

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2014-GN-131

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, JANUARY 14, 2026
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 Logan, County of Blair and State of Pennsylvania, more particularly described as follows:

BEGINNING at an iron pin set on the Westerly right of way line of 21st Street, a 50 foot wide right of way, said iron pin being distant South 45 degrees 15 minutes 00 seconds East, 96.56 feet from a p.k. nail set in the centerline of 21st Avenue, a 33 foot wide right of way; thence running along and with 21st Street, South 45 degrees 15 minutes 00 seconds East a distance of 47.86 feet to an iron pin set at the Northerly corner of the lands now or formerly of John T. and Naomi Buechele, as recorded in Deed Book Volume 597 at page 286; thence departing 21st Street and running along and with the outline of Buechele, South 44 degrees 45 minutes 00 seconds West a distance of 62.0 feet to an iron pin reset at the Northeasterly corner of the lands now or formerly of Joseph C. and Rosemarie Martin, as recorded in DBV 859 at page 78; thence departing the lands of Buechele and running along and with the outline of Martin, the following 2 courses: South 87 degrees 38 minutes 30 seconds West a distance of 71.28 feet to an iron pin set; thence North 31 degrees 42 minutes 00 seconds West a distance of 120 feet to a p. k. nail set in the centerline of 21 st Avenue; thence departing the lands of Martin and running along and with the centerline of 21st Avenue, North 58 degrees 18 minutes 00 seconds East a distance of 25.31 feet to a p.k. nail set; thence departing the centerline of 21st Avenue and running through the lands of Richard E. and Joan E. Stout as recorded in DBV 763 page 79, with the following 3 new lines of division: South 36 degrees 58 minutes 31 seconds East a distance of 87.23 feet to a point at the rear corner of an existing garage; thence running with the dividing wall between the existing garage and dwelling; South 85 degrees 47 minutes 03 seconds East a distance of 32.97 feet to a point at the front corner of an existing garage; thence departing said garage and continuing through the lands of Stout; North 44 degrees 45 minutes 00 seconds East a distance of 52.63 feet to the point of BEGINNING.

Containing 0.1856 acre or 8,084 square feet, more or less, and hereby designated as Lot No. 2.

BEING KNOWN AS: 2103 BUECHELE DR, ALTOONA, PA 16601

PROPERTY ID NUMBER: 14-11-21-1-1

BEING THE SAME PREMISES WHICH RICHARD E. STOUT AND JOAN E. STOUT, H/W BY DEED DATED 2/4/2004 AND RECORDED 3/17/2004 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 1870 AT PAGE 0391, GRANTED AND CONVEYED UNTO BRADY STOUT, SINGLE.

PROPERTY ADDRESS: 2103 BUECHELE DRIVE, ALTOONA, PA 16601

UPI / TAX PARCEL NUMBER: 14-11-21-1-1

Seized and taken into execution to be sold as the property of BRADY STOUT in suit of DEUTSCHE BANK NATIONAL TRUST COMPANY.

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 PLLC
MOUNT LAUREL, NJ

JAMES E. OTT, Sheriff
BLAIR COUNTY, Pennsylvania