

Tax Delinquent Sale

**City of Philadelphia
TAX DELINQUENT 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. Tuesday, July 21, 2015 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1507	4001	224 McClellan St.	1st wd.	Front: 14'x53'	1507	4090	3938 Priscilla St.	13th wd.	Front: 14'x52'
1507	4002	238 N 53rd St. a/k/a 5300 Vine St.	44th wd.	Irregular Lot	1507	4091	4526 N Gratz St.	13th wd.	Front: 15'1"x84'5"
1507	4003	6143 Walnut St.	3rd wd.	Front: 15'1-1/2"x110'2"	1507	4092	3963R Elser St.	13th wd.	Front: 20'x37'5-5/8"
1507	4004	121 S Salford St.	3rd wd.	Front: 16'x62'6"	1507	4093	4610 Wyalusing Ave	6th wd.	Irregular Lot
1507	4005	1029 W Ruscomb St.	49th wd.	Front: 19'11"x60'	1507	4094	1711 W Bristol St.	13th wd.	Front: 15'x83'4"
1507	4006	6013 Walton Ave	3rd wd.	Front: 15.33'x92.5'					
1507	4007	533 S Salford St.	3rd wd.	Front: 14'4"x63'6"	1507	4095	a/k/a 1711 Bristol St.	13th wd.	Front: 24'x37.18'
1507	4008	2457 N 5th St.	19th wd.	Front: 20'x89'7-1/2"	1507	4096	1610 Saint Paul St.	13th wd.	Front: 15'3-1/4"x69'2-7/8"
1507	4009	5829 Cobbs Creek Parkway	3rd wd.	Front: 16'x81.50'	1507	4097	1519 W Wyoming Ave	13th wd.	Front: 15'x67'
1507	4010	5943 Warrington Ave	3rd wd.	Front: 16'x90'					
1507	4011	5826 Windsor St.	3rd wd.	Front: 15'6"x62'9"	1507	4098	1603 W Loudon St.	13th wd.	Front: 15'x67'
1507	4012	5828 Windsor Street a/k/a 5828 Windosr Ave	3rd wd.	Front: 15.50'x62.75'	1507	4099	a/k/a 1603 W. Louden St.	13th wd.	Front: 15'x67'
1507	4013	5537 Poplar St.	4th wd.	Front: 15'x78'	1507	4100	1613 W Loudon St.	13th wd.	Front: 16.39'x99.67'
1507	4014	5404 W Thompson St.	4th wd.	Irregular	1507	4101	4550 Wayne Ave	16th wd.	Front: 16'x50'
1507	4015	2401 Pennsylvania Ave Unit #8B27	15th wd.	Irregular	1507	4102	2437 N 15th St.	16th wd.	Front: 14'x63'6"
1507	4016	54 N 58th St.	4th wd.	Front: 15'x71'	1507	4103	2630 N 16th St.	37th wd.	Irregular
1507	4017	5920 Summer St.	4th wd.	Front: 15'x66'	1507	4104	2248-2258 N 7th St.	16th wd.	Front: 14'x47'
1507	4018	224 N Wanamaker St.	4th wd.	Front: 14'x71'	1507	4105	2423 N Chadwick St.	16th wd.	Front: 14'2"x49'6"
1507	4019	2235 N 27th St.	28th wd.	Front: 14.00'x53.50'	1507	4106	2262 N Chadwick St.	16th wd.	Front: 14'2"x49'6"
1507	4020	401 N Hobart St.	4th wd.	Front: 15.67'x66.50'	1507	4107	2270 N Chadwick St.	16th wd.	Front: 14'x63.50'
1507	4021	418 N Salford St.	4th wd.	Front: 15'x65'	1507	4108	2647 N 17th St.	16th wd.	Front: 15.41'x67'
1507	4022	1334 N Frazier St.	4th wd.	Front: 20.50'x81.26'	1507	4109	2514 N 17th St.	16th wd.	Front: 15'5-1/2"x67'
1507	4023	1120 N Alden St.	4th wd.	Front: 15'x61'	1507	4110	2530 N 17th St.	16th wd.	Front: 14'1"x50'
1507	4024	5647 Hunter St.	4th wd.	Front: 15'x80'	1507	4111	2341 N Colorado St.	16th wd.	Front: 14'1"x50'
1507	4025	2950 E Tioga St.	45th wd.	Irregular	1507	4112	2504 N Colorado St	16th wd.	Front: 14'x49'
