparer or officer, principal, responsible person, or partner whose Social-Security number is provided above.</p> <p>Names and Social-Security numbers of all other individuals who prepared or assisted in preparing this document unless the bankruptcy petition preparer is not an individual.</p> <p>If more than one person prepared this document, attach additional sheets conforming to the appropriate official form for each person.</p> <p><small>A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both. 11 U.S.C. § 110; 18 U.S.C. § 156.</small></p>

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE A - REAL PROPERTY

Description and Location of Property	Nature of Debtor's Interest in Property	Current Value of Debtor's Interest in Property, Without Deducting Any Secured Claim or Exemption	Amount Of Secured Claim
None			
	Total:	\$0.00	

(Report also on Summary of Schedules)

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE B - PERSONAL PROPERTY

Type of Property	None	Description and Location of Property	Current Value of Debtor's Interest in Property, Without Deducting any Secured Claim or Exemption
1. Cash on hand.	X		
2. Checking, savings or other financial accounts, certificates of deposit or shares in banks, savings and loan, thrift, building and loan, and home- stead associations, or credit unions, brokerage houses, or cooperatives.		Affinity Bank (2 accounts) Fulton Bank Cash Secured Escrow Account at Affinity Bank	\$238.00 \$116.00 \$89,787.00
3. Security deposits with public utilities, telephone companies, landlords, and others.	X		
4. Household goods and furnishings, including audio, video and computer equipment.	X		
5. Books; pictures and other art objects; antiques; stamp, coin, record, tape, compact disc, and other collections or collectibles.	X		
6. Wearing apparel.	X		
7. Furs and jewelry.	X		
8. Firearms and sports, photographic, and other hobby equipment.	X		
9. Interests in insurance policies. Name insurance company of each policy and itemize surrender or refund value of each.	X		
10. Annuities. Itemize and name each issuer.	X		

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE B - PERSONAL PROPERTY

Continuation Sheet No. 1

Type of Property	None	Description and Location of Property	Current Value of Debtor's Interest in Property, Without Deducting any Secured Claim or Exemption
11. Interests in an education IRA as defined in 26 U.S.C. § 530(b)(1) or under a qualified State tuition plan as defined in 26 U.S.C. § 529(b)(1). Give particulars. (File separately the record(s) of any such interest(s). 11 U.S.C. § 521(c).)	X		
12. Interests in IRA, ERISA, Keogh, or other pension or profit sharing plans. Give particulars.	X		
13. Stock and interests in incorporated and unincorporated businesses. Itemize.	X		
14. Interests in partnerships or joint ventures. Itemize.	X		
15. Government and corporate bonds and other negotiable and non-negotiable instruments.	X		
16. Accounts receivable.		Accounts Receivable	\$23,358.00
17. Alimony, maintenance, support, and property settlements to which the debtor is or may be entitled. Give particulars.	X		
18. Other liquidated debts owed to debtor including tax refunds. Give particulars.	X		

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE B - PERSONAL PROPERTY

Continuation Sheet No. 2

Type of Property	None	Description and Location of Property	Current Value of Debtor's Interest in Property, Without Deducting any Secured Claim or Exemption
19. Equitable or future interests, life estates, and rights or powers exercisable for the benefit of the debtor other than those listed in Schedule A - Real Property.	X		
20. Contingent and noncontingent interests in estate of a decedent, death benefit plan, life insurance policy, or trust.	X		
21. Other contingent and unliquidated claims of every nature, including tax refunds, counterclaims of the debtor, and rights to setoff claims. Give estimated value of each.	X		
22. Patents, copyrights, and other intellectual property. Give particulars.	X		
23. Licenses, franchises, and other general intangibles. Give particulars.	X		
24. Customer lists or other compilations containing personally identifiable information (as defined in 11 U.S.C. § 101(41A)) provided to the debtor by individuals in connection with obtaining a product or service from the debtor primarily for personal, family, or household purposes.	X		
25. Automobiles, trucks, trailers, and other vehicles and accessories.		1999 Dodge Dakota	\$2,000.00
		2001 Ford F-250	\$2,000.00

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE B - PERSONAL PROPERTY

Continuation Sheet No. 3

Type of Property	None	Description and Location of Property	Current Value of Debtor's Interest in Property, Without Deducting any Secured Claim or Exemption
		2004 Ford F-150	\$2,000.00
		2006 Ford F-150	\$2,000.00
		2007 Chevrolet Colorado	\$2,000.00
26. Boats, motors, and accessories.	X		
27. Aircraft and accessories.	X		
28. Office equipment, furnishings, and supplies.		8 Computers; 1 wide format Printer; 1 printer/scanner; 1 copier; 4 computer printers; General office furnitures;	\$5,000.00
29. Machinery, fixtures, equipment, and supplies used in business.		Compressors, sump pumps, other small machinery and equipment	\$10,000.00
		Small Hand tools	\$0.00
30. Inventory.	X		
31. Animals.	X		
32. Crops - growing or harvested. Give particulars.	X		
33. Farming equipment and implements.	X		
34. Farm supplies, chemicals, and feed.	X		
35. Other personal property of any kind not already listed. Itemize.	X		
Total >			\$138,499.00

(Include amounts from any continuation sheets attached. Report total also on Summary of Schedules.)

3 continuation sheets attached

In re **Keepsake Homes, Inc.**

Case No. _____
(If known)

SCHEDULE C - PROPERTY CLAIMED AS EXEMPT

Debtor claims the exemptions to which debtor is entitled under:
(Check one box)

- 11 U.S.C. § 522(b)(2)
- 11 U.S.C. § 522(b)(3)

Check if debtor claims a homestead exemption that exceeds \$155,675.*

Description of Property	Specify Law Providing Each Exemption	Value of Claimed Exemption	Current Value of Property Without Deducting Exemption
Not Applicable			
		\$0.00	\$0.00

* Amount subject to adjustment on 4/01/16 and every three years thereafter with respect to cases commenced on or after the date of adjustment.

B6D (Official Form 6D) (12/07)

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE D - CREDITORS HOLDING SECURED CLAIMS

Check this box if debtor has no creditors holding secured claims to report on this Schedule D.

CREDITOR'S NAME AND MAILING ADDRESS INCLUDING ZIP CODE AND AN ACCOUNT NUMBER (See Instructions Above.)	CODEBETOR	DATE CLAIM WAS INCURRED, NATURE OF LIEN, AND DESCRIPTION AND VALUE OF PROPERTY SUBJECT TO LIEN	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM WITHOUT DEDUCTING VALUE OF COLLATERAL	UNSECURED PORTION, IF ANY
ACCT #:		DATE INCURRED: NATURE OF LIEN: Purchase Money				\$544,900.00	
Denis G. Hafer 117 Interville Avenue West Lawn, PA 19609		COLLATERAL: Keepsake Homes REMARKS:					
		VALUE: \$544,900.00					
Subtotal (Total of this Page) >						\$544,900.00	\$0.00
Total (Use only on last page) >						\$544,900.00	\$0.00

No continuation sheets attached

(Report also on Summary of Schedules.)

(If applicable, report also on Statistical Summary of Certain Liabilities and Related Data.)

