

Sheriff’s Sale Notices for January 6, 2015

SHERIFF’S SALE	SHERIFF’S SALE	SHERIFF’S SALE	SHERIFF’S SALE	SHERIFF’S SALE
<p>THIRD PUBLICATION Properties to be sold by the Office of the Sheriff, City and County of Philadelphia, on Tuesday, January 6, 2015 at the:</p> <p>FIRST DISTRICT PLAZA 3801 MARKET STREET, 3RD FLOOR 10:00 A.M. (DST). Jewell Williams, Sheriff</p> <p>JUDICIAL/FORECLOSURE SALE CONDITIONS OF SHERIFF SALE</p> <p>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 his bid is registered, provided that in no case shall less than Six Hundred Dollars (\$600.00) be deposited, otherwise upon failure or refusal to make such deposit, the bidder shall lose all benefit of his bid and the property may be immediately offered again and sold unless a second bid has been registered, then, the second highest bidder will take the property at the highest bid price.</p> <p>Additionally, where there is active bidding, the highest bidder, and the second highest bidder, if any must post the entire amount of the cost of the distribution policy for the property at the time of sale by certified check, attorney’s check or money order with the Sheriff</p> <p>The balance of the purchase money must be deposited in certified check, attorney’s check or money order together with a Deed poll for execution by the highest bidder to the Sheriff at his office within 30 days from the time of the sale. An extension of time for an additional 30 days may be granted at the discretion of the Sheriff upon receipt of 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 his second bid. Thereafter, the Sheriff shall be at liberty to return the writ to court.</p> <p>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.</p> <p>The first bid or opening bid on each property shall be a sum sufficient to pay all Sheriff’s costs including advertising, all taxes, water rents and municipal claims due to the City of Philadelphia. 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 writ at that price.</p> <p>The deposit 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 cost, 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.</p> <p>No personal checks, drafts or promises to pay will be accepted in lieu of certified checks, attorney’s checks or money orders made payable to the Sheriff of Philadelphia County.</p> <p>The Sheriff reserves the right to grant further extensions of time to settle and further reserves the right to refuse bids from bidders who have failed 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.</p> <p>The Sheriff will not acknowledge a deed poll to any individual or entity using an unregistered fictitious name and may, at his discretion, require proof of identity of the purchaser or the registration of fictitious names. The bid of an unregistered fictitious name shall be forfeited as if the bidder failed to meet the terms of sale.</p> <p>All bidders are advised to remain at the sale until after 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 writ has not appeared and is not present at the sale</p> <p>Prospective purchasers are directed to the Web site of the Philadelphia Bureau of Revision of Taxes, (BRT) “brtweb.phila.gov” for a fuller description of the properties listed. Properties can be looked up by the BRT number – which should be cross checked with the address. Prospective purchasers are also directed to the Philadelphia Department of Records, at Room 154 City Hall, 215-686-1483 and to its web-site at http://philadox.phila.gov where they can view the deed to each individual property and find the boundaries of the property. PROSPECTIVE PURCHASERS ARE RESPONSIBLE FOR DETERMINING THE NATURE, LOCATION, CONDITION AND BOUNDARIES OF THE PROPERTIES THEY SEEK TO PURCHASE.