

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2024-GN-2383

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:

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 plot or piece of ground situate, lying, and being, partly in the Township of Logan and partly in the City of Altoona (being wholly assessed in the City of Altoona), County of Blair, Commonwealth of Pennsylvania, bounded and described as follows: BEGINNING at the intersection of the center line of Polk Avenue and Thirteenth Street and running along the center line of Thirteenth Street, South 43 degrees 11 minutes East, 298.77 feet to the intersection of the center line of Thirteenth Street and Taylor Avenue (unopened); thence from said point, South 46 degrees 49 minutes West, a distance of 155.36 feet to a point at the approximate center line of said Taylor Avenue; thence from said point, North 43 degrees 11 minutes West, a distance of 298.77 feet to a point at the center line of Polk Avenue; thence from said point, North 46 degrees 49 minutes East, a distance of 155.36 feet to the center line of the intersection of Polk Avenue and Thirteenth Street, the point and PLACE OF BEGINNING. BEING the same premises which became vested in Richard W. Hoover and K. Judith Hoover, husband and wife, Grantors herein, by deed of Judie A. Harrison and Max V. Means, wife and husband, dated December 7, 2007 and recorded on December 7, 2007 in the Office of the Blair County Recorder of Deeds at Instrument Number 200723513.

Blair County Tax Parcel No. 01.04-19..-045.00-000

BEING the same premises which by Deed dated November 4, 2022 and recorded in the Office of the Recorder of Deeds of Blair County on November 15, 2022 in Deed Instrument #202220187, granted and conveyed unto Robert Hess.

PROPERTY ADDRESS: 1305 POLK AVENUE, ALTOONA, PA 16602

UPI / TAX PARCEL NUMBER: 01.04-19..-045.00-000

Seized and taken into execution to be sold as the property of ROBERT HESS 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

JAMES E. OTT, Sheriff
BLAIR COUNTY, Pennsylvania