

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. CV-2025-0410

Issued out of the Court of Common Pleas of Perry County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Perry County Courthouse, 2 E. Main Street in the Borough of New Bloomfield County of Perry, Commonwealth of Pennsylvania on:

WEDNESDAY, OCTOBER 28, 2026
AT 1:00 O'CLOCK P.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.

BELCO COMMUNITY CREDIT UNION vs. CAROLYN M. GARLOCK F/K/A CAROLYN M. FIELDS, BRIAN L FIELDS, CHRISTOPHER E FIELDS, SHANNON M FIELDS, AND IAN M FIELDS, EACH SOLEY AND IN THEIR CAPACITY AS HEIRS TO MORSE D LATHROP, DECEASED ESTATE OF MORSE D LATHROP, DECEASED, AND ANY AND ALL UNKNOWN HEIRS, SUCCESSORS IN INTEREST, AND PARTIES HOLDING INTEREST OR RIGHT TO TITLE ON THE ESTATE OF MORSE D LATHROP, DECEASED

ALL that certain piece, parcel or tract of land situate in Rye Township, Perry County, Pennsylvania, bounded and describes as follows, to wit:

Beginning at an iron pin on the western side of a 33 foot street or driveway, which iron pin is 1,100 feet to north of the right-of-way line of Route 850; thence south 82 1/2 degrees west, 150 feet to an iron pin; thence north 1/2 degrees west, 100 feet to an iron pin; thence north 82 1/2 degrees east, 150 feet to an iron pin on the western side of the aforesaid street or driveway; thence along the western side of said street or driveway, south 71/2 degrees east, 100 feet to an iron pin, the point or place of beginning.

BEING the same premises conveyed by deed of Hugh W. Bell and Anna R. Bell, his wife, to Robert L. K. Jones and Myrtle M. Jones, his wife, dated August 1, 1968, and recorded in Perry County Deed Book 200, Page 306 on August 12, 1968.

AND...

ALL That Certain tract of land situate in Rye Township, Perry County, Pennsylvania, bounded and described as follows:

Beginning at a point at the southwestern edge of Ridge Road at corner of other lands now or formerly of Grantors; thence along the edge of Ridge Road, South 76 degrees 55 minutes East, a distance of 67.11 feet to an iron pin; thence along the same South 47 degrees 42 minutes East, a distance of 109.49 feet to a point; thence along same South 19 degrees 40 minutes East, a distance of 75.55 feet to an iron pin; thence along the Northern edge of Lot # 14, South 82 degrees 56 minutes 12 seconds west, a distance of 149.39 feet to an iron pin; thence along other lands now formerly of Grantors, North 7 degrees 30 minutes West of 268.65 feet to the place of beginning.

Containing 0.75 acre, according to a survey by Early D. Palm & Sons.

Being a Part of Tract #2 conveyed to Hugh W. Bellet ux by deed of Ellen O. Bell, single woman, dated March 30, 1961, and recorded in Perry County Deed Book 172, Page 6.

Subject Nevertheless, to conditions and restrictions more particularly described in Perry County Deed Book 232, Page 492.

Granting also to grantees, their heirs and assigns, an easement and right of way 50 feet in width, over Ridge Road and over the 33 foot existing right of way leading from Ridge Road to State Route 850.

Being the same premises conveyed by deed of Hugh W. Bell and Anna R. Bell, his wife, to Robert L. K. Jones and Myrtle M. Jones, his wife, dated April 29, 1976, and recorded in Perry County Deed Book 251, Page 351, on April 30, 1976.

Being the same premises conveyed by deed of Robert L. K. Jones and Mulie M. Jones, aka Myrtle M. Jones, his wife to Morse D. Lathrop and Carolyn M. Fields, single persons, dated January 31, 1984 and recorded on February 3, 1984 to Perry County Record Book 349, Page 496 and also being the same premises conveyed by deed of Morse D. Lathrop and Carolyn M. Fields to Morse D. Lathrop and Carolyn M. Fields, husband and wife, dated December 29, 2011 and recorded on December 30, 2011 to Perry County Instrument No. 201110484.

PROPERTY ADDRESS: 22 BELLVIEW ROAD, MARYSVILLE, PA 17053

UPI / TAX PARCEL NUMBER: 220,151.06-062.000

Seized and taken into execution to be sold as the property of CAROLYN M. GARLOCK F/K/A CAROLYN M. FIELDS, BRIAN L FIELDS, CHRISTOPHER E FIELDS, SHANNON M FIELDS, AND IAN M FIELDS, EACH SOLEY AND IN THEIR CAPACITY AS HEIRS TO MORSE D LATHROP, DECEASED ESTATE OF MORSE D LATHROP, DECEASED, AND ANY AND ALL UNKNOWN HEIRS, SUCCESSORS IN INTEREST, AND PARTIES HOLDING INTEREST OR RIGHT TO TITLE ON THE ESTATE OF MORSE D LATHROP, DECEASED, ESTATE OF MORSE D LATHROP, DECEASED, CAROLYN M. GARLOCK F/K/A CAROLYN M. FIELDS, CAROLYN M. GARLOCK F/K/A CAROLYN M. FIELDS, BRIAN L. FIELDS, SAM L. FIELDS, CHRISTOPHER E. FIELDS AND IAN M. FIELDS EACH SOLEY AND IN THEIR CAPACITY AS HEIRS TO MORSE D. LATHROP, DECEASED, ESTATE OF MORSE D. LATHROP, DECEASED, AND ANY AND ALL UNKNOWN HEIRS, SUCCESSORS IN INTEREST, AND PARTIES HOLDING INTEREST OR RIGHT TO TITLE IN THE ESTATE OF MORSE D. LATHROP, DECEASED, BRIAN L. FIELDS, CHRISTOPHER E. FIELDS, IAN M. FIELDS, SHANNON M. FIELDS in suit of BELCO COMMUNITY CREDIT UNION.

TERMS OF SALE: 10% of purchase price or total costs plus poundage whichever is greater to be paid when the property is stricken down, and the balance on the 10th day after sale. If the balance is not paid by the due date, you will lose your down payment. Notice to all parties in interest and claimants: You are hereby notified that I, David A. Hammar, Acting Sheriff of Perry County, Pennsylvania will file a schedule of proposed distribution of the proceeds of sale in the above entitled matter (10) days after the sale and which will be kept on file in the office of the Prothonotary 2 E. Main Street New Bloomfield, PA 17068. Unless written exemptions are filed no later than twenty (20) days after the sale, distribution of the proceeds of the sale will be made in accordance with the proposed schedule of distribution. If within the (10) days after filing of the proposed schedule of distribution no petition has been filed to set aside the sale, the Sheriff will execute and acknowledge a deed to the property sold.

Attorney for the Plaintiff:
RICE PARK LAW, LLC
Carlisle, PA 717-205-2215

DAVID A. HAMMAR, Sheriff
PERRY COUNTY, Pennsylvania