

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2020-GN-2410

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 THE UNDIVIDED INTEREST OF THE PARTY OF THE FIRST PART IN AND TO ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE CITY OF ALTOONA, COUNTY OF BLAIR AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED FOLLOWS: BEING THE NORTHEASTERLY HALF OF LOT NUMBER 4 IN BLOCK "N" IN THE McCARTNEY PLOT OF FAIRVIEW; SAID HALF LOT OF LAND 25 FEET ON THE SOUTHEASTERLY SIDE OF 18TH AVENUE BETWEEN 15TH AND 16TH STREETS IN SAID CITY, AND EXTENDING BACK IN LENGTH OR DEPTH OF EQUAL WIDTH, 120 FEET TO AN ALLEY AND BEING THE NORTHEASTERLY ONE-HALF OF THE 4TH LOT WEST OF 15TH STREET ON THE SOUTH SIDE OF 18TH AVENUE AND BEING PREMISES NO. 1513 18TH AVENUE, ALTOONA, PENNSYLVANIA.

Blair County Tax Parcel No. 01.03-05.-119.00-000

BEING the same premises which James M. Werner, Jr. and James M. Werner, d/b/a Werner Rentals by Deed dated 9/18/98 and recorded in the Office of the Recorder of Deeds of Blair County on 10/1/98 in Deed Book Volume 1355, Page 815, granted and conveyed unto William Harf and Tammy L. Harf.

PROPERTY ADDRESS: 1513 18TH AVENUE, ALTOONA, PA 16601

UPI / TAX PARCEL NUMBER: 01.03-05.-119.00-000

Seized and taken into execution to be sold as the property of WILLIAM HARF, TAMMY L HARF in suit of ALTOONA AREA SCHOOL DISTRICT.

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:
PORTNOFF LAW ASSOCIATES LTD
KING OF PRUSSIA, PA 866-211-9466

JAMES E. OTT, Sheriff
BLAIR COUNTY, Pennsylvania