

**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, August 19, 2014 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1408	4001	110 Sears Street	1st wd.	Front: 13.42'x32.00'	1408	4051	1916 Laveer Street	17th wd.	Front: 16'x87'
1408	4002	6230 Delancey Street	3rd wd.	Front: 16'x63.5'			a/k/a 1916 West Laveer Street		
1408	4003	1214 North 55th Street	4th wd.	Front: 15'x105'	1408	4052	6525 Cutler Street	17th wd.	Front: 15'6"x90'
1408	4004	5545 Master Street	4th wd.	Front: 15'x57.50'	1408	4053	5732 North Lambert Street	17th wd.	Front: 16'x62'6"
1408	4005	1412 North 54th Street	4th wd.	Front: 15'x66' 11.25"	1408	4054	6246 North Beechwood Street	17th wd.	Front: 14' 1/4"x75'
1408	4006	5749 Market Street	4th wd.	Front: 16'x96'	1408	4055	317 E. Girard Ave	18th wd.	Front: 17.17'x52.25'
1408	4007	145 N. 58th Street	4th wd.	Front: 15'x70'	1408	4056	1247 N. Mascher Street	18th wd.	Front: 12'x62.91'
1408	4008	6751 North 13th Street, Unit 1G	61st wd.	Irregular	1408	4057	1217 North Leithgow Street	18th wd.	Front: 17'x40'
1408	4009	1227 North Frazier Street	4th wd.	Front: 15.42'x83	1408	4058	1758 Waterloo Street	18th wd.	Front: 12'10'x42'9"
1408	4010	1326 North Hobart Street	4th wd. (f/k/a 52nd wd.)	Front: 15'x57'	1408	4059	1810 Mutter Street	18th wd. (f/k/a 19th wd.)	Front: 14'x38'
1408	4011	5706 Nassau Road	4th wd.	Front: 16.48'x93'3"	1408	4060	3238 North 2nd Street	19th wd.	Front: 14'4"x57'
1408	4012	413 West George Street	5th wd.	Irregular Lot	1408	4061	555 West Allegheny Avenue	19th wd.	Front: 15'x58'
1408	4013	4135 Reno Street	6th wd.	Front: 15'x62'4"	1408	4062	623 West Norris Street	20th wd.	Irregular
1408	4014	830 Hutton Street	6th wd.	Front: 14'x40'	1408	4063	1453 North 7th Street	20th wd.	Irregular
1408	4015	875 North 47th Street	6th wd.	Front: 14'2"x95'	1408	4064	2117 N. 7th Street	20th wd.	Front: 18'x95'
1408	4016	3068 North Swanson Street	7th wd.	Front: 16'x45.5'	1408	4065	432 E. Phil-Ellena St.	22nd wd.	Front: 20'x92.07'
1408	4017	2909 A Street	7th wd.	Front: 14'4-1/2"x74'	1408	4066	4563 Ditman Street	23rd wd.	Front: 13'8-1/4"x96'6"
1408	4018	2927 A Street	7th wd.	Front: 14'1"x74'	1408	4067	1416 Unity Street	23rd wd.	Front: 13'2-1/2"x80'
1408	4019	1147-53 North 4th Street, Unit CYB	5th wd.	Front: N/A	1408	4068	1321 Unity Street	23rd wd.	Irregular
1408	4020	2712 Boudinot Street	7th wd.	Front: 14'11"x112'6"	1408	4069	4222 Penn Street	23rd wd.	Front: 12'3"x99'9"
1408	4021	3042 Gransback Street	7th wd.	Front: 13'3"x43'6"	1408	4070	3915 Fairmount Avenue	24th wd.	Front: 16'x90'
1408	4022	3034 Rorer Street	7th wd.	Front: 14'x52'	1408	4071	3973 Reno St.	24th wd.	Front: 13.50'x66.33'
1408	4023	3029 Rorer Street	7th wd.	Front: 19'x53'8-1/2"	1408	4072	3830 Penningrove Street	24th wd.	Front: 15'9"x67'
1408	4024	3132 Hartville Street	7th wd.	Front: 15'x44'6"	1408	4073	3073 Tilton Street	25th wd.	Front: 12'x48'
1408	4025	3410 North Lee Street	7th wd.	Front: 16'x60'	1408	4074	1928 East Somerset Street	25th wd.	Front: 14'x63'
1408	4026	3312 B Street	7th wd.	Front: 16'x79'6"	1408	4076	2561 North Newkirk Street	28th wd.	Front: 14'x50'
