

Tax Collection Sale

City of Philadelphia

TAX COLLECTION SALE

Sale . . . Under provisions of Act of Assembly May 16, 1923, P.L. 207 and the Amendments thereto, and as required by the Act of March 15, 1956 - No. 388, subject to the right of redemption as provided by law, real estate as follows:

Properties to be sold by **Jewell Williams, Sheriff**
10:00 a.m. Thursday, January 26, 2012 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
8	2188	5928 Walnut St.	3rd Wd.	Front: 20' X 128' 6"	8	2089	2038 Gerritt St.	36th Wd.	Front: 14' X 48'
9	2001	1530 S 4th St.	1st Wd.	Front: 16' X 60'	8	2090	2042 Gerritt St.	36th Wd.	Front: 14' X 48'
9	2002	1531 S 5th St.	1st Wd.	Front: 16' X 60'	8	2091	2044 Gerritt St.	36th Wd.	Front: 14' X 48'
9	2003	3529 N. 5th St.	7th Wd.	Front: Irregular Size Property	8	2092	2046 Gerritt St.	36th Wd.	Front: 14' X 48'
9	2004	4141 N 7th St.	43rd Wd.	Front: 15' X 100'	8	2093	2048 Gerritt St.	36th Wd.	Front: 14' X 48'
9	2005	3213 N. 13th St.	43rd Wd.	Front: 16' X 96'	8	2094	2342 Gerritt St.	36th Wd.	Front: 14' X 50'
9	2006	4331 N 15th St.	13th Wd.	Front: 22' X 90'	8	2095	6332 N Gratz St.	17th Wd.	Front: 15' X 75'
9	2007	4317 N 17th St.	13th Wd.	Front: 14' 2" X 67' 8"	8	2096	5354 Greenway Ave.	51st Wd.	Front: 15' 6" X 106' 6"
9	2008	4543 N 19th St.	13th Wd.	Front: 15' X 84' 5"	9	2097	4712 Griscom St.	23rd Wd.	Front: Irregular Size Property
9	2009	2413 N 20th St.	16th Wd.	Front: 15' 6" X 67' 10"	9	2098	6415 Guyer St. A/K/A 6415 Guyer Ave.	40th Wd.	Front: 18-19/100' X 70'
9	2010	3049 N. 22nd St.	11th Wd.	Front: 14' 1/2" X 61'	9	2099	1364 E. Haines St.	59th Wd.	Front: 15' X 74'
9	2011	3051 N. 22nd St.	11th Wd.	Front: 14' 1/2" X 61' 7"	9	2100	535 Hansberry St.	12th Wd.	Front: Irregular Size Property
9	2012	3055 N 22nd St.	11th Wd.	Front: Irregular Size Property	9	2101	3214 Hartville St.	7th Wd.	Front: 14' X 41' 6"
9	2013	3053 N 22nd St.	11th Wd.	Front: 14' X 61' 7"	9	2102	1937 S Hemberger St.	48th Wd.	Front: 14' 2" X 54'
9	2014	2936 N 26th St.	38th Wd.	Front: 16' X 55' 6"	9	2103	129 Herman St.	59th Wd.	Front: Irregular Size Property
9	2015	1426 S 27th St.	36th Wd.	Front: 14' 2" X 58'	9	2104	634 E. Hilton St.	33rd Wd.	Front: 15' X 54'
9	2016	2332 N 27th St.	28th Wd.	Front: 15' 8-1/2" X 70'	9	2105	709 E Hilton St.	33rd Wd.	Front: 14' 1" X 50'
9	2017	1219 N 30th St.	29th Wd.	Front: 16' X 53'	9	2106	748 E Hilton St.	33rd Wd.	Front: 14' 1" X 50'
9	2018	1914 N 32nd St.	32nd Wd.	Front: 23' X 72'	9	2107	5845 Hoffman Ave. F/K/A Cobbs Creek Parkway	3rd Wd.	Front: 16' X 102' 6"
9	2019	1430 S. 49th St.	27th Wd.	Front: 21' 3" X 88'	9	2108	1442 N Hollywood St.	29th Wd.	Front: 14' 4-3/4" X 55'
9	2020	65 N 51st St.	44th Wd.	Front: 15' X 53'	9	2109	1502 N Hollywood St.	29th Wd.	Front: 15' 3" X 52'
9	2021	111 N 52nd St.	44th Wd.	Front: 19' 6" X 112'	9	2110	6010 N Hutchinson St. A/K/A 6008 N Hutchinson St. A/K/A 6008-10 N	49th Wd.	Front: 100' X 85' 3-1/4"
9	2022	600 N 55th St.	4th Wd.	Front: 17' 10-1/2" X 70'	9	2111	5217 Irving St.	60th Wd.	Front: 15' X 82'
9	2023	1223 N. 55th St.	4th Wd.	Front: 15' 4" X 107' 6 5/8"	9	2112	5448 Irving St.	60th Wd.	Front: 15' X 83'
9	2024	204 N 57th St.	4th Wd.	Front: 15' 3-3/4" X 59' 9-1/2"	9	2113	2519 Island Rd. A/K/A 2519 Island Ave.	40th Wd.	Front: 18' X 105' 6"
9	2026	260 S 57th St.	60th Wd.	Front: 16' X 81'	9	2114	3616 Jasper St.	45th Wd.	Front: 13' 10" X 67'
9	2027	20 N 58th St.	4th Wd.	Front: Irregular Size Property	9	2115	1436 W Jerome St.	13th Wd.	Front: Irregular Size Property
