

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2023-GN-2418

Issued out of the Court of Common Pleas of Blair County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Room to Be Announced in the City of Hollidaysburg County of Blair, Commonwealth of Pennsylvania on:

WEDNESDAY, NOVEMBER 13, 2024
AT 10:00 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than thirty (30) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

All those certain lots or pieces of ground, with the buildings and improvements thereon erected, situate, lying and being on the Southwest side of Second Street, between Eleventh and Twelfth Avenues, Juniata, now known as the Thirteenth Ward in the City of Altoona, Blair County, Pennsylvania. Said property fronting sixty-two and one-half (62 1/2) feet on the South side of said Second Street, and extending back one hundred and ten (110) feet to an alley and being known as Lots No. 19 and 20 in Block No. 21 on plan of lots of Juniata Park and bound as follows: Northeast by Second Street, Southeast by Eleventh Avenue, Southwest by an alley and Northwest by Lot No. 18, Block 21.

BEING THE SAME PREMISES which Timothy L. Wherry, Joines by Lori J. Bechtel-Wherry, his wife, by Deed dated 2/2/2016 and recorded in the Office of the Recorder of Deeds of Blair County on 3/11/2016 in Instrument No. 201603758 , granted and conveyed unto David R. Gracey, Jr..

BEING KNOWN AS: 1103 North 2nd Street, Altoona, Pennsylvania 16601

PARCEL # 1.13-10 148

PROPERTY ADDRESS: 1103 N. 2ND STREET, ALTOONA, PA 16601

UPI / TAX PARCEL NUMBER: 1.13-10 148

Seized and taken into execution to be sold as the property of AMANDA A. GRACEY, SOLELY IN CAPACITY AS KNOWN HEIR OF DAVID R. GRACEY, JR. A/K/A DAVID ROBERT GRACEY, JR DECEASED, ET AL, GAVIN C HARDING, SOLELY IN CAPACITY AS KNOWN HEIR OF DAVID R. GRACEY, JR. A/K/A DAVID ROBERT GRACEY, JR DECEASED, SKY A. GRACEY, SOLELY IN CAPACITY AS KNOWN HEIR OF DAVID R. GRACEY, JR. A/K/A DAVID ROBERT GRACEY, JR DECEASED, SAYGE D.L GRACEY, SOLELY IN CAPACITY AS KNOWN HEIR OF DAVID R. GRACEY, JR. A/K/A DAVID ROBERT GRACEY, JR DECEASED, CHARLES C.D GRACEY, SOLELY IN CAPACITY AS KNOWN HEIR OF DAVID R. GRACEY, JR. A/K/A DAVID ROBERT GRACEY, JR DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATES CLAIMING RIGHT,TITLE OR INTEREST FROM OR UNDER DAVID R. GRACEY, JR. A/K/A DAVID ROBERT GRACEY, JR, DECEASED, GABRYELL K. HARDING, SOLELY IN CAPACITY AS KNOWN HEIR OF DAVID R. GRACEY, JR. A/K/A DAVID ROBERT GRACEY, JR DECEASED in suit of LAKEVIEW LOAN SERVICES, LLC.

TERMS OF SALE: As soon as the property is knocked down to a purchaser, ten percent (10%) of the purchased price, or all costs, whichever may be higher, shall be paid to the SHERIFF, otherwise the sale is considered null and void, and the property will be resold. The remainder of the unpaid balance is to be paid the following Wednesday by 12:00 pm, otherwise all money previously paid will be forfeited and the property will be resold when property is sold.

Attorney for the Plaintiff:
POWERS KIRN, LLC

JAMES E. OTT, Sheriff
BLAIR COUNTY, Pennsylvania