SCHEDULE E - CREDITORS HOLDING UNSECURED PRIORITY CLAIMS

Check this box if debtor has no creditors holding unsecured priority claims to report on this Schedule E.

TYPES OF PRIORITY CLAIMS (Check the appropriate box(es) below if claims in that category are listed on the attached sheets.)

Domestic Support Obligations

Claims for domestic support that are owed to or recoverable by a spouse, former spouse, or child of the debtor, or the parent, legal guardian, or responsible relative of such a child, or a governmental unit to whom such a domestic support claim has been assigned to the extent provided in 11 U.S.C. § 507(a)(1).

Extensions of credit in an involuntary case

Claims arising in the ordinary course of the debtor's business or financial affairs after the commencement of the case but before the earlier of the appointment of a trustee or the order for relief. 11 U.S.C. § 507(a)(3).

Wages, salaries, and commissions

Wages, salaries, and commissions, including vacation, severance, and sick leave pay owing to employees and commissions owing to qualifying independent sales representatives up to \$12,475* per person earned within 180 days immediately preceding the filing of the original petition, or the cessation of business, whichever occurred first, to the extent provided in 11 U.S.C. § 507(a)(4).

Contributions to employee benefit plans

Money owed to employee benefit plans for services rendered within 180 days immediately preceding the filing of the original petition, or the cessation of business, whichever occurred first, to the extent provided in 11 U.S.C. § 507(a)(5).

Certain farmers and fishermen

Claims of certain farmers and fishermen, up to \$6,150* per farmer or fisherman, against the debtor, as provided in 11 U.S.C. § 507(a)(6).

Deposits by individuals

Claims of individuals up to \$2,775* for deposits for the purchase, lease or rental of property or services for personal, family, or household use, that were not delivered or provided. 11 U.S.C. § 507(a)(7).

Taxes and Certain Other Debts Owed to Governmental Units

Taxes, customs duties, and penalties owing to federal, state, and local governmental units as set forth in 11 U.S.C. § 507(a)(8).

Commitments to Maintain the Capital of an Insured Depository Institution

Claims based on commitments to the FDIC, RTC, Director of the Office of Thrift Supervision, Comptroller of the Currency, or Board of Governors of the Federal Reserve System, or their predecessors or successors, to maintain the capital of an insured depository institution. 11 U.S.C. § 507(a)(9).

Claims for Death or Personal Injury While Debtor Was Intoxicated

Claims for death or personal injury resulting from the operation of a motor vehicle or vessel while the debtor was intoxicated from using alcohol, a drug, or another substance. 11 U.S.C. § 507(a)(10).

Administrative allowances under 11 U.S.C. Sec. 330

Claims based on services rendered by the trustee, examiner, professional person, or attorney and by any paraprofessional person employed by such person as approved by the court and/or in accordance with 11 U.S.C. §§ 326, 328, 329 and 330.

* Amounts are subject to adjustment on 4/01/16, and every three years thereafter with respect to cases commenced on or after the date of adjustment.

B6E (Official Form 6E) (04/13) - Cont.

In re **Keepsake Homes, Inc.**

Case No. _____
(If Known)

SCHEDULE E - CREDITORS HOLDING UNSECURED PRIORITY CLAIMS

TYPE OF PRIORITY Administrative allowances

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTOR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM	AMOUNT ENTITLED TO PRIORITY	AMOUNT NOT ENTITLED TO PRIORITY, IF ANY
ACCT #: Miller Law Group, PLLC 25 Stevens Avenue West Lawn, PA 19609		DATE INCURRED: 09/08/2014 CONSIDERATION: Attorney Fees REMARKS:				\$1,500.00	\$1,500.00	\$0.00

Sheet no. <u>1</u> of <u>1</u> continuation sheets attached to Schedule of Creditors Holding Priority Claims	Subtotals (Totals of this page) >	\$1,500.00	\$1,500.00	\$0.00
Total > (Use only on last page of the completed Schedule E. Report also on the Summary of Schedules.)		\$1,500.00		
Totals > (Use only on last page of the completed Schedule E. If applicable, report also on the Statistical Summary of Certain Liabilities and Related Data.)			\$1,500.00	\$0.00

B6F (Official Form 6F) (12/07)
 In re **Keepsake Homes, Inc.**

Case No. _____
 (if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

Check this box if debtor has no creditors holding unsecured claims to report on this Schedule F.

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: Albert Timmins 1121 Little Mountain Road Myerstown, PA 17067-1827		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$18,628.17
ACCT #: All Steel Service 305 W. Washington Street Allentown, PA 18102		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$2,647.60
ACCT #: Americoat Painting, LLC 837 Summer Hill Road Auburn, PA 17922		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,246.00
ACCT #: Automotive Service Inc. PO Box 2157 Reading, PA 19608-0157		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,581.76
ACCT #: Beiler Construction 683 Lime Quarry Road Gap, PA 17527		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$8,190.00
ACCT #: Berks Transfer 59 Willow Creek Road Reading, PA 19605		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,504.02
Subtotal >						\$33,797.55
Total >						

7 continuation sheets attached

(Use only on last page of the completed Schedule F.)
 (Report also on Summary of Schedules and, if applicable, on the
 Statistical Summary of Certain Liabilities and Related Data.)

B6F (Official Form 6F) (12/07) - Cont.
In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTOR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: Bob Dudash Excavating, LLC 1102 Peach Mountain Road Pottsville, PA 17901		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$7,120.40
ACCT #: Can Capital, Inc. 10505 Sorrento Valley Road Suite 150 San Diego, CA 92121	X	DATE INCURRED: CONSIDERATION: Non-Purchase Money REMARKS:				\$108,279.83
ACCT #: Carter Lumber 2275 Old Philadelphia Pike Lancaster, PA 17602		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$48,573.74
ACCT #: Crane Rentals, Inc. 175 E. King Street Ephrata, PA 17522		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$763.20
ACCT #: Eighty Four Lumber, Co. PO Box 365 Eighty Four, PA 15330-0365		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$7,379.04
ACCT #: First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608	X	DATE INCURRED: CONSIDERATION: Non-Purchase Money REMARKS:				\$143,000.00

Sheet no. 1 of 7 continuation sheets attached to
Schedule of Creditors Holding Unsecured Nonpriority Claims

Subtotal > **\$315,116.21**

Total >
(Use only on last page of the completed Schedule F.)
(Report also on Summary of Schedules and, if applicable, on the
Statistical Summary of Certain Liabilities and Related Data.)

B6F (Official Form 6F) (12/07) - Cont.
 In re **Keepsake Homes, Inc.**

Case No. _____
 (if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTOR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608	X	DATE INCURRED: CONSIDERATION: Non-Purchase Money REMARKS:				\$45,030.00
ACCT #: Gruber's Excavating, Inc. 2634 Fair Road Auburn, PA 17922		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$34,080.00
ACCT #: H2 LLC 1336 Loop Road Lancaster, PA 17601		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,406.25
ACCT #: James A. Koppenhave, PE 304 Logan Avenue Wyomissing, PA 19610		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$338.00
ACCT #: JSL Mechanical, Inc. 515 Wollups Hill Road Stevens, PA 17578		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$34,855.13
ACCT #: Kohl Building Products 1047 Old Bernville Road Reading, PA 19605		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$17,403.99

Sheet no. 2 of 7 continuation sheets attached to
 Schedule of Creditors Holding Unsecured Nonpriority Claims

Subtotal > **\$133,113.37**

Total >
 (Use only on last page of the completed Schedule F.)
 (Report also on Summary of Schedules and, if applicable, on the
 Statistical Summary of Certain Liabilities and Related Data.)