1507	4026	1548 N Frazier St.	4th wd.	Front: 14'x78'	1507	4113	2526 N Colorado St.	16th wd.	Front: 13.94'x49'
1507	4027	601 Cristina Place	6th wd.	Front: 18'4"x75'11-1/8"	1507	4114	2357 N Bouvier St.	16th wd.	Front: 14'1"x50'
1507	4028	4223 Parrish St.	6th wd.	Front: 14'x70'	1507	4115	2451 N Bouvier St.	16th wd.	Front: 14.08'x48'
1507	4029	4031 Ogden St.	6th wd.	Front: 16'x57.15'	1507	4116	2459 N Bouvier St.	16th wd.	Front: 14.08'x48'
1507	4030	4237 Mantua Ave	6th wd.	Front: 15'10"x97'	1507	4117	2451 N Gratz St.	16th wd.	Front: 14'1"x50'
1507	4031	4030 Poplar St	6th wd.	Irregular	1507	4118	2421 N 19th St.	16th wd.	Front: 15.50'x67.82'
1507	4032	4241 Viola St	6th wd.	Front: 16'x69.83'	1507	4119	2509 N 19th St.	16th wd.	Front: 15'5-1/2"x66'
1507	4033	855 N 45th St.	6th wd.	Front: 15'x85'	1507	4120	2311 N Garnet St.	16th wd.	Front: 14'x46.32'
1507	4034	913 N Markoe St.	6th wd.	Front: 14'x96'	1507	4121	2519 N Garnet St.	16th wd.	Front: 14'x50'
1507	4035	129 W Wishart St.	7th wd.	Front: 14'3"x49'5"	1507	4122	2524 N Garnet St.	16th wd.	Front: 14'x50'
1507	4036	2844 Waterloo St.	7th wd.	Front: 14'x43'10"	1507	4123	2421 N Opal St.	16th wd.	Front: 14.08'x48'
1507	4037	2846 Mascher St.	7th wd.	Front: 14'5"x48'8"	1507	4124	2461 N 20th St.	16th wd.	Front: 16'1"x67'10"
1507	4038	2910 Mascher St.	7th wd.	Front: 14'3"x46'6"	1507	4125	2353 N Woodstock St	16th wd.	Front: 14'11-1/2"x58'
1507	4039	223 E Elkhart St.	7th wd.	Front: 14'x43'6"	1507	4126	2243 N Lambert St.	16th wd.	Front: 15'x60'
1507	4040	239 E Elkhart St.	7th wd.	Front: 14'x43'6"	1507	4127	1833 W Cumberland St.	16th wd.	Front: 16'x56'
1507	4041	3021 N Water St.	7th wd.	Front: 14'x45'6"	1507	4128	2036 Chelten a/k/a E. Chelten Ave	17th wd.	Irregular
1507	4042	2951 Rosehill St.	7th wd.	Front: 14'x42'8"	1507	4129	5302 N 15th St.	17th wd.	Front: 16'x112'
1507	4043	2836 C St.	7th wd.	Front: 14'x76'4"	1507	4130	6339 N 18th St.	17th wd.	Front: 16'x100'
1507	4044	2751 C St. a/k/a 2751 N C St.	7th wd.	Front: 14'x50'	1507	4131	5711 N 21st St.	17th wd.	Front: 15'x64'
1507	4045	2911 Boudinot St.	7th wd.	Front: 12'6"x69'10"	1507	4132	5817 N 21st St.	17th wd.	Front: 16.02'x70'
1507	4046	2924 D St.	7th wd.	Front: 14'x51'	1507	4133	5629 Chester Ave	87th wd.	Front: 16'x86'
1507	4047	3040 Rorer St.	7th wd.	Front: 14'x52'	1507	4134	3041 Ridge Ave	32nd wd.	Front: 15'x67'
1507	4048	2929 Rorer St.	7th wd.	Front: 13'9"x97'6"	1507	4135	2237 N Orianna St.	19th wd.	Front: 12'x44'
1507	4049	3310 Hope St. a/k/a 3310 N Hope St.	7th wd.	Front: 13.50'x46'	1507	4136	2421 N 5th St.	19th wd.	Front: 16'x62.63'
1507	4050	3347 N Front St	7th wd.	Front: 14'x65'	1507	4137	2613 N 4th St.	19th wd.	Front: 17'x60'
1507	4051	3456 N Water St.	7th wd.	Front: 14'x67'	1507	4138	1617-19 Snyder Ave	48th wd.	Front: 34'8"x57'6"
