

# SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)  
No. 17-0730

Issued out of the Court of Common Pleas of Centre County, Pennsylvania and to me directed, I will expose the following described property at public sale at the 3rd Floor, Court House Annex in the Town of Bellefonte County of Centre, 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 ten (10) 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.

Exhibit "A"

ALL that certain lot or piece of ground situate in the Township of Ferguson, County of Centre, Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at the edge of Sconsett Way and Lot No. 84; thence along Lot No. 84, North 02 degrees 40 minutes 55 seconds East, 194.43 feet to a point at Lot No. 96A; thence along Lot No. 96A, North 89 degrees 19 minutes 26 seconds East, 193.95 feet to a point on lands now or formerly of Ronald and Shirley Rumbaugh and Lot No. 82; thence along Lot No. 82, South 22 degrees 43 minutes 20 seconds West, 240.00 feet to a point at the edge of Sconsett Way; thence along the edge of Sconsett Way by a curve to the left having a radius of 325.00 feet, an arc of 113.67 feet and a chord bearing of North 77 degrees 17 minutes 52 seconds West for a distance of 113.10 feet to a point at Lot No. 84, the place of beginning.

CONTAINING 0.730 acres, more or less, and BEING known as Centre County Uniform Parcel Identifier Tax Parcel Number 24-432/138.

BEING the same premises conveyed unto Yan Chen by deed of Thomas F. Songer, Robert E. Poole, Don E. Haubert, and S & A Homes, Inc., formerly known as S & A Custom Built Homes, Inc., Partners t/d/b/a WPSH Associates, dated December 2, 2018 and recorded December 14, 2018 at Centre County Record Book 2226, page 214.

PROPERTY ADDRESS: 1361 SCONSETT WAY, STATE COLLEGE, PA 16803

UPI / TAX PARCEL NUMBER: 24-432-,138-,0000-

Seized and taken into execution to be sold as the property of YAN CHEN, BAISHENG ZHENG AND ZHENG CHEN LLC in suit of NA LI.

TERMS OF SALE: 20% DOWN AND BALANCE IN 10 DAYS

Attorney for the Plaintiff:  
ALAN F KIRK, ESQ  
STATE COLLEGE, PA 814-325-9410

BRYAN L SAMPSEL, Sheriff  
CENTRE COUNTY, Pennsylvania