B6F (Official Form 6F) (12/07) - Cont.
In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTOR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: Lezzer Lumber 7365 Allentown Blvd. Harrisburg, PA 17112	X	DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$10,511.58
ACCT #: Lord's Kitchens & Remodeling 501 Lincoln Drive Wernersville, PA 19565		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$325.00
ACCT #: McElderry Drywall, Inc. 100 Brickyard Lane P.O. Box 353 New Bernville, PA 19545-0353		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$8,550.00
ACCT #: Ontelaunee Builders 121 Ontelaunee Trail Hamburg, PA 19526		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$8,979.12
ACCT #: Pittney Bowes Global Financial P.O. Box 371887 Pittsburgh, PA 15250		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,419.82
ACCT #: Pittney Bowes Purchase Power P.O. Box 371874 Pittsburgh, PA 15250		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$955.02

Sheet no. 3 of 7 continuation sheets attached to
Schedule of Creditors Holding Unsecured Nonpriority Claims

Subtotal > **\$30,740.54**

Total >
(Use only on last page of the completed Schedule F.)
(Report also on Summary of Schedules and, if applicable, on the
Statistical Summary of Certain Liabilities and Related Data.)

B6F (Official Form 6F) (12/07) - Cont.
 In re **Keepsake Homes, Inc.**

Case No. _____
 (if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: Quality Floors, Inc. 870 E. Main Street New Holland, PA 17557		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$48,182.02
ACCT #: Quality Roofing Supply Co. Inc. 737 Flory Mill Road Lancaster, PA 17601		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$4,556.21
ACCT #: Ram Siding Co., Inc. 1140 Ben Franklin Highway Dougllassville, PA 19518		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$27,908.32
ACCT #: RF Orlowsky Electrical, Inc. 2063 West Market Street Pottsville, PA 17901		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$4,910.00
ACCT #: RKN Mechanical, LLC 305 N. Brobst Street Shillington, PA 19607		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$7,515.09
ACCT #: Scott A. Seifert 40 North Second Street Souderton, PA 18964		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$5,025.00

Sheet no. 4 of 7 continuation sheets attached to
 Schedule of Creditors Holding Unsecured Nonpriority Claims

Subtotal > **\$98,096.64**

Total >
 (Use only on last page of the completed Schedule F.)
 (Report also on Summary of Schedules and, if applicable, on the
 Statistical Summary of Certain Liabilities and Related Data.)

B6F (Official Form 6F) (12/07) - Cont.
 In re **Keepsake Homes, Inc.**

Case No. _____
 (if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTOR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: Service Hauling PO Box 215 Boyertown, PA 19512		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$2,407.50
ACCT #: Service Professionals, LLC 82 W. Main Street Reinholds, PA 17569		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,931.00
ACCT #: Sesenig & Weaver Well Drilling 1439 Dry Tavern Road Denver, PA 17517		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$5,892.70
ACCT #: Shirk Excavating 415 Park Road PO Box 327 Fleetwood, PA 19522-0327		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$7,587.00
ACCT #: Sprint P.O. Box 17621 Baltimore, MD 21297		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$75.36
ACCT #: Staples Credit Plan Dept 51 - 781180958 P.O. Box 689020 Des Moines, IA 689020		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,946.51

Sheet no. 5 of 7 continuation sheets attached to
 Schedule of Creditors Holding Unsecured Nonpriority Claims

Subtotal > **\$19,840.07**

Total >
 (Use only on last page of the completed Schedule F.)
 (Report also on Summary of Schedules and, if applicable, on the
 Statistical Summary of Certain Liabilities and Related Data.)

B6F (Official Form 6F) (12/07) - Cont.
 In re **Keepsake Homes, Inc.**

Case No. _____
 (if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: Steelway Cellar Doors 290 E. Church Road King of Prussia, PA 19406		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$1,900.00
ACCT #: Steven Henne 6358 Old Route 22 Berndale, PA 19506		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$17,429.98
ACCT #: Stock Building Supply PO Box 404934 Atlanta, GA 30384-4934		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$26,465.22
ACCT #: Strouse Construction, LLC 232 Skyline Drive Mohrsville, PA 19541		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$18,399.67
ACCT #: Swartz Kitchens & Baths 5550 Allentown Road Harrisburg, PA 17112-4085		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$20,046.51
ACCT #: TM Bailey Services, LLC 4224 Pottsville Pike Reading, PA 19605		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$593.60

Sheet no. 6 of 7 continuation sheets attached to
 Schedule of Creditors Holding Unsecured Nonpriority Claims

Subtotal > **\$84,834.98**

Total >
 (Use only on last page of the completed Schedule F.)
 (Report also on Summary of Schedules and, if applicable, on the
 Statistical Summary of Certain Liabilities and Related Data.)

B6F (Official Form 6F) (12/07) - Cont.
 In re **Keepsake Homes, Inc.**

Case No. _____
 (if known)

SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

CREDITOR'S NAME, MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	CODEBTOR	DATE CLAIM WAS INCURRED AND CONSIDERATION FOR CLAIM. IF CLAIM IS SUBJECT TO SETOFF, SO STATE.	CONTINGENT	UNLIQUIDATED	DISPUTED	AMOUNT OF CLAIM
ACCT #: Verizon P.O. Box 28000 Lehigh Valley, PA 18002		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$223.23
ACCT #: Vernon L. Baver PO Box 363 Auburn, PA 17922		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$14,475.00
ACCT #: Weiler Walls, Inc. 1243 Swamp Bridge Road Denver, PA 17517		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$17,677.74
ACCT #: Westview Electric, Inc. 221 Harvard Boulevard West Lawn, PA 19609		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$7,643.00
ACCT #: WP Construction 2317 Spring Street West Lawn, PA 19609		DATE INCURRED: CONSIDERATION: Purchase Money REMARKS:				\$3,342.00

Sheet no. 7 of 7 continuation sheets attached to
 Schedule of Creditors Holding Unsecured Nonpriority Claims

Subtotal > **\$43,360.97**

Total > **\$758,900.33**

(Use only on last page of the completed Schedule F.)
 (Report also on Summary of Schedules and, if applicable, on the
 Statistical Summary of Certain Liabilities and Related Data.)

SCHEDULE G - EXECUTORY CONTRACTS AND UNEXPIRED LEASES

Describe all executory contracts of any nature and all unexpired leases of real or personal property. Include any timeshare interests. State nature of debtor's interest in contract, i.e., "Purchaser," "Agent," etc. State whether debtor is the lessor or lessee of a lease. Provide the names and complete mailing addresses of all other parties to each lease or contract described. If a minor child is a party to one of the leases of contracts, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. §112 and Fed. R. Bankr. P. 1007(m).

