

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, April 24, 2014 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1404	2001	511 Dickinson Street	1st wd.	Front: 22'x76'	1404	2050	848 Union Street	24th wd.	Front: 15'x71'
1404	2002	5941 Pine Street	3rd wd.	Front: 16'x100'			aka 848 North Union Street		
1404	2003	5840 Pemberton Street	46th wd.	Front: 15'x62'6"	1404	2051	3044 Tulip Street	25th wd.	Front: 14'7-7/8"x76"
1404	2004	518 South Redfield Street	3rd wd.	Front: 14'4"x63'6"	1404	2052	3047 Weikel Street	25th wd.	Front: 18'1"x69'11"
1404	2005	507 South 60th Street	3rd wd.	Front: 20'x41'	1404	2053	3044 Ruth St.	25th wd.	Front: 14'x50'
1404	2006	6021 Wharton Street	3rd wd.	Front: 15'9"x103'6"	1404	2054	2410 N 26th Street	28th wd.	Front: 15'1"x60'
1404	2007	5840 Beaumont Street	3rd wd.	Front: 16'x95'	1404	2055	2550 North Dover Street	28th wd.	Front: 14'x50'
		aka 5840 Beaumont Avenue			1404	2056	2605 W Fletcher Street	28th wd.	Front: 18'x120'
1404	2008	5422 Haverford Avenue	4th wd.	Front: 22'x82'11"	1404	2057	2636 W Sterner Street	28th wd.	Front: 14'x45'
1404	2009	1616 N 55th Street	4th wd.	Front: 16'x98' 3/4"	1404	2058	2421 North 30th Street	28th wd.	Front: 15'6"x65'
1404	2010	5649 Appletree Street	4th wd.	Front: 14'2"x47'	1404	2059	2233 N 33rd Street	28th wd.	Front: 20'6"x99'9"
1404	2011	144 North 57th Street	4th wd.	Front: 15'x80'	1404	2060	2037 North College Avenue	29th wd.	IRREGULAR SIZE PROPERTY
1404	2012	120 North Hobart Street	4th wd.	Front: 15'x67'	1404	2061	2208 Jefferson Street	29th wd.	Front: 16'3"x53'6"
1404	2013	539 North 58th Street	4th wd.	Front: 15'x80'	1404	2062	2315 Nicholas St	29th wd.	Front: 15'4"x56'
1404	2014	751 North 43rd Street	6th wd.	Front: 25'x157' 2-1/8"			aka 2315 W Nicholas St		
1404	2015	891 Brooklyn Street	6th wd.	Front: 15'x80'4"	1404	2063	1412 North 25th Street	29th wd.	Front: 16'x43'6"
1404	2016	225 E Indiana Avenue	7th wd.	Front: 14'x59'6"	1404	2064	1904 Webster Street	30th wd.	Front: 15'x30'
1404	2017	3066 North Lee Street	7th wd.	Front: 14'6"x45'	1404	2065	2036 East Firth Street	31st wd.	Front: 13'7"x66'6"
1404	2018	438 Purdy St aka 438 W Purdy St	7th wd.	Front: 14'x42'	1404	2066	2019 North 19th Street	32nd wd.	Front: 16'x61'4"
1404	2019	3451 North Water Street	7th wd.	Front: 13'9-3/4"x67'	1404	2067	2723 West Glenwood Avenue aka	32nd wd.	Front: 15'5"x64'
1404	2020	524 E Willard Street	22nd wd.	IRREGULAR SIZE PROPERTY			2723 Glenwood Avenue		
1404	2021	112 East Tioga Street	7th wd.	Front: 14'x62'	1404	2068	1715 N 28th Street	32nd wd.	Front: 15'6"x80'
1404	2022	2931 North Bonsall Street	11th wd.	Front: 14'x45'	1404	2069	733 East Allegheny Avenue	33rd wd.	Front: 14'6"x55'
1404	2023	2821 Judson St aka 2821 N Judson St	11th wd.	Front: 15'x46'6"	1404	2070	648 East Thayer Street	33rd wd.	Front: 14'1"x45'6"
1404	2024	3221 North Carlisle Street	11th wd.	IRREGULAR SIZE PROPERTY			aka 648 Thayer Street		
1404	2025	3349 North Sydenham Street	11th wd.	Front: 15'x58'10"	1404	2071	660 E Thayer St	33rd wd.	Front: 14'x45'6"