9	2028	432-36 N 61st St.	34th Wd.	Front: 50' X 100'	9	2116	1619 W Juniata St.	13th Wd.	Front: Irregular Size Property
9	2029	1504 N 62nd St.	34th Wd.	Front: 15' 5" X 121' 1/2"	9	2117	3310 Kensington Ave.	33rd Wd.	Front: 15' X 70'
9	2030	753 N. 64th St.	34th Wd.	Front: 16' X 98' 6"	9	2118	3518 Kensington Ave.	33rd Wd.	Front: Irregular Size Property
9	2031	2013 66th Ave. A/K/A 2013 W. 66th Ave.	10th Wd.	Front: Irregular Size Property	9	2119	3520 Kensington Ave.	33rd Wd.	Front: Irregular Size Property
9	2032	2104 S 70th St.	40th Wd.	Front: 16' X 82'	9	2120	3530 Kensington Ave.	33rd Wd.	Front: Irregular Size Property
9	2033	2913 A St.	7th Wd.	Front: 14' 2" X 74'	9	2121	6047 Kingessing Ave.	40th Wd.	Front: 15' 5" X 74' 6"
9	2034	3362 "A" St.	7th Wd.	Front: Irregular Size Property	9	2122	4206 Lancaster Ave.	6th Wd.	Front: Irregular Size Property
9	2035	926 S. Alden St.	46th Wd.	Front: 15' X 58' 6"	9	2123	5632 Lansdowne Ave.	4th Wd.	Front: 15' 4" X 87'
9	2036	7151 Andrews Ave.	10th Wd.	Front: Irregular Size Property	9	2124	6007 Lansdowne Ave.	34th Wd.	Front: 15' X 95'
9	2037	1620-22 N Bailey St.	32nd Wd.	Front: Irregular Size Property	9	2125	6144 Lansdowne Ave.	34th Wd.	Front: 15' X 80'
9	2038	6011 Baltimore Ave.	3rd Wd.	Front: Irregular Size Property	9	2126	5233 Litchfield St.	51st Wd.	Front: 16' X 60' 6"
9	2039	711 Belgrade St.	18th Wd.	Front: 15' X 67'	9	2127	5132 Ludlow St.	60th Wd.	Front: 15' X 61'
9	2040	1919 S Bonsall St.	48th Wd.	Front: 14' X 54'	9	2128	1218 W. Lycoming St.	43rd Wd.	Front: 15' 2" X 87'
9	2041	1938 S Bonsall St.	48th Wd.	Front: 14' X 50'	9	2129	3337 Malta St.	33rd Wd.	Front: 14' X 43'
9	2042	5615 Boyer St.	12th Wd.	Front: 15' 3-7/8" X 90'	9	2130	5814 Marion St.	59th Wd.	Front: 21' 9-3/4" X 60'
9	2043	1429-33 W Bristol St.	43rd Wd.	Front: 60' X 83' 6"	9	2131	5036 Market St.	60th Wd.	Front: 21' X 114' 6"
9	2044	1642 W. Bristol St.	13th Wd.	Front: Irregular Size Property	9	2132	5246 Market St.	60th Wd.	Front: 15' X 77'
9	2045	1936 Brunner St.	13th Wd.	Front: 13' 5" X 62'	9	2133	5522 Market St.	60th Wd.	Front: 15' 6-3/4" X 120' 6"
9	2046	3699 Calumet St.	38th Wd.	Front: Irregular Size Property	9	2134	5548 Market St.	60th Wd.	Front: 16' X 124' 6"
9	2047	2118 Cecil B. Moore Ave. A/K/A 2118 W Columbia Ave.	47th Wd.	Front: 18' 2" X 86'	9	2135	6041 Market St.	34th Wd.	Front: 16' X 90'
9	2048	2221 Cedar St.	31st Wd.	Front: 18' X 55'	9	2136	6221 Market St.	34th Wd.	Front: 16' 1/2" X 81'
9	2049	305 Cherry St.	5th Wd.	Front: 17' 7" X 89'	9	2137	1339 N Marston St.	29th Wd.	Front: 18' 6" X 100'
9	2050	6124 Chestnut St.	3rd Wd.	Front: 15' 2" X 115' 2"	9	2138	3526 N Marvine St.	43rd Wd.	Front: 15' 3" X 89' 4-1/2"
9	2051	1604 W Clearfield St.	11th Wd.	Front: 15' X 57'	9	2139	4555 N Marvine St.	49th Wd.	Front: 15' 8" X 81' 1-1/4"
9	2052	6222 Clearview St.	59th Wd.	Front: Irregular Size Property	9	2140	5841 Master St.	4th Wd.	Front: 15' 6" X 74' 4-3/4"
9	2053	639 E. Clementine St.	33rd Wd.	Front: 14' 3" X 50'	9	2141	1938 Mc Clellan St.	48th Wd.	Front: 14' X 47'
9	2055	3501 W Clearfield St.	38th Wd.	Front: Irregular Size Property	9	2142	726 Mc Kean St.	39th Wd.	Front: 14' X 63'
9	2056	1408 S. Colorado St.	36th Wd.	Front: 14' X 48'	9	2143	5649 McMahan Ave.	12th Wd.	Front: Irregular Size Property
9	2057	1857 Conlyn St.	17th Wd.	Front: 16' X 102'	9	2144	5535 Media St.	4th Wd.	Front: 16' X 87'