Check this box if debtor has no executory contracts or unexpired leases.

NAME AND MAILING ADDRESS, INCLUDING ZIP CODE, OF OTHER PARTIES TO LEASE OR CONTRACT.	DESCRIPTION OF CONTRACT OR LEASE AND NATURE OF DEBTOR'S INTEREST. STATE WHETHER LEASE IS FOR NONRESIDENTIAL REAL PROPERTY. STATE CONTRACT NUMBER OF ANY GOVERNMENT CONTRACT.
<p>Denis G. Hafer 117 Interville Avenue West Lawn, PA 19609</p>	<p>Lease of primary business office Contract to be ASSUMED</p>
<p>Pittney Bowes Global Financial P.O. Box 371887 Pittsburgh, PA 15250</p>	<p>Postage Meter Lease Contract to be REJECTED</p>
<p>Synergy Insulation 153 Lenape Road Barto PA 19504</p>	<p>Semach Property Insulation and Garage Doors. Contract to be ASSUMED</p>

B6H (Official Form 6H) (12/07)

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE H - CODEBTORS

Provide the information requested concerning any person or entity, other than a spouse in a joint case, that is also liable on any debts listed by the debtor in the schedules of creditors. Include all guarantors and co-signers. If the debtor resides or resided in a community property state, commonwealth, or territory (including Alaska, Arizona, California, Idaho, Louisiana, Nevada, New Mexico, Puerto Rico, Texas, Washington, or Wisconsin) within the eight-year period immediately preceding the commencement of the case, identify the name of the debtor's spouse and of any former spouse who resides or resided with the debtor in the community property state, commonwealth, or territory. Include all names used by the nondebtor spouse during the eight years immediately preceding the commencement of this case. If a minor child is a codebtor or a creditor, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. §112 and Fed. R. Bankr. P. 1007(m).

Check this box if debtor has no codebtors.

NAME AND ADDRESS OF CODEBTOR	NAME AND ADDRESS OF CREDITOR
Cindy Arters 132 Bradley Avenue Sinking Spring, PA 19608	First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608
Cindy Arters 132 Bradley Avenue Sinking Spring, PA 19608	First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608
Cindy Arters 132 Bradley Avenue Sinking Spring, PA 19608	Lezzer Lumber 7365 Allentown Blvd. Harrisburg, PA 17112
Joseph Lorah 15 Stone Row Lane Fleetwood, PA 19522	First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608
Joseph Lorah 15 Stone Row Lane Fleetwood, PA 19522	First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608
Joseph Lorah 15 Stone Row Lane Fleetwood, PA 19522	Lezzer Lumber 7365 Allentown Blvd. Harrisburg, PA 17112
Shawn Smith 321 W. Penn Avenue Wernersville, PA 19565	First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE H - CODEBTORS

Continuation Sheet No. 1

NAME AND ADDRESS OF CODEBTOR	NAME AND ADDRESS OF CREDITOR
<p>Shawn Smith 321 W. Penn Avenue Wernersville, PA 19565</p>	<p>First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608</p>
<p>Shawn Smith 321 W. Penn Avenue Wernersville, PA 19565</p>	<p>Lezzer Lumber 7365 Allentown Blvd. Harrisburg, PA 17112</p>
<p>Steven Hafer 352 Sioux Court Sinking Spring, PA 19608</p>	<p>First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608</p>
<p>Steven Hafer 352 Sioux Court Sinking Spring, PA 19608</p>	<p>First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608</p>
<p>Steven Hafer 352 Sioux Court Sinking Spring, PA 19608</p>	<p>Lezzer Lumber 7365 Allentown Blvd. Harrisburg, PA 17112</p>
<p>William Hines 8 E. Jefferson Avenue Myerstown, PA 17067</p>	<p>First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608</p>
<p>William Hines 8 E. Jefferson Avenue Myerstown, PA 17067</p>	<p>First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608</p>

In re **Keepsake Homes, Inc.**

Case No. _____
(if known)

SCHEDULE H - CODEBTORS

Continuation Sheet No. 2

NAME AND ADDRESS OF CODEBTOR	NAME AND ADDRESS OF CREDITOR
<p>William Hines 8 E. Jefferson Avenue Myerstown, PA 17067</p> <p>William Hines 8 E. Jefferson Avenue Myerstown, PA 17067</p>	<p>Lezzer Lumber 7365 Allentown Blvd. Harrisburg, PA 17112</p> <p>Can Capital, Inc. 10505 Sorrento Valley Road Suite 150 San Diego, CA 92121</p>

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

In re **Keepsake Homes, Inc.**

Case No.

Chapter **11**

SUMMARY OF SCHEDULES

Indicate as to each schedule whether that schedule is attached and state the number of pages in each. Report the totals from Schedules A, B, D, E, F, I, and J in the boxes provided. Add the amounts from Schedules A and B to determine the total amount of the debtor's assets. Add the amounts of all claims from Schedules D, E, and F to determine the total amount of the debtor's liabilities. Individual debtors also must complete the "Statistical Summary of Certain Liabilities and Related Data" if they file a case under chapter 7, 11, or 13.

NAME OF SCHEDULE	ATTACHED (YES/NO)	NO. OF SHEETS	ASSETS	LIABILITIES	OTHER
A - Real Property	Yes	1	\$0.00		
B - Personal Property	Yes	4	\$138,499.00		
C - Property Claimed as Exempt	No				
D - Creditors Holding Secured Claims	Yes	1		\$544,900.00	
E - Creditors Holding Unsecured Priority Claims (Total of Claims on Schedule E)	Yes	2		\$1,500.00	
F - Creditors Holding Unsecured Nonpriority Claims	Yes	8		\$758,900.33	
G - Executory Contracts and Unexpired Leases	Yes	1			
H - Codebtors	Yes	3			
I - Current Income of Individual Debtor(s)	No				N/A
J - Current Expenditures of Individual Debtor(s)	No				N/A
TOTAL		20	\$138,499.00	\$1,305,300.33	

B6 Declaration (Official Form 6 - Declaration) (12/07)

In re **Keepsake Homes, Inc.**

Case No. _____

(if known)

DECLARATION CONCERNING DEBTOR'S SCHEDULES

DECLARATION UNDER PENALTY OF PERJURY ON BEHALF OF A CORPORATION OR PARTNERSHIP

I, the **President** of the **Corporation**
named as debtor in this case, declare under penalty of perjury that I have read the foregoing summary and schedules, consisting of
 22 sheets, and that they are true and correct to the best of my knowledge, information, and belief.

(Total shown on summary page plus 1.)

Date **12/3/2014**

Signature **/s/ William Hines**
William Hines
President

[An individual signing on behalf of a partnership or corporation must indicate position or relationship to debtor.]

Document Page 27 of 46
UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION

In re: Keepsake Homes, Inc.