1404	2026	3254 N 17th Street	11th wd.	Front: 16'x99'	1404	2072	926 E Tioga Street	33rd wd.	Front: 14'9"x78'6"
1404	2027	3420 N Bouvier Street	11th wd.	Front: 14'x60'	1404	2073	3436 Tampa Street	33rd wd.	Front: 14'2"x42'6"
1404	2028	3416 North 18th Street	11th wd.	Front: 15'9"x147'10"	1404	2074	3141 Custer Street	33rd wd.	Front: 14'2"x50'
1404	2029	3519 N 22nd Street	11th wd.	Front: 35'8"x130'	1404	2075	3353 Argyle Street	33rd wd.	Front: 14'x43'
1404	2030	5520 Bloyd Street	12th wd.	Front: 14'x100'	1404	2076	3331 "I" Street	33rd wd.	IRREGULAR SIZE PROPERTY
1404	2031	5636 Boyer Street	12th wd.	IRREGULAR SIZE PROPERTY	1404	2077	6106 Vine Street	34th wd.	Front: 15'6"x70'
1404	2032	4928 Keyser Street	12th wd.	Front: 15'x70'	1404	2078	226 N 62nd Street	34th wd.	Front: 20'x105'
1404	2033	1707 West Erie Avenue	13th wd.	Front: 15'8"x100'	1404	2079	6028 Media Street	34th wd.	Front: 15'x96'
1404	2034	3756 N Bouvier Street	13th wd.	Front: 15'2"x78'	1404	2080	2005 N 61st Street	34th wd.	Front: 16'4"x81'
1404	2035	2050 Dennie Street	13th wd.	Front: 14'x104'	1404	2081	1437 N Felton Street	34th wd.	Front: 15'x54'
1404	2036	4110 North Broad Street	13th wd.	Front: 15'6"x100'	1404	2082	305 E Godfrey Ave	35th wd.	Front: 50'x126'1"
1404	2037	4241 N Hicks Street	13th wd.	Front: 15'10-1/2"x42'6"			aka 303-05 E Godfrey Ave		
1404	2038	2426 N 15th Street	16th wd.	Front: 16'8"x117'10"	1404	2083	2015 Titan Street	36th wd.	Front: 14'x62'
1404	2039	2410 North 16th Street	16th wd.	Front: 17'x65'10"	1404	2084	1231 South 26th Street	36th wd.	Front: 15'x66'
1404	2040	2337 W Hagert Street	16th wd.	Front: 15'4"x112'	1404	2085	2616 Sears Street	36th wd.	Front: 14'x50'6"
1404	2041	2356-64 W Sedgley Avenue	16th wd.	Front: 79'11"x100'	1404	2086	2622 Sears Street	36th wd.	Front: 14'x50'6"
1404	2042	5732 North 16th Street	17th wd.	Front: 16'x110'	1404	2087	1335 South Hollywood Street	36th wd.	Front: 14'x50'
1404	2043	2029 Waterloo Street	18th wd.	Front: 12'7-1/4"x41'6"	1404	2088	1819 Mountain Street	36th wd.	Front: 14'x47'6"
1404	2044	638 Diamond Street	20th wd.	IRREGULAR SIZE PROPERTY	1404	2089	1621 South 19th Street	36th wd.	IRREGULAR SIZE PROPERTY
		aka 638 West Diamond Street			1404	2090	2303 Greenwich Street	36th wd.	Front: 14'x49'
1404	2045	640 Diamond Street	20th wd.	IRREGULAR SIZE PROPERTY	1404	2091	1601 South 24th Street	36th wd.	Front: 16'3"x63'
		aka 640 West Diamond Street			1404	2092	1623 S 24th Street	36th wd.	Front: 16'x63'6"
1404	2046	2167 North 9th Street	20th wd.	Front: 15'x54'1-1/8"	1404	2093	1433 S Etting Street	36th wd.	Front: 14'2"x50'
1404	2047	6456 Germantown Avenue	22nd wd.	IRREGULAR SIZE PROPERTY	1404	2094	2330 Germantown Avenue	37th wd.	IRREGULAR SIZE PROPERTY
1404	2048	1201-03 Adams Avenue	23rd wd.	IRREGULAR SIZE PROPERTY					
1404	2049	769 N 37th Street	24th wd.	Front: 14'2"x71'					

Tax Sale continues on 17

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.