9	2058	1436 N. Corlies St.	29th Wd.	Front: 14' 2 X 47'	9	2145	5422 Morse St.	52nd Wd.	Front: 16' X 76' 6"
9	2059	1635 N Corlies St.	32nd Wd.	Front: 15' 6-1/4" X 54' 7"	9	2146	2120 Mountain St.	36th Wd.	Front: 14' X 47'
9	2060	849 E Cornwall St.	33rd Wd.	Front: 14' 3-1/2" X 71'	9	2147	1245 N Myrtlewood St.	29th Wd.	Front: 14' X 50'
9	2061	2135 Cross St.	36th Wd.	Front: 14' X 47'	9	2148	1431 N. Myrtlewood St.	29th Wd.	Front: 13' 11" X 46'
9	2062	6651 Crowson St.	22nd Wd.	Front: 20' 4-1/2" X 90'	9	2149	1801 N Newkirk St.	32nd Wd.	Front: 15' 4" X 59'
9	2063	3445 Crystal St.	33rd Wd.	Front: 14' 2" X 42' 6"	9	2150	6020 N Norwood St.	17th Wd.	Front: 14' 2-3/4" X 85' 6"
9	2064	3467 Crystal St.	33rd Wd.	Front: 14' 5" X 42' 6"	9	2151	6144 N. Norwood St.	17th Wd.	Front: 14' X 90'
9	2065	3458 "D" St.	7th Wd.	Front: 14' 4" X 70'	9	2152	2636 Oakford St.	36th Wd.	Front: 14' X 55'
9	2066	935 W. Dakota St.	37th Wd.	Front: 16' 7" X 60'	9	2153	4712 Old York Rd.	49th Wd.	Front: Irregular Size Property
9	2067	5605 Devon St.	12th Wd.	Front: Irregular Size Property	9	2154	932 E Ontario St.	33rd Wd.	Front: 15' X 71' 6"
9	2068	107 E Duval St.	59th Wd.	Front: Irregular Size Property	9	2155	7028 W Passyunk Ave.	40th Wd.	Front: Irregular Size Property
9	2069	308 N. Edgewood St.	34th Wd.	Front: 19' X 105'	9	2156	551 E Penn St.	12th Wd.	Front: Irregular Size Property
9	2070	6522 Elmwood Ave.	40th Wd.	Front: 16' X 95'	9	2157	5804-06 N Penn St.	62nd Wd.	Front: Irregular Size Property
9	2071	2918-22 Ellsworth St.	36th Wd.	Front: 42' X 70'	9	2158	1242 E Price St.	59th Wd.	Front: 15' X 65'
9	2072	7907 Fayette St.	50th Wd.	Front: 17' 11" X 90'	9	2159	3945 Priscilla St.	13th Wd.	Front: 14' X 52'
9	2073	1466 N. Felton St.	34th Wd.	Front: 15' X 54'	9	2160	3319 Rand St.	33rd Wd.	Front: 14' X 43'
9	2074	5848 Fernwood St.	3rd Wd.	Front: 15' 5-1/2" X 77' 6"	9	2161	3321 Rand St.	33rd Wd.	Front: 14' X 43'
9	2075	1633 Fillmore St.	23rd Wd.	Front: Irregular Size Property	9	2162	3311 Rand St.	33rd Wd.	Front: 14' X 43'
9	2076	2209 E Firth St.	31st Wd.	Front: 14' X 57'	9	2163	3623 N Randolph St.	43rd Wd.	Front: 20' 3-1/2" X 73' 2"
9	2077	2837 Frankford Ave.	25th Wd.	Front: Irregular Size Property	9	2164	4830 Rutland St.	23rd Wd.	Front: Irregular Size Property
9	2078	1633 French St. A/K/A 1633 W French St.	32nd Wd.	Front: 14' 6" X 60'	9	2165	3112 Reach St.	33rd Wd.	Front: 14' 2" X 50'
9	2079	3108 "G" St.	33rd Wd.	Front: 14' 1" X 55'	9	2166	2554 S Reese St.	39th Wd.	Front: 16' X 47'
9	2080	4049 Glendale St.	33rd Wd.	Front: 14' 3" X 65'	9	2167	3329 Ridge Ave.	28th Wd.	Front: Irregular Size Property
9	2081	2817 Germantown Ave.	37th Wd.	Front: Irregular Size Property	9	2168	1125 Rising Sun Ave.	43rd Wd.	Front: Irregular Size Property
9	2082	3031 Germantown Ave.	37th Wd.	Front: Irregular Size Property	9	2169	226 W Rittenhouse St.	59th Wd.	Front: 22' X 150'
9	2083	4108 Germantown Ave.	13th Wd.	Front: Irregular Size Property	9	2170	628 W Roosevelt Blvd.	49th Wd.	Front: Irregular Size Property
9	2084	4941 Germantown Ave.	12th Wd.	Front: 20' X 97'	9	2171	4731 Rorer St.	42nd Wd.	Front: 15' X 80'
8	2085	5106-08 Germantown Aye.	12th Wd.	Front: Irregular Size Property	9	2172	6019 Ross St.	59th Wd.	Front: 16' X 64'
8	2086	1933 Gerritt St.	36th Wd.	Front: 13-3/10' X 56'	9	2173	1813-25 E Russell St.	45th Wd.	Front: Irregular Size Property
8	2087	2034 Gerritt St.	36th Wd.	Front: 14' X 48'	9	2174	2112 St. Albans St.	30th Wd.	Front: 15' X 50'
8	2088	2036 Gerritt St.	36th Wd.	Front: 14' X 48'					