Case No. (if known)

STATEMENT OF FINANCIAL AFFAIRS

1. Income from employment or operation of business

None [X] State the gross amount of income the debtor has received from employment, trade, or profession, or from operation of the debtor's business, including part-time activities either as an employee or in independent trade or business, from the beginning of this calendar year to the date this case was commenced. State also the gross amounts received during the TWO YEARS immediately preceding this calendar year. (A debtor that maintains, or has maintained, financial records on the basis of a fiscal rather than a calendar year may report fiscal year income. Identify the beginning and ending dates of the debtor's fiscal year.) If a joint petition is filed, state income for each spouse separately. (Married debtors filing under chapter 12 or chapter 13 must state income of both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

2. Income other than from employment or operation of business

None [X] State the amount of income received by the debtor other than from employment, trade, profession, or operation of the debtor's business during the TWO YEARS immediately preceding the commencement of this case. Give particulars. If a joint petition is filed, state income for each spouse separately. (Married debtors filing under chapter 12 or chapter 13 must state income for each spouse whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

3. Payments to creditors

Complete a. or b., as appropriate, and c.

None [X] a. Individual or joint debtor(s) with primarily consumer debts: List all payments on loans, installment purchases of goods or services, and other debts to any creditor made within 90 DAYS immediately preceding the commencement of this case unless the aggregate value of all property that constitutes or is affected by such transfer is less than \$600. Indicate with an asterisk (*) any payments that were made to a creditor on account of a domestic support obligation or as part of an alternative repayment schedule under a plan by an approved nonprofit budgeting and credit counseling agency. (Married debtors filing under chapter 12 or chapter 13 must include payments by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

None [X] b. Debtor whose debts are not primarily consumer debts: List each payment or other transfer to any creditor made within 90 DAYS immediately preceding the commencement of the case unless the aggregate value of all property that constitutes or is affected by such transfer is less than \$6,225*. If the debtor is an individual, indicate with an asterisk (*) any payments that were made to a creditor on account of a domestic support obligation or as part of an alternative repayment schedule under a plan by an approved nonprofit budgeting and credit counseling agency. (Married debtors filing under chapter 12 or chapter 13 must include payments and other transfers by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

* Amount subject to adjustment on 4/01/16, and every three years thereafter with respect to cases commenced on or after the date of adjustment.

None [X] c. All debtors: List all payments made within ONE YEAR immediately preceding the commencement of this case to or for the benefit of creditors who are or were insiders. (Married debtors filing under chapter 12 or chapter 13 must include payments by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

4. Suits and administrative proceedings, executions, garnishments and attachments

None [] a. List all suits and administrative proceedings to which the debtor is or was a party within ONE YEAR immediately preceding the filing of this bankruptcy case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Table with 4 columns: CAPTION OF SUIT AND CASE NUMBER, NATURE OF PROCEEDING, COURT OR AGENCY AND LOCATION, STATUS OR DISPOSITION. Row 1: Americoat Painting, LLC v. Keepsake Homes, Inc. No. MJ-23302-CV-0000055-2014, Civil Action, Magisterial District Court 23-3-02, 100 Schaeffer Street Suite 2, Boyertown, PA 19512, Default judgment granted to Americoat in the amount of \$6,746.00

None [X] b. Describe all property that has been attached, garnished or seized under any legal or equitable process within ONE YEAR immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Document Page 28 of 46
**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

In re: **Keepsake Homes, Inc.**

Case No. _____
(if known)

STATEMENT OF FINANCIAL AFFAIRS
Continuation Sheet No. 1

5. Repossessions, foreclosures and returns

None List all property that has been repossessed by a creditor, sold at a foreclosure sale, transferred through a deed in lieu of foreclosure or returned to the seller, within ONE YEAR immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

6. Assignments and receiverships

None a. Describe any assignment of property for the benefit of creditors made within 120 DAYS immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include any assignment by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

None b. List all property which has been in the hands of a custodian, receiver, or court-appointed official within ONE YEAR immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

7. Gifts

None List all gifts or charitable contributions made within ONE YEAR immediately preceding the commencement of this case except ordinary and usual gifts to family members aggregating less than \$200 in value per individual family member and charitable contributions aggregating less than \$100 per recipient. (Married debtors filing under chapter 12 or chapter 13 must include gifts or contributions by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

8. Losses

None List all losses from fire, theft, other casualty or gambling within ONE YEAR immediately preceding the commencement of this case OR SINCE THE COMMENCEMENT OF THIS CASE. (Married debtors filing under chapter 12 or chapter 13 must include losses by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

9. Payments related to debt counseling or bankruptcy

None List all payments made or property transferred by or on behalf of the debtor to any persons, including attorneys, for consultation concerning debt consolidation, relief under the bankruptcy law or preparation of a petition in bankruptcy within ONE YEAR immediately preceding the commencement of this case.

10. Other transfers

None a. List all other property, other than property transferred in the ordinary course of the business or financial affairs of the debtor, transferred either absolutely or as security within TWO YEARS immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include transfers by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

None b. List all property transferred by the debtor within TEN YEARS immediately preceding the commencement of this case to a self-settled trust or similar device of which the debtor is a beneficiary.

11. Closed financial accounts

None List all financial accounts and instruments held in the name of the debtor or for the benefit of the debtor which were closed, sold, or otherwise transferred within ONE YEAR immediately preceding the commencement of this case. Include checking, savings, or other financial accounts, certificates of deposit, or other instruments; shares and share accounts held in banks, credit unions, pension funds, cooperatives, associations, brokerage houses and other financial institutions. (Married debtors filing under chapter 12 or chapter 13 must include information concerning accounts or instruments held by or for either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

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**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

In re: **Keepsake Homes, Inc.**

Case No. _____
(if known)

STATEMENT OF FINANCIAL AFFAIRS
Continuation Sheet No. 2

12. Safe deposit boxes

None List each safe deposit or other box or depository in which the debtor has or had securities, cash, or other valuables within ONE YEAR immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include boxes or depositories of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

13. Setoffs

None List all setoffs made by any creditor, including a bank, against a debt or deposit of the debtor within 90 DAYS preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

14. Property held for another person

None List all property owned by another person that the debtor holds or controls.

15. Prior address of debtor

None If the debtor has moved within THREE YEARS immediately preceding the commencement of this case, list all premises which the debtor occupied during that period and vacated prior to the commencement of this case. If a joint petition is filed, report also any separate address of either spouse.

16. Spouses and Former Spouses

None If the debtor resides or resided in a community property state, commonwealth, or territory (including Alaska, Arizona, California, Idaho, Louisiana, Nevada, New Mexico, Puerto Rico, Texas, Washington, or Wisconsin) within EIGHT YEARS immediately preceding the commencement of the case, identify the name of the debtor's spouse and of any former spouse who resides or resided with the debtor in the community property state.

17. Environmental Information

For the purpose of this question, the following definitions apply:

"Environmental Law" means any federal, state, or local statute or regulation regulating pollution, contamination, releases of hazardous or toxic substances, wastes or material into the air, land, soil, surface water, groundwater, or other medium, including, but not limited to, statutes or regulations regulating the cleanup of these substances, wastes, or material.

"Site" means any location, facility, or property as defined under any Environmental Law, whether or not presently or formerly owned or operated by the debtor, including, but not limited to, disposal sites.