</p> <p>The “BRT #” refers to a unique number assigned by the City Bureau of Revision of Taxes to each property in the City for the purpose of assessing it for taxes. This number can be used to obtain</p>	<p>descriptive information about the property from the BRT website. Effective Date: July 7, 2006</p> <p>NOTICE OF SCHEDULE OF DISTRIBUTION</p> <p>The Sheriff will file in his office, The Land Title Building, 100 South Broad Street, 5th Floor, a Schedule of Distribution Thirty (30) Days from the date of Real Estate sold on January 6, 2015.</p> <p>Distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days thereafter.</p> <p>N.B. - For the benefit of our non-professional readers who do not understand the meaning of the letters and figures following the defendant’s names, we make the following.</p> <p>EXPLANATION</p> <p>The name first appearing in each notice is that of the defendant in the writ whose property is being sold. All Writs are Writs of Executions.</p> <p>The letters C.P., Court of Common Pleas; O.C., Orphans’ Court; Q.S., Court of Quarter Sessions; C.C., County Court - indicate the Court out of which the writ of execution issues under which the sale is made; S. 1941. 223. means September Term, 1941. 223, the term and number of the docket entry; the figures following show the amount of debt; and the name following is that of the attorney issuing the writ.</p> <p>Attention is called to the provisions of Act No.104, approved July 27, 1955, which requires owners of properties which are used, designed or intended to be used by three or more families, or of commercial establishments which contain one or more dwelling units, to deliver to the buyers of such properties a use registration permit at the time of settlement, under certain terms and conditions. Sheriff Sales are not subject to provisions of the said Act and the Sheriff will, therefore, not deliver use registration permits in connection with any sales conducted by him.</p> <p>Very truly yours, JEWELL WILLIAMS, Sheriff City and County of Philadelphia www.OfficeofPhiladelphiaSheriff.com</p>	<p>1301-600 1838 Diamond St. 19121 32nd wd. Front: 18’; Depth: 84’ OPA#321180105 Improvements: 3 Story, 4 Unit, 3,305 Sq. Ft. Residential Dwelling SUI L. DAN-JONES C.P. October Term, 2011 No. 03414 \$337,593.55 Thomas D. Bielli, Esq., Daniel Patrick Murray, Esquire, O’Kelly Ernst & Bielli, LLC</p> <p>1302-621 2853-55 Kensington Avenue 19134 25th wd. front 36.10’; depth 71.90’ OPA#252575505 Improvements: 3523 Sq Ft; 2sty, 8 Units IVAN RIOS & ASHLEY GONZALES C.P. August Term, 2012 No. 03548 \$221,736.56 Thomas D. Bielli, Esq., Daniel Patrick Murray, Esq.; O’Kelly Ernst Bielli & Wallen, LLC</p> <p>The following property, sale of which was postponed from the October 1, 2013 Sheriff’s Sale, will be offered for sale on TUESDAY, January 6, 2015.</p> <p>1310-527 1921 West Berks Street 19121-2242 32nd wd. North side of Berks Street 148 ft 11 in west of 19th St; front 14 ft 11 in, depth 56 ft 3 in OLIVER ACQUISITION GROUP, LLC C.P. November Term, 2012 No. 003100 \$133,113.42 Phillip D. Berger, Esq.,</p> <p>The following property, sale of which was postponed from the December 3, 2013 Sheriff’s Sale, will be offered for sale on TUESDAY, January 6, 2015.