Tax Collection Sale

City of Philadelphia TAX COLLECTION SALE

Sale . . . Under provisions of Act of Assembly May 16, 1923, P.L. 207 and the Amendments thereto, and as required by the Act of March 15, 1956 - No. 388, subject to the right of redemption as provided by law, real estate as follows:

Properties to be sold by **Jewell Williams, Sheriff**
10:00 a.m. Thursday, January 26, 2012 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
9	2175	60 N Salford St.	4th Wd.	Front: Irregular Size Property	9	2188	656 E Thayer St.	33rd Wd.	Front: 14' X 45' 6"
9	2176	88 E. Seymour St.	12th Wd.	Front: Irregular Size Property	9	2189	6335 Theodore St.	40th Wd.	Front: 14' X 60'
9	2177	1156 E. Sedgley Ave.	33rd Wd.	Front: 20' X 145'	9	2190	6000 W Thompson St.	34th Wd.	Front: 16' 8" X 97'
9	2178	2411 S Sheridian St.	39th Wd.	Front: 14' X 49'	9	2191	1102 E Tioga St.	33rd Wd.	Front: 15' 1" X 85'
9	2179	525 Sigel St.	1st Wd.	Front: 13' 10" X 48'	9	2192	1981 Wakeling St.	62nd Wd.	Front: Irregular Size Property
9	2180	2214 Sigel St.	48th Wd.	Front: 14' 3" X 50'	9	2193	5847 Walnut St.	60th Wd.	Front: 15' 6" X 120'
9	2181	5919 Spruce St.	3rd Wd.	Front: 15' 5-1/2" X 100'	9	2194	2722 Wharton St.	36th Wd.	Front: 14' 6-1/2" X 60'
9	2182	4840 Stenton Ave.	12th Wd.	Front: 15' X 54'	9	2195	815 E. Willard St.	33rd Wd.	Front: 14' 3" X 50'
9	2183	2609 W Sterner St.	28th Wd.	Front: 15' 6-3/8" X 45'	9	2196	1211 Wood St.	5th Wd.	Front: 20' X 35' 7-1/2"
9	2184	1552 S Stillman St.	36th Wd.	Front: 14' X 44'	9	2197	236 W Wmoreland St.	7th Wd.	Front: 15' 2" X 77' 6"
9	2185	5625 Stokes St.	12th Wd.	Front: Irregular Size Property	9	2198	5508 Wyalusing Ave.	4th Wd.	Front: Irregular Size Property
9	2186	3009 N Taney St.	38th Wd.	Front: 14' X 45' 3"	9	2199	6602 N Uber St.	10th Wd.	Front: 15' 11" X 74' 6"
9	2187	3135 N Taylor St.	38th Wd.	Front: 15' X 90'	9	2200	1220 W Venango St.	43rd Wd.	Front: Irregular Size Property