1408	4027	702 N. 40th Street	6th wd.	Front: 30.00'x115.00'	1408	4077	2709-11 W. Cumberland Street	28th wd.	Irregular
1408	4028	6842 Ogontz Avenue	10th wd.	Front: 39'x138'	1408	4078	2831 West Lehigh Avenue	28th wd.	Front: 16'x77'
1408	4029	6716 Limekiln Pk	10th wd.	Front: 15.33'x72'	1408	4079	2935 West Susquehanna Avenue	28th wd.	Front: 15'9'-?x55'4-1/2"
1408	4030	2033 East Rittenhouse Street	10th wd.	Irregular Lot	1408	4080	2943 West Gordon Street	28th wd.	Front: 14'x54'
1408	4031	2221 W. Indiana Avenue	11th wd.	Front: 16'x58'	1408	4081	2922 West York Street	28th wd.	Front: 14'x47'
		a/k/a 2221 W. Indiana Street			1408	4082	2322 Turner Street	29th wd.	Front: 14'x57'
1408	4032	1420 West Mayfield Street	11th wd.	Front: 15'x50'	1408	4083	1429-31 North 21st Street	29th wd.	Irregular
1408	4033	1422 West Mayfield Street	11th wd.	Front: 16'x50'	1408	4084	1211 Etting Street	29th wd.	Front: 13'6"x37'
1408	4034	1614 West Clearfield Street	11th wd.	Front: 15'x60'	1408	4085	1217 North Etting Street	29th wd.	Front: 13'6"x37'
1408	4035	3116 North Chadwick Street	11th wd.	Front: 14'x48'6"	1408	4086	1342 North Marston Street	29th wd.	Irregular
1408	4037	2734 North Hemberger Street	11th wd.	Front: 14'6"x45'	1408	4087	1542 North Newkirk Street	29th wd.	Front: 15'2-1/2"x50'3"
1408	4038	2824 North 23rd Street	11th wd.	Front: 15'x57.5'	1408	4088	2929 Master Street	29th wd.	Front: 15'x60'
1408	4039	514 East Bringham Street	12th wd.	Front: 15'4"x54'11-7/8"	1408	4089	2336 Christian Street	30th wd.	Front: 16'x60'
		a/k/a 514 Bringham Street			1408	4090	2617 Salmon Street	31st wd.	Front: 16'x75'
1408	4040	739 Locust Avenue	12th wd.	Front: 16'11"x50'	1408	4091	2148 North Marston Street	32nd wd.	Front: 14'x50'
1408	4041	5523 Bloyd Street	12th wd. (f/k/a 22nd wd.)	Irregular	1408	4092	1838 North 28th Street	32nd wd.	Front: 15'x65'
1408	4042	3757 North Bouvier Street	13th wd.	Front: 15.17'x84.00'	1408	4093	3206 Cecil B. Moore Avenue	32nd wd.	Front: 18'x100'
1408	4043	1930 Bristol Street	13th wd.	Front: 14.42'x41.50'	1408	4094	1741 North Dover Street	32nd wd.	Front: 14'1"x42'
		a/k/a 1930 West Bristol Street			1408	4095	651 East Cornwall Street	33rd wd.	Front: 15'x49'6"
1408	4044	2447 North Bouvier Street	16th wd.	Front: 14'1"x48' 4044	1408	4096	647 East Wensley Street	33rd wd.	Front: 14'x45'6"
1408	4045	2539 N. 18th Street	16th wd.	Irregular	1408	4097	834 E. Tioga Street	33rd wd.	Front: 14.33'x80'
1408	4046	2425 North Cleveland Street	16th wd.	Front: 14'1"x50' 4046	1408	4098	2913 E Street	33rd wd.	Irregular
1408	4047	2448 North Gratz Street	28th wd.	Front: 14'6"x50' 4047	1408	4099	3417 Keim Street	33rd wd.	Front: 14'2"x44'
1408	4048	2012 West Boston Street	16th wd.	Front: 14'6-1/2"x56' 4048	1408	4100	157 North Edgewood Street	34th wd.	Front: 15'1"x59'
1408	4049	2248 West Huntingdon Street	16th wd.	Front: 15'x93'	1408	4101	113 N. Millick Street	34th wd.	Front: 15'2"x62'6"
1408	4050	1810 West Glenwood Avenue	16th wd.	Irregular	1408	4102	1245 North 60th Street	34th wd.	Front: 16'x86'

