

**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, March 20, 2014 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1403	2001	272 South 60th Street	3rd wd.	Front: 16'x80'	1403	2046	4733 Hawthorne Street	23rd wd.	IRREGULAR SIZE PROPERTY
1403	2002	6013 Delancey Street	3rd wd.	Front: 16'x62'	1403	2047	4603 Adams Avenue	23rd wd.	IRREGULAR SIZE PROPERTY
1403	2003	5948 Cedar Ave	3rd wd.	Front: 15'x117'	1403	2048	3921 Willow Street	24th wd.	Front: 14'6-1/4"x50'5"
1403	2004	142 N 54th Street	4th wd.	Front: 15'1"x57'	1403	2049	3952 Melon Street	24th wd.	Front: 15'x79'6"
1403	2005	5627 Appletree Street	4th wd.	Front: 14'2"x47'	1403	2050	3826 Olive Street	24th wd.	Front: 14'x67'
1403	2006	5620 Cherry Street	4th wd.	Front: 14'2"x50'	1403	2051	3860 Aspen Street	24th wd.	Front: 16'x90'
1403	2007	236 North 58th Street	4th wd.	Front: 15'11"x72"	1403	2052	2331 E Ann Street	25th wd.	Front: 15'6"x61'11-5/8"
1403	2008	400 North 58th Street	4th wd.	Front: 15'4"x91'6"	1403	2053	2841 Belgrade Street	25th wd.	Front: 18'x120'
1403	2009	1327 N Hobart St	4th wd.	Front: 15'x57'	1403	2054	2305 East Cambria Street	25th wd.	Front: 14'x67'2"
1403	2010	724 N Bodine St	5th wd.	Front: 14'5-3/4"x40'6-1/4"	1403	2055	2812 Agate Street	25th wd.	Front: 14'x50'
1403	2011	709 North 42nd Street	6th wd.	IRREGULAR SIZE PROPERTY	1403	2056	3023 Weikel Street	25th wd.	Front: 14'6"x76'
1403	2012	612 Brooklyn Street aka 612 North Brooklyn Street	6th wd.	Front: 16'x55'	1403	2057	3116 Weikel Street	25th wd.	Front: 14'x53'6"
1403	2013	707 N 43rd St	51st wd.	Front: 20'x85'	1403	2058	2871 Amber St	25th wd.	Front: 12'x50'
1403	2014	4255 Ogden Street	6th wd.	Front: 15'8"x73'6"	1403	2059	3025 Amber Street	25th wd.	Front: 12'6"x51'
1403	2015	4130 Poplar Street	6th wd.	Front: 16'x88'	1403	2060	2618 W Cumberland St	28th wd.	IRREGULAR SIZE PROPERTY
1403	2016	830 N Holly St	6th wd.	Front: 15'x115'	1403	2061	2436 W Firth St	28th wd.	Front: 14'3"x47'6-3/4"
1403	2017	872 North Holly Street	6th wd.	Front: 20'x115'	1403	2062	3024 W Colona Street	28th wd.	Front: 14'6"x61'
1403	2018	833 Brooklyn Street	6th wd.	Front: 14'x43'	1403	2063	2341 Turner Street aka 2341 West Turner Street	29th wd.	Front: 14'2"x59'
1403	2019	915 North 43rd Street	6th wd.	Front: 15'4"x77'	1403	2064	1441 N Myrtlewood Street	29th wd.	Front: 14'1/2"x46'
1403	2020	3052 N Lee Street	7th wd.	Front: 14'x45'	1403	2065	2530 Amber Street	31st wd.	IRREGULAR SIZE PROPERTY
1403	2021	3154 Arbor Street	7th wd.	Front: 14'1"x48'8"	1403	2066	2473 Amber Street	31st wd.	Front: 14'3"x64'
1403	2022	3457 Ormes St	7th wd.	Front: 14'x46'	1403	2067	2626 Tilton St	31st wd.	Front: 12'x29'6"
1403	2023	3243 Boudinot Street	7th wd.	Front: 14'x50'	1403	2068	2009 E Fletcher St	31st wd.	IRREGULAR SIZE PROPERTY
1403	2024	2955 North Bonsall Street	11th wd.	Front: 14'x45'	1403	2069	2051 East Hagert Street	31st wd.	Front: 14'x65'
1403	2025	1902 W Hilton Street	11th wd.	IRREGULAR SIZE PROPERTY	1403	2070	2070 East Letterly Street	31st wd.	Front: 14'x60'3"
1403	2026	3312 North 17th Street	11th wd.	Front: 20'x105'	1403	2071	1942 E Firth Street	31st wd.	Front: 12'x65'6"
1403	2027	3410 North 17th Street	11th wd.	Front: 16'3"x117'	1403	2072	2709 W Montgomery Ave	32nd wd.	Front: 14'10"x60'