1507	4052	3443 A St.	7th wd.	Front: 16'x70'	1507	4139	3458 N Philip St.	19th wd.	Front: 13'x40'
1507	4053	3443 Kip St.	7th wd.	Front: 13'10"x60'	1507	4140	3247 N Randolph St.	19th wd.	Front: 14'x49.35'
1507	4054	2186 Homer St.	10th wd.	Front: 16'x82'6"	1507	4141	2170 N Darien St.	20th wd.	Front: 15'x45'
1507	4055	3503-13 N Lawrence St.	7th wd.	Irregular	1507	4142	2134 N Percy St.	20th wd.	Front: 14'x53'
1507	4056	1920 W Somerset St.	11th wd.	Front: 15.16'x71'	1507	4143	6433 Belfield Ave	22nd wd.	Irregular
1507	4057	2115 W Somerset St.	11th wd.	Front: 14'x70'	1507	4144	4325 Milnor St.	23rd wd.	Front: 20'x100'
1507	4058	2125 W Cambria St	11th wd.	Front: 16'6"x80'	1507	4145	1805 Orthodox St.	23rd wd.	Front: 19.78'x95'
1507	4059	2010 W Stella St.	11th wd.	Front: 14'x50'	1507	4146	4739 Duffield St.	23rd wd.	Irregular
1507	4060	2031 W Indiana Ave	11th wd.	Front: 15'x58'	1507	4147	4847 Mulberry St.	23rd wd.	Irregular
1507	4061	2905 N 5th St.	19th wd.	Front: 18'x100'	1507	4148	1354 Unity St.	23rd wd.	Front: 15.59'x100'
1507	4062	2038 W Clearfield St.	11th wd.	Front: 15.94'x112.50'	1507	4149	4411 Frankford Ave	23rd wd.	Irregular
1507	4063	3047 N 15th St.	11th wd.	Front: 17'x99'	1507	4150	805 N 39th St.	24th wd.	Front: 15'4"x80'
1507	4064	2738 N Hicks St.	11th wd.	Front: 14'x48'	1507	4151	3855 Wyalusing Ave	24th wd.	Front: 14'3"x60'
1507	4065	3029 N Sydenham St.	11th wd.	Front: 14'6"x78'2"	1507	4152	2081 E. Cambria St.	25th wd.	Front: 14'x65'
1507	4066	3115 N 17th St.	11th wd.	Front: 13'11-1/2"x61'6"	1507	4153	2157 E Monmouth St.	25th wd.	Front: 14'x46'6"
1507	4067	2718 N 19th St.	11th wd.	Front: 15'3"x54'8"	1507	4154	1916 E Birch St.	25th wd.	Front: 14'3"xIrregular
1507	4068	2720 N Opal St.	11th wd.	Front: 15'x45'	1507	4155	1922 E Birch St.	25th wd.	Front: 14'3"xIrregular
1507	4069	2812 N Opal St.	11th wd.	Front: 15'x45'	1507	4156	2870 Amber St.	25th wd.	Front: 14'x46'
1507	4070	2853 N. 20th St	11th wd.	Front: 15'x66'	1507	4157	3033 Frankford Ave	25th wd.	Front: 20'x107'9-1/2"
1507	4071	2824 N 22nd St.	11th wd.	Front: 15.83'x100'	1507	4158	2934 Ruth St.	25th wd.	Front: 13.33'x53.96'
1507	4072	2824 N Bonsall St.	11th wd.	Front: 15'x46'9"	1507	4159	1219 S 46th St.	27th wd.	Front: 26'x110'
1507	4073	2826 Judson St. a/k/a 2826 N. Judson St.	11th wd.	Front: 16'x46.50'	1507	4160	1415 S 47th St.	27th wd.	Front: 15'x64'
1507	4074	2767 N 24th St.	11th wd.	Front: 14.50'x60.61'	1507	4161	1315 S 49th St.	27th wd.	Front: 20'10-3/4"x90'
1507	4075	3513 N 15th St.	11th wd.	Front: 15'4"x97'	1507	4162	2603 N 27th St.	28th wd.	Front: 14.13'x54'
1507	4076	3336 N Uber St.	11th wd.	Front: 16'x92'	1507	4163	2540 N 28th St.	28th wd.	Front: 14.66'x65.50'
1507	4077	3221 N 20th St.	11th wd.	Front: 14'x83'10"	1507	4164	2553 N Newkirk St.	28th wd.	Front: 14'x50'