Tax Sale continues on 18

**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.

## Tax Delinquent Sale

# City of Philadelphia

## TAX DELINQUENT SALE

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Properties to be sold by **Jewell Williams, Sheriff**  
10:00 a.m. Tuesday, August 19, 2014 at the First District Plaza, 3801 Market Street

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
1408	4103	1651 North Edgewood Street	34th wd.	Front: 15'3"x73'1-1/4"	1408	4153	4163 North 8th Street	43rd wd.	Front: 15.50'x72.03'
1408	4104	1335 S. 23rd Street	36th wd.	Front: 16.00'x58.19'	1408	4154	4425 N. 8th Street	43rd wd.	Front: 19'5"x71'63/8"
1408	4105	2337 Morris Street	36th wd.	Front: 15'6"x62'	1408	4155	17 North 50th Street	44th wd.	Front: 23'x110'
1408	4106	2328 Morris Street	36th wd.	Front: 15'6"x62'	1408	4156	118 N. 51st Street	44th wd.	Irregular
1408	4107	2354 Watkins Street	36th wd.	Front: 15'x48'	1408	4157	232 North Paxon Street	44th wd.	Front: 16'x72'
1408	4108	3148 North 6th Street	37th wd.	Front: 15'x71'6"	1408	4158	155 N. Peach Street	44th wd.	Front: 14.83'x59.50'
1408	4109	3153 North Sheridan Street	37th wd.	Front: 14'x49'10-5/8"	1408	4159	3306 South Keswick Plaza	66th wd.	Irregular Lot
1408	4110	2802 N. Darien Street	37th wd.	Front: 13.50'x40.00'	1408	4160	1009 South 48th Street	46th wd.	Front: 32'x150'
1408	4111	2811 North 9th Street	37th wd.	Front: 15'x64'2-1/4"	1408	4161	5756 Rodman Street	46th wd.	Front: 15'x63'6"
1408	4112	2921 Camac Street	37th wd.	Front: 16'x84'6"	1408	4162	5737 Walton Avenue	46th wd.	Front: 15'x60'
1408	4113	1219 West Cambria Street	37th wd.	Front: 22'6-1/2"x80'	1408	4163	5741 Christian St	46th wd.	Front: 15'x73.50'
1408	4114	620 West Allegheny Avenue	37th wd.	Front: 15'11"x65'	1408	4164	1704 North Bouvier Street	47th wd.	Front: 14'x56'
1408	4115	3101 North 25th Street	38th wd.	Front: 15'x82'	1408	4165	1806 Hoffman Street	48th wd.	Front: 14'x47'
1408	4116	3215 North 25th Street	38th wd.	Front: 15'x60'	1408	4166	2044 South Cleveland Street	48th wd.	Front: 14'x47'
1408	4117	3149 North Stillman Street	38th wd.	Front: 14'x45'9"	1408	4167	2011 South Opal Street	48th wd.	Front: 14'2"x47'6"
1408	4118	3159 North Stillman Street	38th wd.	Front: 14'x45'9"	1408	4168	4941 North 9th Street	49th wd.	Front: 15'9"x95'
1408	4119	2808 North Bambrey Street	38th wd.	Front: 14'x48'1-3/4"	1408	4169	4806 N. Hutchinson Street	49th wd.	Front: 15'x81'6-1/2"
1408	4120	2836 North Bambrey Street	38th wd.	Front: 14'x48'1-3/4"	1408	4170	4825 North Warnock Street	49th wd.	Front: 15'5"x85'
1408	4121	2813 N Newkirk St	38th wd.	Front: 16'x66'	1408	4171	5114 N. 8th Street	49th wd.	Front: 16.50'x101.59'
1408	4122	3143 North 32nd Street	38th wd.	Front: 15.25'x76'	1408	4172	5601 N. 13th Street	49th wd.	Front: 25'2"x75'5/8"
1408	4123	310 Ritner Street	39th wd.	Front: 15'x58'	1408	4173	6032 N. Park Avenue	49th wd.	Front: 21'6"x99'4-3/4"
1408	4124	2634 South Fairhill Street	39th wd.	Front: 14'6"x50'	1408	4174	1210 South Ruby Street	51st wd.	Front: 15'x50'
1408	4125	1833 South 58th Street	40th wd.	Front: 19.375'x75'	1408	4175	1317 South 58th Street	51st wd.	Front: 16'x97'
1408	4126	5932 Springfield Ave.	40th wd.	Front: 15.25'x96.50'	1408	4176	5520 Broomall Street	51st wd.	Front: 15'x62'