1403	2028	532 East Penn Street	12th wd.	Front: 15'x77'6"	1403	2073	3250 Kensington Avenue	33rd wd.	Front: 16'x65'
1403	2029	5542 Crowson Street	12th wd.	Front: 15'x51'4-1/4"	1403	2074	1345 E Luzerne Street	33rd wd.	Front: 14'11"x75'7-1/2"
1403	2030	5235 Pulaski Avenue	12th wd.	IRREGULAR SIZE PROPERTY	1403	2075	122 N Millick St	34th wd.	Front: 15'2"x67'
1403	2031	1820 Brunner St aka 1820 W Brunner St	13th wd.	Front: 15'2"x76'	1403	2076	1641 North 61st Street	34th wd.	Front: 15'x90'
1403	2032	4519 N 19th St	13th wd.	Front: 15'x84'5"	1403	2077	901 North 64th Street	34th wd.	Front: 36'x90'
1403	2033	4611 Fernhill Road	13th wd.	Front: 16'x74'	1403	2078	926 N 66th Street	34th wd.	Front: 15'x67'
1403	2034	2306 North 15th Street	16th wd.	Front: 18'x88'11"	1403	2079	5104 Roosevelt Blvd aka 5104 East Roosevelt Blvd	35th wd.	IRREGULAR SIZE PROPERTY
1403	2035	2350 North 16th Street	16th wd.	Front: 19'x95'	1403	2080	2132 Latona Street	36th wd.	Front: 14'x46'3"
1403	2036	1510 West York Street	16th wd.	Front: 15'7"x44'	1403	2081	1211 South Bucknell Street	36th wd.	Front: 14'x52'
1403	2037	1505 West Firth Street	16th wd.	Front: 14'8-1/2"x49'4"	1403	2082	1351 S Taylor Street	36th wd.	Front: 15'x51'6"
1403	2038	1608 West Lindley Avenue aka 1608 Lindley Avenue	17th wd.	Front: 25'x100'	1403	2083	2620 Sears Street	36th wd.	Front: 14'x50'6"
1403	2039	6002 North 16th Street	17th wd.	IRREGULAR SIZE PROPERTY	1403	2084	1262 S Newkirk Street	36th wd.	Front: 15'x47'6"
1403	2040	6143 Ogontz Ave	17th wd.	IRREGULAR SIZE PROPERTY	1403	2085	1320 South 31st Street	36th wd.	Front: 15'7"x64'
1403	2041	1623 Cadwallader St aka 1623 N Cadwallader St aka 1623 Cadwallder St	18th wd.	IRREGULAR SIZE PROPERTY	1403	2086	2147 Cross Street	36th wd.	Front: 14'x50'
1403	2042	2748 North 2nd Street	19th wd.	Front: 14'x70'9"	1403	2087	1938 Tasker Street	36th wd.	Front: 14'x64'
1403	2043	635 Diamond Street aka 635 W Diamond Street	20th wd.	Front: 15'10"x65'1-3/4"	1403	2088	2053 Fernon Street	36th wd.	Front: 14'x44'
1403	2044	2030 N 8th Street	20th wd.	Front: 15'6"x99'1-1/8"	1403	2089	1817 Mountain Street	36th wd.	Front: 14'x47'6"
1403	2045	56 E Montana St aka 56 Montana St	22nd wd.	Front: 16'3"x56'10"	1403	2090	2143 Mountain Street	36th wd.	Front: 15'x47'
					1403	2091	1916 Pierce Street	36th wd.	Front: 14'x45'3"
					1403	2092	1542 South Cleveland Street aka 1542 South Cleveland Avenue	36th wd.	Front: 15'x47'6"

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

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10:00 a.m. Thursday, March 20, 2014 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1403	2093	1515 S Capitol St	36th wd.	Front: 14'x44'	1403	2123	819 South 58th Street	46th wd.	Front: 22'8"x72'
1403	2094	1550 S Capitol St.	36th wd.	Front: 14'x44'	1403	2124	1805 Hoffman Street	48th wd.	Front: 14'x47'
1403	2095	2326 Gerritt Street	36th wd.	Front: 14'x50'	1403	2125	4630 North 11th Street	49th wd.	Front: 15'6"x85'
		aka 2326 W Gerritt Street			1403	2126	1008 Wagner Avenue	49th wd.	IRREGULAR SIZE PROPERTY
1403	2096	2336 West Gerritt Street	36th wd.	Front: 14'x50'	1403	2127	6318 North Park Avenue	49th wd.	Front: 40'x116'9-7/8"
