

**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 Office of the Sheriff, City and County of Philadelphia  
10:00 a.m. Thursday, February 19, 2015 at the First District Plaza, 3801 Market Street, Jewell Williams, Sheriff

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1502	2001	219 Mountain Street	1st wd.	Front: 15'3"x60'	1502	2052	218 Garrett Street a/k/a 218 E. Garrett Street	22nd wd.	Front: 15'x60'
1502	2002	722 South 60th Street	3rd wd.	Front: 15'8"x100'	1502	2053	1808 Church Street	23rd wd.	Irregular Size Property
1502	2003	5811 Windsor Street	3rd wd.	Front: 15'6"x64'	1502	2054	2111 Orthodox Street	23rd wd.	Front: 20'x100'
1502	2004	159 N. Yewdall Street	4th wd.	Front: 15'1"x55'	1502	2055	618 North 39th Street	24th wd.	Front: 15'10"x60'
1502	2005	106 N. Yewdall Street	4th wd.	Front: 15'x56'6"	1502	2056	3912 Aspen Street	24th wd.	Front: 16'x90'
1502	2006	411 North Sickels Street	4th wd.	Irregular Size Property	1502	2057	1137 Union Street a/k/a 1137 North Union Street	24th wd.	Front: 15'x47'
1502	2007	5621 Appletree Street	4th wd.	Front: 14'2"x47'	1502	2058	2144 East Orleans Street	25th wd.	Irregular Size Property
1502	2008	5612 Hunter Street	4th wd.	Front: 15'x80'	1502	2059	2835 Agate Street	25th wd.	Front: 14'x46'
1502	2009	5650 Hunter Street	4th wd.	Front: 15'3-1/4"x80'	1502	2060	2510 S. 22nd Street	26th wd.	Irregular Size Property
1502	2010	1019 Buttonwood Street	5th wd.	Front: 16'x57'	1502	2061	1222 South St. Bernard Street	27th wd.	Front: 944 Sq Ft
1502	2011	4138 Poplar Street	6th wd.	Front: 16'x88'	1502	2062	2551 North Marston Street	28th wd.	Irregular Size Property
1502	2012	4140 Poplar Street	6th wd.	Front: 16'x88'	1502	2063	2826 W. Albert Street	28th wd.	Irregular Size Property
1502	2013	911 N. 43rd Street	6th wd.	Front: 15'4"x77'	1502	2064	2425 W. Oakdale Street	28th wd.	Front: 14'2"x60'
1502	2014	2922 Mutter St. a/k/a 2922 N. Mutter St	7th wd.	Front: 13'10"x43'6"	1502	2065	2505 W. Seltzer Street	28th wd.	Front: 14'5-3/4"x42'
1502	2015	252 East Stella Street	7th wd.	Front: 14'x43'6"	1502	2066	2406 North 30th Street	28th wd.	Front: 16'x63'6"
1502	2016	236 E. Clearfield Street	7th wd.	Front: 14'x59'6"	1502	2067	2413 North Patton Street	28th wd.	Front: 14'x50'
1502	2017	3045 Gransback Street	7th wd.	Front: 14'x45'6"	1502	2068	2919 W. Lehigh Avenue	28th wd.	Front: 15'x75'
1502	2018	441 West Butler Street	7th wd.	Front: 14'10"x67'	1502	2069	2429 Master Street	29th wd.	Front: 20'3"x48'8-1/2"
1502	2019	253 East Westmoreland Street	7th wd.	Front: 15'6"x70'	1502	2070	2114 East Dauphin Street	31st wd.	Front: 16'x53'
1502	2020	2025 Delancey Place	8th wd.	Front: 22'8"x93'	1502	2071	2176 East Huntingdon Street	31st wd.	Irregular Size Property
1502	2021	3145 North Carlisle Street	11th wd.	Front: 14'1/2"x51'	1502	2072	2148 E. Albert Street	31st wd.	Front: 12'x45'
1502	2022	3143 North 15th Street	11th wd.	Front: 16'x81'6"	1502	2073	1866 North Uber Street a/k/a 1866 Uber Street	32nd wd.	Front: 12'10"x51'7"
1502	2023	3124 N. Bancroft Street	11th wd.	Front: 14'x46'6"	1502	2074	1859 North 27th Street	32nd wd.	Front: 15'6"x68'6"
