

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

April 07, 2025

At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of:

Docket Number: 2023-SU-001871

Plaintiff(s)

BELCO COMMUNITY CREDIT
UNION

VS.

Defendant(s)

AMANDA R. STRAUSBAUGH
CHRISTOPHER L. STRAUSBAUGH

**And to me directed, I will expose at public sale at
<https://york.pa.realforeclose.com/>
the following real estate to wit:**

AS THE REAL ESTATE OF:

AMANDA R. STRAUSBAUGH
CHRISTOPHER L. STRAUSBAUGH

Parcel No. 42-000-FD-0017-A0

DOCKET NO. 2023 - SU - 001871 -Civil Term
LEGAL DESCRIPTION

ALL the following described piece, parcel or tract of land situate, lying and being partly in Paradise Township and partly in Heidelberg Township, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a corner at a chestnut oak at lands now or formerly of J.B.M. Baker and Warren Hafer Estate; thence along lands of said Warran Hafer Estate and lands now or formerly Jacob Sterner, South thirty-four and one-half (34-1/2) degrees East, eighty-four and four-tenths (84.4) perches to stone and post; thence along lands now or formerly of Daniel Eberly Estate, North twenty-seven and one-half (27-1/2) degrees East, nine (9) perches to a stone and post; thence along lands now or formerly John Strambaugh, North thirty-four and one half (34-1/2) degrees West, eighty two and four tenths (82.4) perches to a stone; thence along lands now or formerly J.B.M Baker, South thirty-nine and one-half (39-1/2) degrees West, eight (8) perches to a chestnut oak, the place of the BEGINNING.

Parcel #42-000-FD-0017-A0

TO BE SOLD AS THE PROPERTY OF CHRISTOPHER L. STRAUSBAUGH AND AMANDA R. STRAUSBAUGH ON JUDGMENT ENTERED AT THE ABOVE NUMBER AND TERM

PROPERTY ADDRESS: 7942 WEST HIGH ROCK ROAD, HANOVER, PA 17331

UPI# 42000FD0017A000000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

**Seized, levied upon and taken into execution
As the Real Estate aforesaid by**

RICHARD P KEUERLEBER, Sheriff

Sheriff's Office, York County, Pennsylvania