</p> <p>1312-382 7239 Guyer Avenue 19153-2416 40th wd. 1233.03 Sq. Ft. BRT#404348800 Subject to Mortgage Improvements: Residential Dwelling BRUCE E MARTIN AKA BRUCE MARTIN C.P. August Term, 2012 No. 02678 \$102,337.34 Powers, Kirm & Javardian, LLC</p> <p>1312-409 1156 North 64th Street 19151-3127 34th wd. 1600 Sq. Ft. BRT#344255600 Improvements: Residential Dwelling PHYLLIS WELTON C.P. February Term, 2013 No. 00105 \$151,458.43 Law Offices of Gregory Javardian</p> <p>1312-412 7120 Guyer Avenue 19153-2406 40th wd. 1227.7 Sq. Ft. BRT#404352800 Improvements: Residential Dwelling RAHAMATOULAH TRAORE AND HADY TRAORE C.P. July Term, 2012 No. 03857 \$76,151.84 Law Offices of Gregory Javardian</p> <p>The following property, sale of which was postponed from the January 7, 2014 Sheriff’s Sale, will be offered for sale on TUESDAY, January 6, 2015.</p> <p>1401-623 A-B 400 West Cheltenham Avenue - Premises A - 19120 61st wd. On southwesterly side of the intersection of southwest line of Cheltenham Avenue and northwesterly side of 4th Street. Front: 101 ft 2-384/1000 in Depth: Irreg OPA#882756700 Improvements: Commercial Property 408 Oak Lane Avenue – Premises B – 19120 GWANG HO YI C.P. April Term, 2009 No. 01149 \$899,460.38 Ron L. Woodman, Esq.</p> <p>The following property, sale of which was postponed from the February 4, 2014 Sheriff’s Sale, will be offered for sale on TUESDAY, January 6, 2015.</p> <p>1402-395 2106 North Marvine Street 19122 20th wd. 1839 Sq. Ft. more or less BRT#202246100 Improvements: Residential Dwelling QUANDA N. GARRISON C.P. September Term, 2011 No. 01193 \$99,668.32 Leona Mogavero, Esq., Klehr Harrison Harvey Branzburg L.L.P.</p> <p>1402-396 5801 Brush Road 19138 59th wd. Front 16’4”, depth 80’ OPA#591228200 Improvements: 3 Story, 3 Unit, Mixed Use Row W/basement, Office/store & Apartments BRIAN THOMPSON C.P. July Term, 2008 No. 04362 \$148,986.51 Thomas D Bielli, Esq., Daniel P. Murray, Esq., O’Kelly Ernst & Bielli, L.L.C.</p>	<p>1403-321 1136 South 56th Street 19143-4043 51st wd. 1161.16 Sq. Ft. OPA#513023400 Improvements: Residential Property CHERYL BOOKHART AKA CHERYL B. BOOKHART IN HER CAPACITY AS HEIR OF ROBERT BOOKHART, DECEASED, PORTIA YVOONE BOOKHART, IN HER CAPACITY AS HEIR OF ROBERT BOOKHART, DECEASED. DANYELE DOVE AKA DANIELLE PENNELL-DOVE IN HER CAPACITY AS HEIR OF ROBERT BOOKHART, DECEASED. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER ROBERT BOOKHART, DECEASED. C.P. July Term, 2012 No. 01154 \$59,505.68 Phelan Hallinan, LLP</p> <p>1403-446 812 West Moyamensing Avenue 19148 39th wd. 2415 Sq. Ft. OPA#393326200 Improvements: Residential Property KSM INVESTMENTS, LLC C.P. June Term, 2011 No. 2634 \$115,407.56 Dean E. Weisgold, Esq.</p> <p>The following property, sale of which was postponed from the April 1, 2014 Sheriff’s Sale, will be offered for sale on TUESDAY, January 6, 2015.</p> <p>1404-360 8525 Bustleton Avenue 19152 56th wd. 1087 Sq Ft; s/d w b/g 1 sty masonry BRT#562389300 Improvements: Residential Dwelling GALINA GENDINA C.P. May Term, 2012 No. 02153 \$186,873.43 McCabe, Weisberg, & Conway, P.C.</p> <p>1404-403 1619 West Westmoreland Street 19140 38th wd. 2055 Sq Ft BRT#112029400 Improvements: Residential Dwelling; Row Conv/apt 3sty Masonry BERTIE HAMILTON C.P. July Term, 2013 No. 01449 \$108,934.44 McCabe, Weisberg, & Conway, P.C.</p> <p>1404-488 2941 South 66th Street 19142 40th wd. 1360 Sq Ft; row b/gar 2sty masonry BRT#406613400 Improvements: Residential Dwelling JOSEPH A. LYBRAND C.P. August Term, 2013 No. 02765 \$95,184.15 McCabe, Weisberg, & Conway, P.C.</p> <p>1404-503 5800 Chew Avenue 19138 59th wd. 1438 Sq Ft; row b/gar 2sty masonry BRT#591200900 Improvements: Residential Dwelling PROPERTY OF WILLIAM C. JONES, KNOWN SURVIVING HEIR OF WILLIAM JONES, DECEASED MORTGAGOR AND REAL OWNER AND ALL UNKNOWN SURVIVING HEIRS OF WILLIAM JONES, DECEASED MORTGAGOR AND REAL OWNER. C.P. April Term, 2012 No. 01408 \$93,585.75 McCabe, Weisberg, & Conway, P.C.