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Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1404	2095	2242-50 North 9th Street	37th wd.	Front: 112'x75'	1404	2136	471 Mechanic Street	59th wd.	IRREGULAR SIZE PROPERTY
1404	2096	2616 N 11th Street	37th wd.	Front: 16'x70'	1404	2137	5335 Delancey Street	60th wd.	Front: 15'x59'6"
1404	2097	3136 North Bambrey Street	38th wd.	Front: 14'x45'9"	1404	2138	5546 Chancellor Street	60th wd.	Front: 16'x67'
1404	2098	2847 North Marston Street	38th wd.	Front: 15'x62'	1404	2139	104 South 55th Street	60th wd.	Front: 15'3"49'10"
1404	2099	2209 South Felton Street	40th wd.	Front: 16'4"x75'	1404	2140	441 West Chew Avenue	61st wd.	Front: 15'6"x100'
1404	2100	6544 Paschell Ave aka 6544 Paschall Ave	40th wd.	Front: 15'4"x55'	1404	2141	5853 N Lawrence Street	61st wd.	Front: 16'2"x91'
1404	2101	7130 Upland Street	40th wd.	Front: 20'1"x133'	1404	2142	1357 Pratt Street	62nd wd.	IRREGULAR SIZE PROPERTY
1404	2102	2534 South 66th Street	40th wd.	Front: 16'x107'	1404	2143	4115 Welsh Rd aka 4115 Welsh St	65th wd.	IRREGULAR SIZE PROPERTY
1404	2103	5042 Homestead Street	41st wd.	Front: 15'x85'	1404	2144	8068 Erdrick Street	65th wd.	Front: 29'4"x127'11-1/4"
1404	2104	237 East Eleanor Street	42nd wd.	Front: 16'x103'	1404	2145	1343 East Lycoming Street	33rd wd.	Front: 16'4"x80'
1404	2105	176 Tiber Street aka 176 West Tiber Street	42nd wd.	Front: 14'x57'	1404	2146	1728 Chestnut Street aka 1728 Chestnut Street Unit 4	8th wd.	Front: 22'x145'
1404	2106	5230 Mascher Street aka 5230 N Mascher Street	42nd wd.	Front: 14'4"x100'	1404	2147	7600 East Roosevelt Blvd, Unit 703 aka 7600 Roosevelt East Blvd	56th wd.	Front: DC x 0.87%
1404	2107	3115 N 13th Street	43rd wd.	Front: 14'11-1/2"x85'	1404	2148	60104 Delaire Landing Road	65th wd.	Front: DC x 0.67%
1404	2108	3119 North 13th Street	43rd wd.	Front: 15'x85'	1404	2149	2223 North Front Street	31st wd.	IRREGULAR SIZE PROPERTY
1404	2109	3249 N Park Avenue	43rd wd.	Front: 15'1/2"x100'	1404	2150	840 East Atlantic Street	33rd wd.	Front: 61'x38'
1404	2110	3315 North Park Avenue	43rd wd.	IRREGULAR SIZE PROPERTY	1404	2151	3457 N Front Street	7th wd.	Front: 15'3"x75'
1404	2111	1153 West Venango Street	43rd wd.	IRREGULAR SIZE PROPERTY	1404	2152	4457 North 20th Street	13th wd.	Front: 15'x66'
1404	2112	3616 Old York Road	43rd wd.	Front: 15'6-1/2"x107'	1404	2153	1828 E Wishart Street	25th wd.	Front: 14'x57'
1404	2113	3630 N 13th Street	43rd wd.	IRREGULAR SIZE PROPERTY	1404	2154	3726 N 18th Street	13th wd.	Front: 16'x93'8"
