

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. CIV 255-2026

Issued out of the Court of Common Pleas of Venango County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Venango County Courthouse in the City of Franklin County of Venango, Commonwealth of Pennsylvania on:

WEDNESDAY, SEPTEMBER 16, 2026
AT 9:00 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, lot or parcel of land situate in Irwin Township, Venango County, Pennsylvania, bounded and described as follows:

Improvements: Consist of a Residential dwelling.

BEING PREMISES: 1975 CLINTONVILLE ROAD, HARRISVILLE, PA 16038

JUDGEMENT AMOUNT: \$74,769.25

PROPERTY ADDRESS: 1975 CLINTONVILLE ROAD, HARRISVILLE, PA 16038

UPI/ TAX PARCEL NUMBER: 12,005.-088..-001

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Seized and taken into execution to be sold as the property of DIANE L. HOFFMAN, ROBERT J. HOFFMAN in suit of THE HUNTINGTON NATIONAL BANK.

TERMS: There will be a sale on the above property. Successful bidder must pay by cashier's check by 12:00 Noon, on the day of the sale. In the event bidder cannot pay, the property will be resold at 2:00 p.m. on the same day.

Attorney for the Plaintiff:
THE MANLEY LAW FIRM LLC
COLUMBUS, OH 614-220-5611

ERIC K FOY, Sheriff
VENANGO COUNTY, Pennsylvania