</p> <p>1404-514 1316 Magee Avenue 19111 53rd wd. 1182 Sq Ft; row b/gar 2sty masonry BRT#531186900 Improvements: Residential Dwelling PROPERTY OF SCOTT FOSTER, KNOWN SURVIVING HEIR OF ESTER E. FOSTER, DECEASED MORTGAGOR AND REAL OWNER, STEVEN RAY FOSTER, KNOWN SURVIVING HEIR OF ESTHER E. FOSTER, DECEASED MORTGAGOR AND REAL OWNER, ALL UNKNOWN SURVIVING HEIRS ESTHER E. FOSTER, DECEASED MORTGAGOR AND REAL OWNER, HOLLY LYNN LOGHING, KNOWN SURVIVING HEIR OF ESTHER E. FOSTER, DECEASED MORTGAGOR AND REAL OWNER, AND BRIAN C. FOSTER, KNOWN SURVIVING HEIR OF ESTHER E. FOSTER, DECEASED MORTGAGOR AND REAL OWNER. C.P. December Term, 2011 No. 02167 \$117,071.98 McCabe, Weisberg, & Conway, P.C.</p> <p>1404-551 318 North Edgewood Street 19139 34th wd. 1995 Sq Ft BRT#341109400 Subject to Mortgage Improvements: Residential Dwelling</p>	<p>CALVIN SANDERS C.P. April Term, 2012 \$72,215.58 Powers, Kirm & Javardian, LLC</p> <p>The following property, sale of which was postponed from the May 6, 2014 Sheriff’s Sale, will be offered for sale on TUESDAY, January 6, 2015.</p> <p>1405-525 3731 Midvale Avenue 19129 38th wd. 1170 Sq. Ft. BRT#383046000 Improvements: Residential Property FRANK RAFFAELE C.P. July Term, 2012 No. 0934 \$173,318.33 Bradley J. Osborne, Esq.</p> <p>1405-528 2135 Walnut Street, Unit 601 19103-4447 8th wd. 500 Sq. Ft. BRT#88-8082497 Subject to Mortgage Improvements: Residential Dwelling MICHAEL S. PELBERG, PERSONAL RESPRESENTATIVE OF THE ESTATE OF DAVID A. PELBERG, DECEASED. C.P. May Term, 2013 No. 02166 \$178,602.35 Powers, Kirm & Javardian, LLC</p> <p>1405-534 415 A Welsh Road 19115-1816 58th wd. 11263 Sq. Ft. BRT#58-1001003 Subject to Mortgage Improvements: Residential Dwelling CAREY BARNES AKA RYU-CAREY BARNES INDIVIDUALLY AND IN HIS CAPACITY AS TRUSTEE FOR BARNES LIVING TRUST DATE AUGUST 9, 2006, AND ANY AMENDMENTS THERETO 415A WELSH ROAD, PHILADELPHIA, PA 19115-1816. C.P. April Term, 2013 No. 01930 \$253,581.61 Powers, Kirm & Javardian, LL</p> <p>1405-540 5950 Shisler Street 19149-3727 53rd wd. 1350 Sq. Ft. OPA#531277600 Improvements: Residential Property MAN LI XU AKA MANLI XU C.P. September Term, 2013 No. 01933 \$79,967.95 Phelan Hallinan, LLP</p> <p>1405-682 5738 Cedar Avenue 19143-1932 46th wd. 1304 Sq. Ft. BRT#463055300 Improvements: Residential Dwelling MARLEISE SANDERS C.P. September Term, 2013 No. 00716 \$58,227.10 Law Offices of Gregory Javardian</p> <p>1405-685 2342 Griffith Street 19152 56th wd. On the southwesterly side of Griffith Street (50 feet wide) and the northwesterly side of Bradford Street (70 feet wide); front 28 ft 5-1/2 in, depth 111 ft 3 in BRT#561537300 Improvements: Residential ADVANCED ACQUISITIONS, LLC C.P. January Term, 2014 No. 003339 \$145,060.64 David E. Stern, Esq.</p> <p>1405-699 2090 West 65th Avenue 19138 50th wd. 1475 Sq. Ft. BRT#171355400 Improvements: Residential Dwelling ESTATE OF GERADINE WASHINGTON C/O JEROME WASHINGTON, PERSONAL REPRESENTATIVE. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER GERALDINE WASHINGTON, DECEASED. JEROME WASHINGTON, INDIVIDUALLY AND PERSONAL REPRESENTATIVE OF THE ESTATE OF GERALDINE WASHINGTON. C.P. August Term, 2011 No. 02952 \$73,343.57 Udren Law Offices, PC</p> <p>The following property, sale of which was postponed from the June 3, 2014 Sheriff’s Sale, will be offered for sale on TUESDAY, January 6, 2015.</p> <p>1406-334 827 Disston Street 19111-4426 53rd wd. 2424.66 Sq. Ft. BRT#532202700 Improvements: Residential Dwelling MIRIAM MARTINEZ AKA MARIAM MARTINEZ C.P. July Term, 2012 No. 04074 \$163,873.41 Law Offices of Gregory Javardian</p> <p>1406-425 1914 Monument Street 19121 32nd wd. 912 Sq. Ft.; row 2sty masonry BRT#321139200 Improvements: Residential Dwelling TRUMEL COMBS C.P. October Term, 2013</p>