"Hazardous Material" means anything defined as a hazardous waste, hazardous substance, toxic substance, hazardous material, pollutant, or contaminant or similar term under an Environmental Law.

None a. List the name and address of every site for which the debtor has received notice in writing by a governmental unit that it may be liable or potentially liable under or in violation of an Environmental Law. Indicate the governmental unit, the date of the notice, and, if known, the Environmental Law.

None b. List the name and address of every site for which the debtor provided notice to a governmental unit of a release of Hazardous Material. Indicate the governmental unit to which the notice was sent and the date of the notice.

None c. List all judicial or administrative proceedings, including settlements or orders, under any Environmental Law with respect to which the debtor is or was a party. Indicate the name and address of the governmental unit that is or was a party to the proceeding, and the docket number.

Document Page 30 of 46
**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

In re: **Keepsake Homes, Inc.**

Case No. _____
(if known)

STATEMENT OF FINANCIAL AFFAIRS
Continuation Sheet No. 3

18. Nature, location and name of business

None a. If the debtor is an individual, list the names, addresses, taxpayer-identification numbers, nature of the businesses, and beginning and ending dates of all businesses in which the debtor was an officer, director, partner, or managing executive of a corporation, partner in a partnership, sole proprietor, or was self-employed in a trade, profession, or other activity either full- or part-time within SIX YEARS immediately preceding the commencement of this case, or in which the debtor owned 5 percent or more of the voting or equity securities within SIX YEARS immediately preceding the commencement of this case.

If the debtor is a partnership, list the names, addresses, taxpayer-identification numbers, nature of the businesses, and beginning and ending dates of all businesses in which the debtor was a partner or owned 5 percent or more of the voting or equity securities, within SIX YEARS immediately preceding the commencement of this case.

If the debtor is a corporation, list the names, addresses, taxpayer-identification numbers, nature of the businesses, and beginning and ending dates of all businesses in which the debtor was a partner or owned 5 percent or more of the voting or equity securities within SIX YEARS immediately preceding the commencement of this case.

None b. Identify any business listed in response to subdivision a., above, that is "single asset real estate" as defined in 11 U.S.C. § 101.

The following questions are to be completed by every debtor that is a corporation or partnership and by any individual debtor who is or has been, within SIX YEARS immediately preceding the commencement of this case, any of the following: an officer, director, managing executive, or owner of more than 5 percent of the voting or equity securities of a corporation; a partner, other than a limited partner, of a partnership, a sole proprietor, or self-employed in a trade, profession, or other activity, either full- or part-time.

(An individual or joint debtor should complete this portion of the statement ONLY if the debtor is or has been in business, as defined above, within six years immediately preceding the commencement of this case. A debtor who has not been in business within those six years should go directly to the signature page.)

19. Books, records and financial statements

None a. List all bookkeepers and accountants who within TWO YEARS immediately preceding the filing of this bankruptcy case kept or supervised the keeping of books of account and records of the debtor.

NAME AND ADDRESS	DATES SERVICES RENDERED
Parks and Company; 815 E Arch St, Palmyra, PA 17078	2014

Cindy Arters

None b. List all firms or individuals who within TWO YEARS immediately preceding the filing of this bankruptcy case have audited the books of account and records, or prepared a financial statement of the debtor.

NAME AND ADDRESS	DATES SERVICES RENDERED
Parks and Company; 815 E Arch St, Palmyra, PA 17078	

None c. List all firms or individuals who at the time of the commencement of this case were in possession of the books of account and records of the debtor. If any of the books of account and records are not available, explain.

None d. List all financial institutions, creditors and other parties, including mercantile and trade agencies, to whom a financial statement was issued by the debtor within TWO YEARS immediately preceding the commencement of this case.

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UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION

In re: **Keepsake Homes, Inc.**

Case No. _____
 (if known)

STATEMENT OF FINANCIAL AFFAIRS
Continuation Sheet No. 4

20. Inventories

None a. List the dates of the last two inventories taken of your property, the name of the person who supervised the taking of each inventory, and the dollar amount and basis of each inventory.

None b. List the name and address of the person having possession of the records of each of the inventories reported in a., above.

21. Current Partners, Officers, Directors and Shareholders

None a. If the debtor is a partnership, list the nature and percentage of partnership interest of each member of the partnership.

None b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting or equity securities of the corporation.

NAME AND ADDRESS	TITLE	NATURE AND PERCENTAGE OF STOCK OWNERSHIP
Cindy Arters		20% common stock ownership
William Hines		20% Common Stock Ownership
Joseph Lorah		20% Common Stock ownership
Shawn Smith		20% common stock ownership

22. Former partners, officers, directors and shareholders

None a. If the debtor is a partnership, list each member who withdrew from the partnership within ONE YEAR immediately preceding the commencement of this case.

None b. If the debtor is a corporation, list all officers or directors whose relationship with the corporation terminated within ONE YEAR immediately preceding the commencement of this case.

NAME, ADDRESS AND TITLE	DATE OF TERMINATION
Steven Hafer; 352 Sioux Court, Sinking Spring, PA 19608	

23. Withdrawals from a partnership or distributions by a corporation

None If the debtor is a partnership or corporation, list all withdrawals or distributions credited or given to an insider, including compensation in any form, bonuses, loans, stock redemptions, options exercised and any other perquisite during ONE YEAR immediately preceding the commencement of this case.

24. Tax Consolidation Group

None If the debtor is a corporation, list the name and federal taxpayer-identification number of the parent corporation of any consolidated group for tax purposes of which the debtor has been a member at any time within SIX YEARS immediately preceding the commencement of the case.

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**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

In re: **Keepsake Homes, Inc.**

Case No. _____
(if known)

STATEMENT OF FINANCIAL AFFAIRS
Continuation Sheet No. 5

25. Pension Funds

None If the debtor is not an individual, list the name and federal taxpayer-identification number of any pension fund to which the debtor, as an employer, has been responsible for contributing at any time within SIX YEARS immediately preceding the commencement of the case.

[If completed on behalf of a partnership or corporation]

I declare under penalty of perjury that I have read the answers contained in the foregoing statement of financial affairs and any attachments thereto and that they are true and correct to the best of my knowledge, information and belief.

Date 12/3/2014

Signature /s/ William Hines
William Hines
President

[An individual signing on behalf of a partnership or corporation must indicate position or relationship to debtor.]

*Penalty for making a false statement: Fine of up to \$500,000 or imprisonment for up to 5 years, or both.
18 U.S.C. §§ 152 and 3571*

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

IN RE: **Keepsake Homes, Inc.**

CASE NO

CHAPTER **11**

DISCLOSURE OF COMPENSATION OF ATTORNEY FOR DEBTOR

1. Pursuant to 11 U.S.C. § 329(a) and Fed. Bankr. P. 2016(b), I certify that I am the attorney for the above-named debtor(s) and that compensation paid to me within one year before the filing of the petition in bankruptcy, or agreed to be paid to me, for services rendered or to be rendered on behalf of the debtor(s) in contemplation of or in connection with the bankruptcy case is as follows:

For legal services, I have agreed to accept:	<u>\$3,000.00</u>
Prior to the filing of this statement I have received:	<u>\$1,500.00</u>
Balance Due:	<u>\$1,500.00</u>

2. The source of the compensation paid to me was:
 Debtor Other (specify)

3. The source of compensation to be paid to me is:
 Debtor Other (specify)

4. I have not agreed to share the above-disclosed compensation with any other person unless they are members and associates of my law firm.
 I have agreed to share the above-disclosed compensation with another person or persons who are not members or associates of my law firm. A copy of the agreement, together with a list of the names of the people sharing in the compensation, is attached.