1507	4078	262 E. Penn St.	12th wd.	Irregular	1507	4165	2522 W Dakota St.	28th wd.	Front: 13'11"x43'
1507	4079	349 E Armat St.	12th wd.	Front: 16'xIrregular	1507	4166	2428 W. Cumberland St.	28th wd.	Front: 15'4"x109'
1507	4080	5617 Utah St.	12th wd.	Irregular	1507	4167	2418 W Sergeant St.	28th wd.	Front: 14.25'x53.50'
1507	4081	5539 Boyer St.	12th wd.	Front: 14'2"x80'	1507	4168	2429 W. Lehigh Ave	28th wd.	Front: 15'10-3/4"x76'
1507	4082	5556 Matthews St.	12th wd.	Front: 15.92'x52'	1507	4169	2736 W Sterner St.	28th wd.	Front: 14'x45'
1507	4083	4601 Greene St.	12th wd.	Irregular	1507	4170	2607 Norht Myrtlewood St.	28th wd.	Front: 13.67'x52.00'
1507	4084	5207 McKean Ave	12th wd.	Irregular	1507	4171	2309 N 30th St.	28th wd.	Front: 16.10'x70'
1507	4085	333-35 W Queen Street or Lane	12th wd.	Front: 25'x100'	1507	4172	2332 N 31st St.	28th wd.	Front: 14'x57'
1507	4086	352 W Penn St.	12th wd.	Front: 13'8"x58'8-1/2"	1507	4173	2552 N Napa St.	28th wd.	Front: 14'x50'
1507	4087	3744 N 17th St.	13th wd.	Front: 15.25'x84.83'	1507	4174	2560 N Napa St.	28th wd.	Front: 14'x50'
1507	4088	3286 N 18th St.	13th wd.	Front: 15'x91'	1507	4175	2436 N Patton St.	28th wd.	Front: 14'2"x50'
1507	4089	3853 N Gratz St.	13th wd.	Front: 15'x82'10"	1507	4176	2443 N Douglas St.	28th wd.	Front: 14'3"x50'
					1507	4177	2650 N 33rd St.	28th wd.	Irregular
					1507	4178	3341 W Huntingdon St.	28th wd.	Front: 15'4"x72'8"
								29th wd.	Front: 15'x72'

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City of Philadelphia

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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. Tuesday, July 21, 2015 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1507	4179	2611 W Thompson St.	29th wd.	Front: 15'x56'	1507	4242	2026 S. Darien St	39th wd.	Front: 14'x55'
1507	4180	6051 Ogontz Ave	17th wd.	Irregular Lot	1507	4243	1942 S. 57th St	40th wd.	Front: 16'x75.25'
1507	4181	2243 Seybert St.	29th wd.	Front: 15'x50'	1507	4244	2003 S Avondale St	40th wd.	Front: 14'x50'
1507	4182	2027 Master St.	29th wd.	Front: 16'x72'	1507	4245	2127 S. Simpson St	40th wd.	Front: 15'x76'
1507	4183	2522 W Oxford St.	29th wd.	Front: 12'7"x53'6"	1507	4246	2012 S. Simpson St	40th wd.	Front: 14'x50'
1507	4184	2327 Cecil B. Moore Ave a/k/a 2327 W Cecil B. Moore Ave f/k/a 2327 W Columbia Ave	29th wd.	Front: 14'x56'	1507	4247	2112 S. Simpson St	40th wd.	Front: 15'x76'
1507	4185	1505 N Stillman St.	29th wd.	Front: 18'x88'	1507	4248	6066 Allman St	40th wd.	Front: 16'x58.50'
1507	4186	2832 W. Stiles St	29th wd.	Front: 14'x96'	1507	4249	6112 Kingsessing Ave.	40th wd.	Front: 15'x75'
1507	4187	4749 Sheffield St.	65th wd.	Front: 16'x78'	1507	4250	6124 Kingsessing Ave.	40th wd.	Front: 15'x75'
1507	4188	3500 President St.	66th wd.	Irregular	1507	4251	6427 Upland St	40th wd.	Front: 14'x50'