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No. 00405 \$56,884.25 McCabe, Weisberg, & Conway, PC

1406-448

7049 Kindred Street 19149 35th wd. 1148.48 Sq. Ft. BRT#542287100 Subject to Mortgage Improvements: Residential Dwelling ADELA DIAZ PIZARRO AND ALLEN SMITH C.P. October Term, 2013 No. 00921 \$122,125.04 Udren Law Offices, PC

1406-464

6347 Calvert Street 19149 62nd wd. 1242 Sq. Ft.; row b/gar 2sty masonry BRT#621526200 Improvements: Residential Dwelling JOSEPH KRAVITZ AND NANCY KRAVITZ C.P. February Term, 2013 No. 01594 \$149,993.42 McCabe, Weisberg, & Conway, PC

1406-492

3900 Ford Road, Unit 4C 19131 52nd wd. 1206 Sq. Ft. BRT#888520039 Subject to Mortgage DEFENDANT, VICKI JO MEST SC-11-05-02-3098 \$9,670.00 Evan R. Bachove, Esq., Fineman Krekstein & Harris, PC

1406-495

4543 North Uber Street 19140-1009 13th wd. 1348.02 Sq. Ft. BRT#132220600 Improvements: Residential Dwelling CHARLES A. J. HALPIN, III, ESQUIRE AS ADMINISTRATOR OF THE ESTATE OF LILLIE WALTON, DECEASED C.P. November Term, 2012 No. 01130 \$61,516.76 Powers, Kirn & Javardian, LLC

1406-510

1623 Wynsam Street 19138 10th wd. row b/garage 2sty masonry PRCL#109NS-432, BRT#102195000 Improvements: Residential Dwelling CRYSTAL V. MCMICHAEL, ADMIN-STRATRIX OF THE ESTATE OF FREDERICK LEANDER WILSON, JR., AKA FREDERICK WILSON C.P. May Term, 2012 No. 03027 \$142,172.29 Federman & Associates, LLC

1406-516

7400 Ruskin Road 19151 34th wd. BRT#343160900 BASIL A. SCOTT AND JANICE V. SCOTT C.P. December Term, 2012 No. 01157 \$312,069.48 Nicholas A. Didomenico, Esq.

1406-580

2751 Rhawn Street 19152 64th wd. unknown BRT#64-1-2233-00 Subject to Mortgage Improvements: Residential Property MD MANIEUZZAMAN C.P. June Term, 2013 No. 01316 \$202,366.70 Jeffrey G. Trauger, Esq.

1406-628

6234 Argyle Street 19111 35th wd. 1782.62 Sq. Ft. BRT#353233000 Improvements: Residential Property LISA MATHEWS AND JOSEPH F. MATHEWS II C.P. July Term, 2013 No. 03235 \$130,936.64 KML Law Group, PC

The following property, sale of which was postponed from the July 1, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, January 6, 2015.

1407-361

6062 Alma Street 19149-3201 53rd wd. 1312.5 Sq Ft PRCL#531331000 Improvements: Residential Property JEANETTE ACEVEDO AKA JEANNETTE ACEVEDO C.P. October Term, 2012 No. 04313 \$103,794.20 Phelan Hallinan, LLP

1407-459

1344 Robbins Street 19111 53rd wd. 1703 Sq Ft BRT#531041900 Improvements: Residential Dwelling ANDREA BULLOCK-BRYANT C.P. November Term, 2013 No. 1832 \$117,951.54 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Sarah A. Elia, Esq.