1408	4127	5961 Chester Avenue	40th wd.	Front: 15'x58'	1408	4177	5459 Willows Avenue	51st wd.	Front: 15'x81'6"
1408	4128	2206 Cecil B. Moore Avenue	47th wd.	Irregular	1408	4178	5655 Litchfield Street	51st wd.	Front: 16'x56.5'
1408	4129	2243 South Felton Street	40th wd.	Front: 15'x75'	1408	4179	1718 S. Frazier Street	51st wd.	Front: 15'x62'
1408	4130	6005 Chester Avenue	40th wd.	Front: 15'x74'	1408	4180	5538 Belmar Terrace	51st wd.	Front: 16.33'x70'
1408	4131	6038 Regent Street	40th wd.	Front: 16'x57'	1408	4181	a/k/a 5538 Belmar Street		
1408	4132	6013 Yocum Street	40th wd.	Front: 15'x75'6"	1408	4181	5707 Springfield Ave.	51st wd.	Front: 15.92'x87'
1408	4133	6119 Glenmore Avenue	40th wd.	Front: 15'x50'	1408	4182	1664 South Conestoga Street	51st wd.	Front: 15'x50'6"
1408	4134	6628 Woodland Avenue	40th wd.	Front: 24.00'x100.00'	1408	4183	1904 South 56th Street	51st wd.	Irregular
1408	4135	6515 Gesner Street	40th wd.	Front: 18'x52'6"	1408	4184	1922 S. Ithan Street	51st wd.	Front: 15'x63'6"
1408	4136	2325 South 71st Street	40th wd.	Front: 15.48'x100'	1408	4185	2055 S. 57th Street	51st wd.	Front: 15'x80'
1408	4137	7007 West Passyunk Avenue	40th wd.	Front: 16'xIrregular	1408	4186	5140 Parkside Ave.	52nd wd.	Front: 15.33'x82'
1408	4138	5527 Torresdale Avenue	41st wd.	Front: 15.67'x73'	1408	4187	5937 Augusta Street	53rd wd.	Front: 15.50'x72.50'
1408	4139	4566 N Palethorp Street assessed as	42nd wd.	Front: 14'x62'	1408	4188	a/k/a 5937 Augusta Street		
		4566 Palethorp Street			1408	4188	8740 Gillespie Street	65th wd.	Front: 17.96'x100
1408	4140	4814 Palethorp Street	42nd wd.	Front: 14.37'x132.33'	1408	4189	5853 Brush Road	59th wd.	Front: 17'7"x80'
1408	4141	3934 N. 7th Street	43rd wd.	Front: 15.00'x70.50'	1408	4190	6333 Homer Street	59th wd.	Front: 18'x90'
1408	4142	4649 North 5th Street	42nd wd.	Front: 15'4"x88'6.5"	1408	4191	5417 Spruce Street	60th wd.	Front: 16'x84'
1408	4143	1309 West Clementine Street	43rd wd. (f/k/a	Front: 14'3"x40'	1408	4192	5749 Delancey Street	60th wd.	Front: 15'x61'6"
			37th wd.)		1408	4193	5842 Delancey Street	60th wd.	Front: 15'6"x60'
1408	4144	1000 West Westmoreland Street	43rd wd.	Irregular	1408	4194	39 South 56th Street	60th wd.	Front: 14'x70'
1408	4145	3642 North 7th Street	43rd wd.	Front: 14'7.5"x100'	1408	4195	263 South 58th Street	60th wd.	Front: 16'x80'
1408	4146	3549 N. Marvine Street	43rd wd.	Front: 16'5/8"x84'	1408	4196	1868 Haworth Street	62nd wd.	Front: 17'10-1/2"x75'
1408	4147	3518 Old York Road	43rd wd.	Irregular	1408	4197	2130 Scattergood Street	62nd wd.	Front: 14'2"x60'
1408	4148	1214 Butler Street	43rd wd. (f/k/a	Front: 16'x110'	1408	4198	1707 Scattergood Street	62nd wd.	Front: 16.03'x70'
		a/k/a 1214 West Butler St.	33rd wd.)		1408	4199	4720 Ashville Street	65th wd.	Front: 16'1-1/2"x73'6"
1408	4149	4100 North Fairhill Street	43rd wd.	Front: 14'6"x58'10-1/4"	1408	4200	5043 Worth Street	62nd wd.	Front: 12.08'x118'
1408	4150	4351 North 6th Street	43rd wd.	Irregular Lot	1408	4201	3427 Cottman Avenue	64th wd.	Front: 16'x100'
1408	4151	6119 Vine Street	34th wd.	Front: 16'x67'	1408	4202	3126 North 29th Street and	38th wd.	Front: 37.5'x58'
1408	4152	4452 North Franklin Street	43rd wd.	Front: 15'2"x64'			3128 North 29th Street		

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Effective: April 2000

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