SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 25-SU-1520

Issued out of the Court of Common Pleas of Adams County, Pennsylvania and to me directed, I will expose the following described property to the public on-line auction conducted by Bid4Assets, 8757 Georgia Ave., Suite 520 Silver Springs, MD 20910 on:

FRIDAY, JANUARY 15, 2027
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.

By virtue of a Writ of Execution No. 2025-SU-1520

LAKEVIEW LOAN SERVICING LLC
v.
JONATHAN C. BARR AND THE UNITED STATES OF AMERICA, ACTING THROUGH THE RURAL HOUSING SERVICE USDA

ALL THAT CERTAIN piece, parcel or tract of land, together with the improvements thereon erected, situate at and known as No. 222 Lincolnway East in the Borough of New Oxford, Adams County, Pennsylvania.

Parcel ID: 34005-0053A -- 000

Property Address: 222 Lincoln Way East, New Oxford, PA 17350

Improvements thereon: Residential Dwelling

Judgment Amount: $69,161.08

Attorney for Plaintiff:
McCalla Raymer Leibert Pierce, LLP
485F Route 1 South, Suite 300
Iselin, NJ 08830-3072

PROPERTY ADDRESS: 222 LINCOLN WAY EAST, NEW OXFORD, PA 17350

UPI / TAX PARCEL NUMBER: 34005-0053A -- 000

Seized and taken into execution to be sold as the property of JONATHAN C. BARR, UNITED STATES OF AMERICA, ACTING THROUGH THE RURAL HOUSING SERVICE USDA C/O UNITED STATES ATTORNEY FOR THE MIDDLE DISTRICT OF PENNSYLVANIA in suit of LAKEVIEW LOAN SERVICING, LLC.

TERMS OF SALE: The successful bidder must pay twenty (20%) percent of the bid at the time of the sale in certified check or money order and the balance of within twenty (20) days thereafter, otherwise, the property will be re-exposed for sale on the same date or at a subsequent date at the risk and expense of the first person to whom it was struck off and that person's twenty percent bid shall be forfeited to the Sheriff's Office as damages to cover expenses and deficiencies incident to a resale.

Attorney for the Plaintiff:
MCCALLA RAYMER LEIBERT PIERCE, LLP
ISELIN, NJ 445-207-4041

JOSHUA M FITTING, SHERIFF
ADAMS COUNTY, Pennsylvania

(c) CountySuite Sheriff, Teleosoft, Inc.