1407-463

1328 North Hancock Street 19122 18th wd. 2494.66 Sq Ft BRT#18-2083500 Improvements: Residential Dwelling SHERIDAN L. SOSTRE C.P. June Term, 2013 No. 002403 \$230,185.14 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.

1407-468

3503 West Clearfield Street 19132-1827 38th wd. 1372.99 Sq Ft OPA#382010900 Improvements: Residential Property STEPHEN J. HILL C.P. June Term, 2009 No. 04068 \$141,606.30 Phelan Hallinan, LLP

1407-475

1915 McClellan Street 19145-2024 48th wd. 928 Sq Ft BRT#481017000 Improvements: Residential Property CHRISTOPHER KING C.P. November Term, 2011 No. 0269 \$102,199.16 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq.,

SHERIFF'S SALE

Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1407-547

1318 North Marshall Street 19122 14th wd. 2392.20 Sq Ft BRT#141031815 Improvements: Residential Property CARLISA MITCHELL AND DAVID W. MITCHELL C.P. January Term, 2013 No. 00476 \$192,930.89 KML Law Group, P.C.

1407-635

1042 Edgemoore Road 19151 34th wd. On west side of Edgemoore Road 338 ft 0 in Northward of Oxford St. Front: 16 ft 0 in, Depth: 90 ft 0 in. OPA#344395000 Improvements: Residential Dwelling LAKESHA STITH C.P. August Term, 2013 No. 02296 \$111,599.43 with legal interest in the amount of \$ Ron L. Woodman, Esq.

1407-648

5924 Pulaski Avenue 19144 59th wd. 2520 Sq Ft BRT#593204800 Improvements: Residential Dwelling KIMBERLY A. ROBINSON AND BRYAN E. GARNER C.P. October Term, 2006 No. 004642 \$286,369.83 Mark J. Udren, Esq.

1407-662

301 East Vernon Road 19119 22nd wd. 1350 Sq Ft; semi det 2sty masonry BRT#222032200 Improvements: Residential Dwelling KEVIN T. SMITH C.P. February Term, 2013 No. 00344 \$185,094.34 McCabe, Weisberg & Conway, P.C.

1407-673

142 Wright Street Unit C 19127 21st wd. 1440 Sq Ft OPA#211440620 Improvements: Residential Property CONSTANCE LINNET LAMBETH C.P. September Term, 2013 No. 01931 \$164,426.26 Phelan Hallinan, LLP

1407-688

6713 Ditman Street 19135-2221 41st wd. 1720 Sq Ft OPA#422358200 Improvements: Residential Property MIGUEL HERNANDEZ AND SONIA HERNANDEZ C.P. February Term, 2014 No. 00994 \$76,099.27 Phelan Hallinan, LLP

1407-696

1213 North 25th Street 19121-4822 29th wd. 1072 Sq Ft BRT#291324200 Subject to Mortgage Improvements: Residential Dwelling JOSE L. REYES AND CASSANDRA LOVE C.P. November Term, 2013 No. 02094 \$96,921.74 Law Offices of Gregory Javardian

1407-702

706 Saint Andrews Road 19118 9th wd. 2430 Sq Ft; Det w/det gar 2sty mas + o BRT#092182405 Subject to Mortgage Improvements: Residential Dwelling SARA C. WEDEMAN AND MICHAEL A. FEAGANS C.P. March Term, 2013 No. 03686 \$315,343.43 McCabe, Weisberg & Conway, P.C.

1407-709

1001 Livezey Lane and 1011 Livezey Lane aka Rear 1001 Livezey Lane 19119-3356 9th wd. 3793 Sq Ft BRT#092122110 & BRT#092122120 Improvements: Residential Dwelling ANDREW J. COOLEY C.P. December Term, 2013 No. 01055 \$749,172.12 Law Offices of Gregory Javardian

1407-713

403 South Croskey Street 19146 8th wd. 896 Sq Ft; row 2sty masonry BRT#081191700 Improvements: Residential Dwelling RHONA SCHNEIMAN AKA RHONA GERBER SCHNEIMAN AND ERIK SCHNEIMAN AKA ERIK REID SCHNEIMAN C.P. December Term, 2011 No. 03345 \$306,097.15 McCabe, Weisberg & Conway, P.C.