1507	4189	1436 N Dover St.	29th wd.	Front: 14'x50'	1507	4252	2529 S. Millick St	40th wd.	Front: 16'x48'6"
1507	4190	1519 N Hollywood St.	29th wd.	Front: 15.25'x52'	1507	4253	2112 Gould St a/k/a 2112 S. Gould St.	40th wd.	Front: 14'x50'
1507	4191	5324 Hedge St.	62nd wd.	Front: 14'x58'6"	1507	4254	200 W. Grange Ave.	61st wd.	Irregular
1507	4192	2051 Martha St.	31st wd.	Irregular	1507	4255	2660 S 65th St	40th wd.	Front: 15'x97'6"
1507	4193	1939 E Letterly St.	31st wd.	Front: 12'x49.50'	1507	4256	2325 S. 71st St	40th wd.	Front: 15.48'x100'
1507	4194	1822 E Huntingdon St.	31st wd.	Front: 16.57'x73.65'	1507	4257	2331 S. 71st St	40th wd.	Front: 16'x50'
1507	4195	2347 E. Harold St	31st wd.	Front: 12'1/2"x41'4"	1507	4258	6406 Glenmore Ave.	40th wd.	Front: 14'2"x48'
1507	4196	1839 N 21st St.	32nd wd.	Front: 16'x54'	1507	4259	6704 Torresdale Ave.	41st wd.	Front: 25'x97'
1507	4197	1959 N Croskey St.	32nd wd.	Front: 12.75'x55'	1507	4260	5324 Osage Ave.	60th wd.	Front: 16'x70'
1507	4198	1851 N 24th St.	32nd wd.	Front: 14'7"x65'	1507	4261	227 S. 57th St	60th wd.	Front: 15'x82.50'
1507	4199	1903 N Ringgold St.	32nd wd.	Front: 14'x50'	1507	4262	3727-29 N.6th St	43rd wd.	Front: 39.03'x69.29'
1507	4200	2711 W Montgomery Ave	32nd wd.	Front: 14'x60'	1507	4263	3809 N. Camac St	43rd wd.	Front: 19'x58'6"
1507	4201	3125 W. Montgomery Ave	32nd wd.	Front: 16'2"x100'	1507	4264	3751 N.Park Ave.	43rd wd.	Front: 15'x100'
1507	4202	2030 N 32nd St	32nd wd.	Front: 16'2"x78'4"	1507	4265	3949 N.Percy St	43rd wd.	Front: 16'1"x45'
1507	4203	1623 N 26th St	32nd wd.	Front: 14'x72'	1507	4266	3948 Dell St	43rd wd.	Front: 20'x46'1/4"
1507	4204	649 E Clearfield St	33rd wd.	Front: 14.66'x55'	1507	4267	1315 W. Jerome St	43rd wd.	Front: 16'x80'
1507	4205	827 E. Willard St	33rd wd.	Front: 14'3"x50'	1507	4268	610 W. Wingohocking St	43rd wd.	Front: 17'x82'
1507	4206	951 E. Westmoreland St	33rd wd.	Front: 15'x77'	1507	4269	200 N.50th St	44th wd.	Front: 16'3'-?x100'
1507	4207	3247 Keim St	33rd wd.	Front: 15'x47'6"	1507	4270	213 N.Creighton St	44th wd.	Front: 15.40'x60'
1507	4208	3165 Weymouth St	33rd wd.	Front: 14'2"x48'	1507	4271	35 N.Peach St	44th wd.	Front: 15'x48'
1507	4209	6208 Callowhill St	34th wd.	Front: 15'6"x72'4"	1507	4272	5030 Aspen St	44th wd.	Front: 15'x77'11-3/8"
1507	4210	912 E. Stafford St	59th wd.	Front: 24'4"x47'8"	1507	4273	5242 Delancey St	60th wd.	Front: 15'x59.50'
1507	4211	134 N.61st St	34th wd.	Front: 15'1"x72'6"	1507	4274	5042 Aspen St	44th wd.	Front: 20'6"x40'
1507	4212	6049 Kershaw St	34th wd.	Front: 14'x77'	1507	4275	5141 Folsom St	44th wd.	Front: 15'x50'
1507	4213	1519 N.60th St	34th wd.	Irregular	1507	4276	5125 W. Girard Ave.	44th wd.	Front: 14.43'x112.54'
1507	4214	6421 Race St	34th wd.	Front: 16'x53'	1507	4277	5210 W. Stiles St	44th wd.	Front: 16'x69'