5. In return for the above-disclosed fee, I have agreed to render legal service for all aspects of the bankruptcy case, including:
a. Analysis of the debtor's financial situation, and rendering advice to the debtor in determining whether to file a petition in bankruptcy;
b. Preparation and filing of any petition, schedules, statements of affairs and plan which may be required;
c. Representation of the debtor at the meeting of creditors and confirmation hearing, and any adjourned hearings thereof;

6. By agreement with the debtor(s), the above-disclosed fee does not include the following services:

CERTIFICATION

I certify that the foregoing is a complete statement of any agreement or arrangement for payment to me for representation of the debtor(s) in this bankruptcy proceeding.

<u>12/3/2014</u> <i>Date</i>	<u>/s/ Ali M. Audi, Esquire</u> <i>Ali M. Audi, Esquire</i> Miller Law Group, PLLC 25 Stevens Avenue West Lawn, PA 19609 Phone: (610) 670-9000 / Fax: (610) 670-9901	Bar No. 203204
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/s/ William Hines
William Hines
President

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UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION

IN RE: **Keepsake Homes, Inc.**

Case No.

Chapter **11**

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

Following is the list of the debtor's creditors holding the 20 largest unsecured claims. The list is prepared in accordance with Fed. R. Bankr. P. 1007(d) for filing in this chapter 11 [or chapter 9] case. The list does not include (1) persons who come within the definition of "insider" set forth in 11 U.S.C. § 101, or (2) secured creditors unless the value of the collateral is such that the unsecured deficiency places the creditor among the holders of the 20 largest unsecured claims. If a minor child is one of the creditors holding the 20 largest unsecured claims, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112; Fed. R. Bankr. P. 1007(m).

(1)	(2)	(3)	(4)	(5)
Name of creditor and complete mailing address, including zip code	Name, telephone number and complete mailing address, including zip code, of employee, agent, or department of creditor familiar with claim who may be contacted	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed, or subject to setoff	Amount of claim [if secured also state value of security]
First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608		Non-Purchase Money		\$143,000.00
Can Capital, Inc. 10505 Sorrento Valley Road Suite 150 San Diego, CA 92121		Non-Purchase Money		\$108,279.83
Carter Lumber 2275 Old Philadelphia Pike Lancaster, PA 17602		Purchase Money		\$48,573.74
Quality Floors, Inc. 870 E. Main Street New Holland, PA 17557		Purchase Money		\$48,182.02
First Priority Bank 3101 Shillington Road Sinking Spring, PA 19608		Non-Purchase Money		\$45,030.00
JSL Mechanical, Inc. 515 Wollups Hill Road Stevens, PA 17578		Purchase Money		\$34,855.13

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UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION

IN RE: **Keepsake Homes, Inc.**

Case No.

Chapter **11****LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS***Continuation Sheet No. 1*

(1)	(2)	(3)	(4)	(5)
Name of creditor and complete mailing address, including zip code	Name, telephone number and complete mailing address, including zip code, of employee, agent, or department of creditor familiar with claim who may be contacted	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed, or subject to setoff	Amount of claim [if secured also state value of security]
Gruber's Excavating, Inc. 2634 Fair Road Auburn, PA 17922		Purchase Money		\$34,080.00
Ram Siding Co., Inc. 1140 Ben Franklin Highway Douglassville, PA 19518		Purchase Money		\$27,908.32
Stock Building Supply PO Box 404934 Atlanta, GA 30384-4934		Purchase Money		\$26,465.22
Swartz Kitchens & Baths 5550 Allentown Road Harrisburg, PA 17112-4085		Purchase Money		\$20,046.51
Albert Timmins 1121 Little Mountain Road Myerstown, PA 17067-1827		Purchase Money		\$18,628.17
Strouse Construction, LLC 232 Skyline Drive Mohrsville, PA 19541		Purchase Money		\$18,399.67
Weiler Walls, Inc. 1243 Swamp Bridge Road Denver, PA 17517		Purchase Money		\$17,677.74

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UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION

IN RE: **Keepsake Homes, Inc.**

Case No.

Chapter **11****LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS***Continuation Sheet No. 2*

(1)	(2)	(3)	(4)	(5)
Name of creditor and complete mailing address, including zip code	Name, telephone number and complete mailing address, including zip code, of employee, agent, or department of creditor familiar with claim who may be contacted	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed, or subject to setoff	Amount of claim [if secured also state value of security]
Steven Henne 6358 Old Route 22 Bernville, PA 19506		Purchase Money		\$17,429.98
Kohl Building Products 1047 Old Bernville Road Reading, PA 19605		Purchase Money		\$17,403.99
Vernon L. Baver PO Box 363 Auburn, PA 17922		Purchase Money		\$14,475.00
Lezzer Lumber 7365 Allentown Blvd. Harrisburg, PA 17112		Purchase Money		\$10,511.58
Ontelaunee Builders 121 Ontelaunee Trail Hamburg, PA 19526		Purchase Money		\$8,979.12
McElderry Drywall, Inc. 100 Brickyard Lane P.O. Box 353 New Bernville, PA 19545-0353		Purchase Money		\$8,550.00
Beiler Construction 683 Lime Quarry Road Gap, PA 17527		Purchase Money		\$8,190.00

**UNITED STATES BANKRUPTCY COURT
 EASTERN DISTRICT OF PENNSYLVANIA
 READING DIVISION**

IN RE: **Keepsake Homes, Inc.**

Case No.

Chapter **11**

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

Continuation Sheet No. 3

**DECLARATION UNDER PENALTY OF PERJURY
 ON BEHALF OF A CORPORATION OR PARTNERSHIP**

I, the President of the Corporation
 named as the debtor in this case, declare under penalty of perjury that I have read the foregoing list and that it is true and correct to the best of my information and belief.

Date: **12/3/2014**

Signature: **/s/ William Hines
 William Hines
 President**

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

IN RE: **Keepsake Homes, Inc.**

CASE NO

CHAPTER **11**

VERIFICATION OF CREDITOR MATRIX

The above named Debtor hereby verifies that the attached list of creditors is true and correct to the best of his/her knowledge.

