

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2024-GN-573

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 lot of ground, with the buildings and improvements thereon erected, situate in the Township of Logan, County of Blair and Commonwealth of Pennsylvania, described as follows:

BEGINNING at a stake at the southeastern line of Claybrooke Drive, said point being the boundary line between Lot Nos. 7 and 8; thence by same South forty (40) degrees thirty-four (34) minutes East, a distance of ninety and thirty-seven one-hundredths (90.37) feet to the center line of a fifty (50) foot Legal Right-of-Way; thence by same, South forty-three (43) degrees fifteen (15) minutes forty-two (42) seconds West, a distance of one hundred five and sixty-one one-hundredths (105.61) feet to a stake and line of Lot No. 9; thence by same, North forty (40) degrees thirty-four (34) minutes West, a distance of one hundred one and seventy-two one-hundredths (101.72) feet to a stake and southeastern line of Claybrooke Drive; thence by same, North forty-nine (49) degrees twenty-six (26) minutes East, a distance of one hundred five (105) feet to a stake and line of Lot No. 7, point of BEGINNING.

Blair County Tax Parcel No. 14.00-15..-003.19-000

BEING the same premises which by Deed dated September 22, 1997 and recorded in the Office of the Recorder of Deeds of Blair County on October 1, 1997 in Deed Book Volume 1294, Page 1100, granted and conveyed unto Bernard A. Berardi and Crystal M. Berardi.

PROPERTY ADDRESS: 619 CLAYBROOKE DRIVE, ALTOONA, PA 16602

UPI / TAX PARCEL NUMBER: 14.00-15..-003.19-000

Seized and taken into execution to be sold as the property of BERNARD BERARDI, ET AL, CRYSTAL M. BERARDI in suit of LOGAN TOWNSHIP.

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