		aka 2336 Gerritt Street			1403	2128	727 S 50th Street	25th wd.	Front: 15'6"x61'11-5/8"
1403	2097	2328 Dickinson Street	36th wd.	Front: 15'x69'	1403	2129	1033 S 50th Street	51st wd.	Front: 15'6"x72'
1403	2098	1541 S Dover Street	36th wd.	Front: 14'x49'	1403	2130	5006 Pentridge Street	51st wd.	Front: 18'x120'
1403	2099	1605 S 18th St	36th wd.	Front: 16'x63'	1403	2131	5443 Florence Avenue	51st wd.	Front: 16'x64'
1403	2100	2604 North Jessup Street	37th wd.	Front: 16'x56'	1403	2132	5648 Beaumont St	51st wd.	Front: 16'x56'6"
1403	2101	2815 N 26th St	38th wd.	Front: 20'6"x60'			aka 5648 Beaumont Avenue		
1403	2102	105 Emily Street	39th wd.	Front: 13'x46'	1403	2133	1743 S Frazier Street	51st wd.	IRREGULAR SIZE PROPERTY
1403	2103	2349 S Front St aka 2349 Front St	39th wd.	Front: 15'4"x58'	1403	2134	5302 Lebanon Avenue	52nd wd.	Front: 16'x115'
1403	2104	2549 South Philip Street	39th wd.	Front: 14'3"x50'	1403	2135	2414 N 54th Street	51st wd.	IRREGULAR SIZE PROPERTY
1403	2105	729 Dudley Street	39th wd.	Front: 14'x46'	1403	2136	9031 Convent Avenue	57th wd.	IRREGULAR SIZE PROPERTY
1403	2106	732 Mercy St	39th wd.	Front: 13'6"x42'	1403	2137	511 Foster Street	58th wd.	IRREGULAR SIZE PROPERTY
1403	2107	618 Cantrell Street	39th wd.	Front: 14'x48'	1403	2138	5846 Brush Road	59th wd.	Front: 16'2"x80'
1403	2108	1827 S Cecil Street	40th wd.	Front: 15'x53'	1403	2139	106 East Washington Lane	59th wd.	Front: 27'10"x110'
1403	2109	6509 Regent Street	40th wd.	Front: 14'4"x58'6"	1403	2140	218 W Pomona Street	36th wd.	Front: 14'x115'
1403	2110	4534 Teesdale Street	41st wd.	Front: 18'3"x80'	1403	2141	5421 Delancey Street	60th wd.	Front: 15'x62'
1403	2111	5431 N Front St	42nd wd.	IRREGULAR SIZE PROPERTY	1403	2142	108 Rosemar Street	61st wd.	Front: 15'10"x70'
1403	2112	184 West Fisher Avenue	42nd wd.	Front: 21'11"x90'5"			aka 108 West Rosemar Street		
1403	2113	3136 North Camac Street	43rd wd.	Front: 15'x84'	1403	2143	103 East Walnut Park Drive	61st wd.	IRREGULAR SIZE PROPERTY
1403	2114	3818 North 10th Street	43rd wd.	Front: 16'x54'	1403	2144	720 Marchman Road	63rd wd.	IRREGULAR SIZE PROPERTY
1403	2115	3750 North Park Avenue	43rd wd.	Front: 17'x80'			aka 720 Marchman Street		
1403	2116	819 South 58th Street	46th wd.	Front: 22'8"x72'	1403	2145	731 West Rockland Street	42nd wd.	Front: 22'4-1/2"x82'
1403	2117	3936 North 9th Street	43rd wd.	Front: 16'x51'	1403	2146	4138 Lancaster Avenue	6th wd.	IRREGULAR SIZE PROPERTY
1403	2118	5124 Folsom Street	44th wd.	Front: 15'x50'	1403	2147	4268-78 Whitaker Avenue	42nd wd.	IRREGULAR SIZE PROPERTY
1403	2119	331 N 52nd Street	44th wd.	IRREGULAR SIZE PROPERTY	1403	2148	3301 Welsh Road	64th wd.	IRREGULAR SIZE PROPERTY
1403	2120	3328 Edgemont Street	45th wd.	Front: 16'x80'9-1/2"	1403	2149	3000 Master Street, Unit K	29th wd.	IRREGULAR SIZE PROPERTY
1403	2121	3524 Braddock Street	45th wd.	Front: 15'3"x47'	1403	2150	87 East Ashmead Street	12th wd.	Front: 23'1"x56'5-3/4"
1403	2122	528 South 55th Street	46th wd.	Front: 15'x78'6"					

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- 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."
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