1404	2114	4809 Fairmount Ave	44th wd.	Front: 15'x88'6"	1404	2155	4912 KINGSSESSING AVE	27th wd.	Front: 21' 4-1/2"x71'
1404	2115	435 N 53rd Street	44th wd.	Front: 16'x80'	1404	2156	59 E Phil Ellena Street	22nd wd.	IRREGULAR SIZE PROPERTY
1404	2116	3616 Richmond Street	45th wd.	Front: 50'x97'	1404	2157	3617 Richmond Street	45th wd.	Front: 12'x70'
1404	2117	3558 Miller Street	45th wd.	Front: 14'4"x62'6"	1404	2158	5216 Jefferson Street	52nd wd.	Front: 16'x120'
1404	2118	3384 Agate Street	45th wd.	Front: 14'x50'	1404	2159	2401 N Park Avenue	37th wd.	Front: 18'3"x47'6"
1404	2119	1321 East Rittenhouse Street	59th wd.	Front: 15'x71'	1404	2160	818 Diamond St	20th wd.	Front: 14'x55'
1404	2120	805 S 57th Street	46th wd.	Front: 16'x80'	1404	2161	918 E Chelton Ave	12th wd.	Front: 25'x200'
1404	2121	1509 Stiles St aka 1509 W Stiles St	14th wd.	Front: 16'x57'	1404	2162	1213 W Venango Street	43rd wd.	Front: 15'8"x85'2"
1404	2122	2218 Moore Street	48th wd.	Front: 15'x63'	1404	2163	403 W Courtland St	42nd wd.	Front: 16'4"x66'
1404	2123	2528 South 28th Street	48th wd.	Front: 13'3-5/8"x54'	1404	2164	3523 Ella Street	7th wd.	Front: 14'3"x70'
1404	2124	1307 W Rockland St	49th wd.	Front: 25'3"x107'6"	1404	2165	4934 Paschall Street aka 4934 Paschall Avenue	27th wd.	Front: 14'x75'
1404	2125	8519 Fayette Street	50th wd.	Front: 16'2"x90'	1404	2166	7385 Wheeler Street	40th wd.	Front: 16'x69'
1404	2126	8009 Forrest Avenue	50th wd.	Front: 31'8"x125'3"	1404	2167	2959 North Bonsall Street	11th wd.	Front: 14'x45'
1404	2127	5313 Willows Avenue	51st wd.	Front: 16'x80'	1404	2168	3132 North Napa Street	38th wd.	Front: 15'x69'
1404	2128	5318 Upland Street	51st wd.	Front: 15'2"x62'8"	1404	2169	115 North 63rd Street	34th wd.	Front: 25'x112'6"
1404	2129	1029 S Frazier Street	51st wd.	Front: 16'x56'	1404	2170	3344 North 18th Street	11th wd.	Front: 15'2"x98'
1404	2130	1443 South Allison Street	51st wd.	Front: 15'4"x61'6"	1404	2171	1684 Harrison Street	23rd wd.	Front: 25'x106'
1404	2131	143 North 52nd Street	44th wd.	Front: 19'6"x92'	1404	2172	2820 North Ringgold Street	38th wd.	Front: 14'4"x46'6"
1404	2132	1727 N. Creighton Street	52nd wd.	Front: 16'x77"	1404	2173	2918 Memphis Street	25th wd.	Front: 14'7"x118'10"
1404	2133	1213 Greeby Street	53rd wd.	Front: 16'2"x67'6"	1404	2174	5810 Marion Street	59th wd.	IRREGULAR SIZE PROPERTY
1404	2134	1542 Stevens Street	54th wd.	IRREGULAR SIZE PROPERTY	1404	2175	115 North Redfield Street	4th wd.	Front: 15' x 73'6"
1404	2135	1321 East Rittenhouse Street	59th wd.	Front: 15'x71'					

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