

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2025-GN-1139

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 12, 2025
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 that certain piece or parcel of ground situate in the Township of Snyder, County of Blair and State of Pennsylvania, more particularly bounded and described as follows:

Beginning at a point on the Easterly side of the Baughman Hollow Road; thence South 66° 30' East, a distance of 345 feet to a point; South 36° 45' West, a distance of 450.45 feet to a point; thence from said point, North 66° 30' West, a distance of 314 feet to a point on lot of land now or formerly of Dennis Walters; thence along same in a Northeasterly direction, a distance of 200 feet to a point; thence continuing along same in a Northeasterly direction a distance of 100 feet to a point on the Easterly side of Baughman Hollow Road; thence continuing along the Easterly side of Baughman Hollow Road and Northeasterly direction, a distance of 354 feet, more or less, to the point and place of beginning.

Being Parcel I.D. #19-10-17-4.

Being the same premises which Sherri L. Isenberg, by Deed dated 06/02/2005 and recorded 06/14/2005, in the Office of the Recorder of Deeds in and for the County of Blair, in Deed Instrument No. 200510463, granted and conveyed unto James B. Isenberg A/K/A J. Barry Isenberg, in fee.

Tax Parcel: 19.00-10.-017.04-000 AKA 19-10-17-4

Premises Being: 961 Baughman Hollow Road, Tyrone, PA 16686

PROPERTY ADDRESS: 961 BAUGHMAN HOLLOW RD, TYRONE, PA 16686

UPI / TAX PARCEL NUMBER: 19.00-10.-017.04-000 AKA 19-10-17-4

Seized and taken into execution to be sold as the property of BARRY ISENBERG A/K/A BARRY ISENBERG A/K/A J. BARRY ISENBERG, OCCUPANTS in suit of WELLS FARGO BANK, N.A..

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:
BROCK & SCOTT

JAMES E. OTT, Sheriff
BLAIR COUNTY, Pennsylvania