

**PROTHONOTARY OF MONTGOMERY COUNTY
RULE 2951(b) (CONFESSION WITH COMPLAINT)**

The Montgomery County Board of Judges has ordered that the Solicitor to the Prothonotary must review all submissions for Confession of Judgment for adherence to the Rules of Procedure and other pertinent requirements. The Confession package should be delivered to the Prothonotary in the first instance and the Clerk will log in the package, but not docket it. When the package is approved by the Solicitor, the Confession and related documents will be docketed as of the date the package was received by the Prothonotary.

- ___ 1. The complaint must be verified.
- ___ 2. The Confession of Judgment required by Rule 2955(a) must be included.
- ___ 3. A Rule 236 Notice must be attached.
- ___ 4. The “instrument” must be attached to the Complaint.
- ___ 5. The named defendant (s) must have executed a Warrant of Attorney.
- ___ 6. Affidavit required that the Confession is not being made against a natural person in connection with a consumer credit transaction.
- ___ 7. Judgment cannot be entered against an individual defendant unless an Affidavit of Non-Military Service is filed.
- ___ 8. Judgment cannot be entered against an individual defendant unless an Affidavit of Annual Income in excess of \$10,000 is filed.
- ___ 9. A judgment for confession of money which includes, in whole or in part, accelerated rent cannot be entered if plaintiff is also seeking, or has obtained, a confession of judgment for possession of real property. These remedies are mutually exclusive.