TAX COLLECTION SALE CONDITIONS OF SHERIFF'S SALE

Effective: April 2000

- Ten percent of the highest bid for each property auctioned off shall be deposited in cash, certified check, attorney's check or money order with the Sheriff by each bidder when their bid is registered, provided that in no case shall less than \$500.00 be deposited, otherwise upon failure or refusal to make such deposit, the bidder shall lose all benefit of the bid and the property may be immediately offered again and sold unless a second bid has been registered, then, the second bidder will take the property at the highest bid price.
- The balance of the purchase money must be deposited in cash, certified check, attorney's check or money order together with a certification from the Department of Revenue for execution by the highest bidder to the Sheriff at his office within 30 days from the date of sale. An extension of time for an additional 30 days may be granted at the discretion of the Sheriff upon written request from the buyer requesting the same, except when a second bidder has been duly registered. Also, if the first bidder does not complete settlement with the Sheriff within the thirty [30] day time limit and a second bid was registered at the sale, the second bidder shall be granted the same thirty [30] day time limit to make settlement with the Sheriff on their second bid. Thereafter, the Sheriff shall be at liberty to return the decree to the courts and the sale of said property will be marked as "Terms of Sale Not Complied."
- A second bid must be registered on any property immediately after it is sold. The second bidder must present the same amount of deposit that the highest bidder delivers to the Sheriff at the sale. An extension of time under no circumstances will be granted or honored by the Sheriff whenever a second bid is registered on a property at the sale.
- No personal checks, drafts or promises to pay will be accepted in lieu of cash, certified check, attorney's check or money order made payable to the Sheriff of Philadelphia.
- The deposit made by any bidder who fails to comply with the above conditions of sale, shall be forfeited and the funds will be applied to the Sheriff's costs, then to any municipal claims that the City of Philadelphia has on the property. Finally, if a balance still remains, a Sheriff's Distribution Policy will be ordered and the money will be distributed accordingly.
- The first bid or opening bid on each property shall be a sum sufficient to pay all Sheriff's costs, in addition to the amount of the original tax lien. Each successive bid thereafter shall be One Hundred Dollars above the last amount stated. If there is no other bid price above the opening bid price, the property shall be sold by the auctioneer to the attorney on the decree at that price.
- The Sheriff reserves the right to grant further extension of time to settle and further reserves the right to refuse bids from bidders who fail to enter deposits on their bids, failed to make settlement or make fraudulent bids or any other behavior which causes disruption of the Sheriff Sale. Said bidders shall be so refused for the sale in which said behavior occurred and for said further period of time as the Sheriff in his discretion shall determine.
- The Sheriff requires from each successful purchaser before settlement, certification from the Department of Revenue of the City of Philadelphia, that the successful purchaser is not more than one [1] year delinquent in paying real estate taxes on any properties owned by said purchaser with the City of Philadelphia, or that the purchaser is under agreement with the City of Philadelphia for repayment of any taxes due the City. The Sheriff reserves the right to waive the requirements of said certification when the said certification has been reasonably requested but has not been received.
- The Sheriff will not acknowledge a deed to any individual or entity using an unregistered fictitious name and may, at his discretion, require proof of the identity of the purchaser or the registration of a fictitious name. The bid of an unregistered fictitious name shall be forfeited as if the bidder failed to meet the terms of sale.
- All bidders are advised to remain at the sale until the last property is sold. The Sheriff reserves the right to re-sell any property at any time before the end of the sale, upon the successful bidders' failure to tender the required deposit. The Sheriff reserves the right to postpone or stay the sale of any property in which the attorney on the decree has not appeared and/or is not present at the sale.

The Legal Intelligencer

DELAWARE BUSINESS COURT INSIDER

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