Date 12/3/2014

Signature /s/ William Hines
William Hines
President

Date _____

Signature _____

Albert Timmins
1121 Little Mountain Road
Myerstown, PA 17067-1827

All Steel Service
305 W. Washington Street
Allentown, PA 18102

Americoat Painting, LLC
837 Summer Hill Road
Auburn, PA 17922

Automotive Service Inc.
PO Box 2157
Reading, PA 19608-0157

Beiler Construction
683 Lime Quarry Road
Gap, PA 17527

Berks Transfer
59 Willow Creek Road
Reading, PA 19605

Bob Dudash Excavating, LLC
1102 Peach Mountain Road
Pottsville, PA 17901

Can Capital, Inc.
10505 Sorrento Valley Road
Suite 150
San Diego, CA 92121

Carter Lumber
2275 Old Philadelphia Pike
Lancaster, PA 17602

Cindy Arters
132 Bradley Avenue
Sinking Spring, PA 19608

Crane Rentals, Inc.
175 E. King Street
Ephrata, PA 17522

Denis G. Hafer
117 Interville Avenue
West Lawn, PA 19609

Eighty Four Lumber, Co.
PO Box 365
Eighty Four, PA 15330-0365

First Priority Bank
3101 Shillington Road
Sinking Spring, PA 19608

Gruber's Excavating, Inc.
2634 Fair Road
Auburn, PA 17922

H2 LLC
1336 Loop Road
Lancaster, PA 17601

James A. Koppenhave, PE
304 Logan Avenue
Wyomissing, PA 19610

Joseph Lorah
15 Stone Row Lane
Fleetwood, PA 19522

JSL Mechanical, Inc.
515 Wollups Hill Road
Stevens, PA 17578

Kohl Building Products
1047 Old Bernville Road
Reading, PA 19605

Lezzer Lumber
7365 Allentown Blvd.
Harrisburg, PA 17112

Lord's Kitchens & Remodeling
501 Lincoln Drive
Wernersville, PA 19565

McElderry Drywall, Inc.
100 Brickyard Lane
P.O. Box 353
New Bernville, PA 19545-0353

Miller Law Group, PLLC
25 Stevens Avenue
West Lawn, PA 19609

Ontelaunee Builders
121 Ontelaunee Trail
Hamburg, PA 19526

Pittney Bowes Global Financial
P.O. Box 371887
Pittsburgh, PA 15250

Pittney Bowes Purchase Power
P.O. Box 371874
Pittsburgh, PA 15250

Quality Floors, Inc.
870 E. Main Street
New Holland, PA 17557

Quality Roofing Supply Co. Inc.
737 Flory Mill Road
Lancaster, PA 17601

Ram Siding Co., Inc.
1140 Ben Franklin Highway
Douglassville, PA 19518

RF Orłowsky Electrical, Inc.
2063 West Market Street
Pottsville, PA 17901

RKN Mechanical, LLC
305 N. Brobst Street
Shillington, PA 19607

Scott A. Seifert
40 North Second Street
Souderton, PA 18964

Service Hauling
PO Box 215
Boyertown, PA 19512

Service Professionals, LLC
82 W. Main Street
Reinholds, PA 17569

Sesenig & Weaver Well Drilling
1439 Dry Tavern Road
Denver, PA 17517

Shawn Smith
321 W. Penn Avenue
Wernersville, PA 19565

Shirk Excavating
415 Park Road
PO Box 327
Fleetwood, PA 19522-0327

Sprint
P.O. Box 17621
Baltimore, MD 21297

Staples Credit Plan
Dept 51 - 781180958
P.O. Box 689020
Des Moines, IA 689020

Steelway Cellar Doors
290 E. Church Road
King of Prussia, PA 19406

Steven Hafer
352 Sioux Court
Sinking Spring, PA 19608

Steven Henne
6358 Old Route 22
Bernville, PA 19506

Stock Building Supply
PO Box 404934
Atlanta, GA 30384-4934

Strouse Construction, LLC
232 Skyline Drive
Mohrsville, PA 19541

Swartz Kitchens & Baths
5550 Allentown Road
Harrisburg, PA 17112-4085

Synergy Insulation
153 Lenape Road
Barto PA 19504

TM Bailey Services, LLC
4224 Pottsville Pike
Reading, PA 19605

Verizon
P.O. Box 28000
Lehigh Valley, PA 18002

Vernon L. Baver
PO Box 363
Auburn, PA 17922

Weiler Walls, Inc.
1243 Swamp Bridge Road
Denver, PA 17517

Westview Electric, Inc.
221 Harvard Boulevard
West Lawn, PA 19609

William Hines
8 E. Jefferson Avenue
Myerstown, PA 17067

WP Construction
2317 Spring Street
West Lawn, PA 19609

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION**

IN RE:
Keepsake Homes, Inc.

CHAPTER 11

DEBTOR(S)

CASE NO

LIST OF EQUITY SECURITY HOLDERS

Registered Name of Holder of Security Last Known Address or Place of Business	Class of Security	Number Registered	Kind of Interest Registered
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**DECLARATION UNDER PENALTY OF PERJURY
ON BEHALF OF A CORPORATION OR PARTNERSHIP**

I, the President of the Corporation
named as the debtor in this case, declare under penalty of perjury that I have read the foregoing list and that it is true and correct to the best of my information and belief.

Date: 12/3/2014

Signature: /s/ William Hines
William Hines
President

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UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA
READING DIVISION

In re: **Keepsake Homes, Inc.**

CASE NO

CHAPTER 11

BUSINESS INCOME AND EXPENSES

FINANCIAL REVIEW OF THE DEBTOR'S BUSINESS (NOTE: ONLY INCLUDE information directly related to the business operation.)

PART A - GROSS BUSINESS INCOME FOR PREVIOUS 12 MONTHS:

1. Gross Income for 12 Months Prior to Filing:	\$2,346,698.00
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PART B - ESTIMATED AVERAGE FUTURE GROSS MONTHLY INCOME:

2. Gross Monthly Income:	\$165,000.00
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PART C - ESTIMATED AVERAGE FUTURE MONTHLY EXPENSES:

3. Net Employee Payroll (Other Than Debtor):	\$20,300.00
4. Payroll Taxes:	\$0.00
5. Unemployment Taxes:	\$0.00
6. Worker's Compensation:	\$0.00
7. Other Taxes:	\$525.00
8. Inventory Purchases (including raw materials):	\$5,000.00
9. Purchase of Feed/Fertilizer/Seed/Spray:	\$0.00
10. Rent (other than debtor's principal residence):	\$1,300.00
11. Utilities:	\$1,500.00
12. Office Expenses and Supplies:	\$1,000.00
13. Repairs and Maintenance:	\$300.00
14. Vehicle Expenses:	\$600.00
15. Travel and Entertainment:	\$0.00
16. Equipment Rental and Leases:	\$0.00
17. Legal/Accounting/Other Professional Fees:	\$500.00
18. Insurance:	\$1,800.00
19. Employee Benefits (e.g., pension, medical, etc.):	\$4,722.00

20. Payments to be Made Directly by Debtor to Secured Creditors for Pre-Petition Business Debts (Specify):	
Capital One Bank	\$2,500.00
Wex	\$2,500.00

21. Other (Specify):	
Subcontractors/Suppliers	\$100,000.00

22. Total Monthly Expenses (Add items 3 - 21)	\$142,547.00
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PART D - ESTIMATED AVERAGE NET MONTHLY INCOME:

23. AVERAGE NET MONTHLY INCOME (Subtract item 22 from item 2):	\$22,453.00
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