1507	4215	6129 Lawndale St	35th wd.	Irregular	1507	4278	5114 a/k/a 5110-5114 Master St	44th wd.	Irregular
1507	4216	1265 S. Taylor St	36th wd.	Front: 15'x54'6"	1507	4279	1233 N.53rd St	44th wd.	Front: 15'11"x89'6"
1507	4217	2724 Latona St	36th wd.	Front: 14'x46.50'	1507	4280	3341 Jasper St	45th wd.	Front: 16'x74'
1507	4218	1706 S. 21st St	36th wd.	Front: 16'x62'	1507	4281	3926 Coral St	45th wd.	Front: 15.33'x45'
1507	4219	2344 Greenwich St	36th wd.	Front: 14'x49'	1507	4282	718 S. 57th St	46th wd.	Front: 15'x76.50'
1507	4220	2235 Fernon St	36th wd.	Front: 16'x48'	1507	4283	1510 N.17th St	47th wd.	Front: 21'x100'
1507	4221	1751 Scattergood St	62nd wd.	Front: 15'x68'6"	1507	4284	2120 S. Opal St	48th wd.	Front: 14.25'x47'
1507	4222	1713 S. Ringgold St	36th wd.	Front: 14'2"x48'	1507	4285	4923 N.Franklin St	49th wd.	Front: 15'x61'
1507	4223	1514 S. Taylor St	36th wd.	Front: 14'3"x57'9-5/8"	1507	4286	4545 Old York Road	49th wd.	Front: 19.12'x116.37'
1507	4224	574 Herman St a/k/a 574 E. Herman St	59th wd.	Front: 15'x50'	1507	4287	1013 W. Nedro Ave.	49th wd.	Front: 19'11-3/8"x100'
1507	4225	19 W. Pomona St	59th wd.	Irregular	1507	4288	1150 S. Wilton St	51st wd.	Front: 17'x97'6"
1507	4226	2312 N Fawn St	37th wd.	Front: 14'x48'6"	1507	4289	1530 S. 52nd St	51st wd.	Front: 18.41'x70'
1507	4227	808 W. Firth St	37th wd.	Front: 13'3"x42'	1507	4290	5800 Knox St	59th wd.	Irregular
1507	4228	1232 W. Tucker St	37th wd.	Front: 14'x58'	1507	4291	1019 S. Frazier St	51st wd.	Front: 16'x56'
1507	4229	3012 N 9th St	37th wd.	Front: 14'11"x69"	1507	4292	1422 S. 56th St	51st wd.	Front: 16'x82'6"
1507	4230	3133 N.Taylor St	38th wd.	Front: 15'x90'	1507	4293	5441 Pentridge St	51st wd.	Front: 15'4"x61'6"
1507	4231	247 S. 57th St	60th wd.	Front: 15'x82'6"	1507	4294	5535 Pentridge St	51st wd.	Front: 15'3"x61'6"
1507	4232	3016 N.25th St	38th wd.	Front: 15'1"x60'	1507	4295	5740 Pentridge St	51st wd.	Front: 16'x79'9"
1507	4233	3137 N.Bambrey St	38th wd.	Front: 14'x45'9"	1507	4296	1445 S. Vogdes St	51st wd.	Front: 15'8"x60'
1507	4234	2826 N.26th St	38th wd.	Front: 16'x56'	1507	4297	a/k/a 1445 S. Vogdes St	51st wd.	Front: 15'4"x60'
1507	4235	2849 N.Taney St	38th wd.	Front: 14'1"x45'	1507	4298	1428 S. Allison St	51st wd.	Front: 16'4"x70'
1507	4236	2953 N.27th St	38th wd.	Front: 16'x55'	1507	4299	5527 Windsor St	51st wd.	Front: 15'x50'
1507	4237	2615 W. Somerset St	38th wd.	Front: 48'6"xIrregular	1507	4300	5519 Linmore Ave.	51st wd.	Irregular
1507	4238	2432 W. Toronto St	38th wd.	Front: 14'4-1/2"x45'3-7/8"			a/k/a 5519 Linmore St		
1507	4239	3139 N.Natrona St	38th wd.	Front: 16'1"x82'			5508 Linmore Ave.		
1507	4240	606 Winton St	39th wd.	Front: 14'x48'			a/k/a 5508 Linmore St		
1507	4241	647 Durfor St	39th wd.	Front: 15'x52'					

TAX DELINQUENT 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.