1502	2024	2722 North Croskey Street	11th wd.	Front: 14'6"x45'	1502	2075	3002 Fountain Street a/k/a W. Fountain Street	32nd wd.	Front: 15'1/2"x60'6"
1502	2025	2944 N. 23rd Street	11th wd.	Front: 15'x60'	1502	2076	622 E. Clementine Street	33rd wd.	Front: 14'3"x50'
1502	2026	3528 North Smedley Street	11th wd.	Front: 13'6"x49'4"	1502	2077	624 E. Clementine Street	33rd wd.	Front: 14'3"x50'
1502	2027	3313 N. 18th Street	11th wd.	Front: 15'2"x98'	1502	2078	643 E. Lippincott Street	33rd wd.	Front: 14'3"x50'
1502	2028	173 W. Seymour Street	12th wd.	Irregular Size Property	1502	2079	6033 Haverford Avenue	34th wd.	Front: 16'x87'
1502	2029	4830 Germantown Avenue	12th wd.	Front: 15'7"x81'	1502	2080	618 North 63rd Street	34th wd.	Front: 16'x125'
1502	2030	5017 Knox Street	12th wd.	Irregular Size Property	1502	2081	893 Sanger Street	35th wd.	Front: 14'10"x70'
1502	2031	1411 Lenox Avenue	12th wd.	Front: 14'x72'	1502	2082	1338 South Dover Street	36th wd.	Front: 14'x52'
1502	2032	4539 North Carlisle Street	13th wd.	Front: 19'6"x82'	1502	2083	1225 West Lehigh Avenue	37th wd.	Front: 16'x148'
1502	2033	4450 North 15th Street	13th wd.	Front: 19'3"x80'	1502	2084	613 W. Allegheny Avenue	37th wd.	Irregular Size Property
1502	2034	4529 North Smedley Street	13th wd.	Front: 15'7"x80'	1502	2085	2840 North Taylor Street	38th wd.	Front: 14'4"x45'4-3/4"
1502	2035	4513 N. 18th Street	13th wd.	Front: 16'x62'	1502	2086	2916 N. 25th Street	38th wd.	Front: 15'5"x60'
1502	2036	1612 Rowan Street	13th wd.	Front: 24'x37'2-3/8"	1502	2087	3027 North Stillman Street	38th wd.	Front: 14'x45'9"
1502	2037	817 North 20th Street	15th wd.	Front: 16'x100'	1502	2088	3125 North 29th Street	38th wd.	Front: 14'8"x56'
1502	2038	2319-23 N. Smedley Street	16th wd.	Irregular Size Property	1502	2089	2441 W. Toronto Street	38th wd.	Front: 14'4-1/2"x45'4"
1502	2039	2314 N. 17th Street	16th wd.	Front: 16'x67'10"	1502	2090	2928 W. Clementine Street a/k/a 2928 Clementine Street	38th wd.	Front: 14'x37'6"
1502	2040	2362 N. Colorado Street	16th wd.	Front: 14'1"x50'	1502	2091	354 Mercy Street	39th wd.	Front: 14'x46'9-3/4"
1502	2041	1553 West Tucker Street	16th wd.	Front: 14'x53'	1502	2092	2130 S. 57th Street	40th wd.	Front: 16'x75'
1502	2042	2258 North Gratz Street	16th wd.	Front: 14'x45'6"	1502	2093	6313-17 Dicks Avenue	40th wd.	Front: 75'x125'
1502	2043	2327 N. Garnet Street	16th wd.	Front: 14'3"x50'	1502	2094	2117 Fraley Street	41st wd.	Irregular Size Property
1502	2044	2338 West Sergeant Street	16th wd.	Front: 14'5"x53'6"	1502	2095	6026 Vine Street	34th wd.	Front: 16'6"x72'
1502	2045	1827 W Huntingdon Street	16th wd.	Front: 14'2"x67'	1502	2096	5117 Aspen Street	44th wd.	Front: 16'x80'
1502	2046	1444 West Nedro Avenue	17th wd.	Front: 16'4"x100'	1502	2097	521 N. 52nd Street	44th wd.	Front: 15'8"x80'
1502	2047	1513 Widener Place	17th wd.	Irregular Size Property					
1502	2048	6328 N. Woodstock Street	17th wd.	Irregular Size Property					
1502	2049	6057 E. Wister Street	17th wd.	Front: 21'x90'					
1502	2050	1941 Waterloo Street a/k/a 1941 North Waterloo Street	18th wd.	Front: 13'1"x40'9"					
1502	2051	3219 North Reese Street	19th wd.	Front: 14'2-1/2"x49'					

