

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2021-GN-3054

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, SEPTEMBER 09, 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 those certain parts of lots or pieces of ground situate, lying and being in the City of Altoona, County of Blair and State of Pennsylvania, bounded and described as follows:

Fronting sixty (60) feet on the northwest side of Highland Park Avenue and extending back therefrom in a northwesterly direction along the southwest line of Fifty-second (52nd) Street, at a uniform width of sixty (60) feet, a distance of one hundred twenty-five (125) feet to the line of Lot No. 124.

Being the northeastern one-half of Lots Nos. 864, 863, 408, 407 and 125 in the plots of plans of Roselawn and Rose lawn Addition, said plots or plans being of record in Blair County in Plot Book 2, Pages 125 and 145. Being bounded on the southeast by Highland Park Avenue, on the northeast by Fifty-second (52nd) Street, on the northwest by Lot No. 124 and on the southwest by the southeastern halves of the said recited lots, being lands now or formerly of Lawrence G. Hannelly, et ux., and being variously known as premises 5200-5202 and 5204 Highland Park Avenue, and also, as Premises No. 527-29-31-33~35 Fifty-Second Street, Altoona, Pennsylvania.

Having thereon erected a two-story frame dwelling known and designated as premises 5202 Highland Park Avenue, Altoona, Pennsylvania.

Blair County Tax Parcel No. 01.14-09..-031.00-000

BEING the same premises which by Deed dated 06/28/2004 and recorded in the Office of the Recorder of Deeds of Blair County on 07/02/2004 in Deed Book Volume 1911, Page 425, granted and conveyed unto Sherry L. Price and Robert A. Knopick.

PROPERTY ADDRESS: 5202 HIGHLAND PARK AVENUE, ALTOONA, PA 16602

UPI / TAX PARCEL NUMBER: 01.14-09..-031.00-000

Seized and taken into execution to be sold as the property of SHERRY L PRICE, ROBERT A KNOPICK 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