*Tax Sale continues on 18*

**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 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 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 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.

## 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:

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Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1502	2098	4958 West Thompson Street	44th wd.	Front: 15'6"x75'	1502	2117	1615 S. 56th Street	51st wd.	Front: 15'4"x63'
1502	2099	1314 N. 53rd Street	44th wd.	Front: 15'10"x90'	1502	2118	5710 Belmar Street	51st wd.	Front: 14'4"x60'
1502	2100	1332 North 53rd Street	44th wd.	Front: 16'x95'	1502	2119	1911 South Ithan Street	51st wd.	Front: 15'x62'3"
1502	2101	1530 N. Peach Street	44th wd.	Irregular Size Property	1502	2120	1951 South Ithan Street	51st wd.	Front: 15'x62'x3"
1502	2102	1855 E. Venango Street	45th wd.	Front: 15'10-1/2"x59'8"	1502	2121	5444 W. Montgomery Avenue	52nd wd.	Irregular Size Property
1502	2103	4725 Cedar Avenue	46th wd.	Front: 25'x115'	1502	2122	1033 East Chelton Avenue	59th wd.	Front: Irregular Size Property
1502	2104	5756 Hazel Avenue	46th wd.	Front: 15'x65'	1502	2123	1340 East Haines Street	59th wd.	Front: 15'x74'
1502	2105	5547 Webster Street	46th wd.	Front: 15'x110'	1502	2124	5935 Wayne Avenue	59th wd.	Front: 25'x156'8-1/8"
1502	2106	730 South Alden Street	46th wd.	Front: 15'x61'4"	1502	2125	4647 Walnut Street	60th wd.	Front: 16'4"x115'2"
1502	2107	2805 Winton Street	48th wd.	Front: 14'x50'	1502	2126	5515 Locust Street	60th wd.	Front: 16'x75'9-1/2"
1502	2108	547 W. Luray Street	49th wd.	Front: 14'8"x110'	1502	2127	5818 N. Marshall Street	61st wd.	Irregular Size Property
1502	2109	4852 North Hutchinson Street	49th wd.	Front: 15'x81'6-1/2"	1502	2128	1013 West Huntingdon Street	37th wd.	Front: 15'x67'
1502	2111	1525 S. Wilton Street	51st wd.	Front: 1068 Sq Ft	1502	2129	6829 Old York Road	22nd wd.	Irregular Size Property
1502	2112	920 S. Conestoga Street	51st wd.	Front: 15'x52'	1502	2130	1420 Locust Street, Unit 23I	8th wd.	Irregular Size Property
1502	2113	5537 Elliott Street	51st wd.	Front: 15'x62'	1502	2131	3648 Frankford Avenue	45th wd.	Irregular Size Property
1502	2114	1433 South 58th Street	51st wd.	Front: 16'x81'					
1502	2115	5624 Willows Avenue	51st wd.	Front: 15'1"x81'6"					
1502	2116	5522 Pentridge Street	51st wd.	Front: 16'x65'					

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Effective: April 2000

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- No personal checks, drafts or promises to pay will be accepted in lieu of 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.
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- 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.
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