1407-717

513 East Roumfort Road 19119 9th wd. 2467 Sq Ft; det w/b gar 2sty masonry BRT#091057000 Subject to Mortgage Improvements: Residential Dwelling LYNETTE BURGESS AND STEPHAN C. BURGESS C.P. September Term, 2011 No. 03436 \$278,486.75 McCabe, Weisberg & Conway, P.C.

1407-722

5645 Loretto Avenue 19124 35th wd. 1276 Sq Ft; row b/gar 2sty masonry BRT#351401600 Improvements: Residential Dwelling ROBERT CAPERS C.P. April Term, 2012 No. 03002 \$79,090.64 McCabe, Weisberg & Conway, P.C.

1407-731

1424 East Johnson Street 19138 1826 Sq Ft; s/d w b/g 2s masonry BRT#102295100 Improvements: Residential Dwelling FREDERICK L. BLAIN, EXECUTOR OF THE ESTATE OF GEORGE WILLIE LILES,

SHERIFF'S SALE

DECEASED MORTGAGOR AND REAL OWNER C.P. December Term, 2013 No. 00104 \$182,910.12 McCabe, Weisberg & Conway, P.C.

1407-736

9675 Sandanne Road 19115 63rd wd. 2157 Sq Ft; det w/bas gar 2sty frame BRT#632200521 Improvements: Residential Dwelling MARCELLA KASTANOS, GEORGIOS APOSTOLIDIS AND MARY APOSTOLIDIS C.P. June Term, 2013 No. 02753 \$279,028.76 McCabe, Weisberg & Conway, P.C.

1407-786

103 North Gross Street 19139 34th wd. 1178 Sq Ft; row b/gar 2sty masonry BRT#343051900 Improvements: Residential Dwelling FRANK HUEBER C.P. October Term, 2013 No. 01824 \$87,291.11 McCabe, Weisberg & Conway, P.C.

1407-793

1307 North Frazier Street 19131 52nd wd. 1536 Sq Ft; semi det 2sty masonry BRT#043068300 Improvements: Residential Dwelling UNKNOWN SURVIVING HEIRS OF LILEVE LINDSAY, DECEASED MORTGAGOR AND REAL OWNER AND SHIRLEY MILLER, ONLY KNOWN SURVIVING HEIR OF LILEVE LINDSAY, DECEASED MORTGAGOR AND REAL OWNER C.P. September Term, 2011 No. 03038 \$85,384.71 McCabe, Weisberg & Conway, P.C.

1407-794

3921 Fairmount Avenue 19104 24th wd. 1782 Sq Ft; row 3 sty masonry BRT#243016000 Improvements: Residential Dwelling SANDRA GEORGE JONES, ONLY KNOWN SURVIVING HEIR OF ANDREW GEORGE, DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF ANDREW GEORGE, DECEASED MORTGAGOR AND REAL OWNER C.P. July Term, 2009 No. 00187 \$51,933.79 McCabe, Weisberg & Conway, P.C.

1407-798

8412 Ridge Avenue 19128 21st wd. 1759 Sq Ft; det w/gar 2sty masonry BRT#212521100 Improvements: Residential Dwelling YEON SUN LIM AND SETH PRIMOSCH C.P. November Term, 2013 No. 02377 \$283,810.28 McCabe, Weisberg & Conway, P.C.

1407-818

2707 West Thompson Street 19121 29th wd. 1143 Sq Ft BRT#292040400 Improvements: Residential Property MARDELLA MARSHALL (MORTGAGOR AND REAL OWNER) AND MARVIN ATWELL (MORTGAGOR) C.P. April Term, 2013 No. 000376 \$92,229.38 Bradley J. Osborne, Esq.

1407-843

1624 North Felton Street 19151-3438 34th wd. 1496.37 Sq Ft OPA#342349900 Improvements: Residential Property SULAIMAN SAIDU-KAMARA C.P. October Term, 2012 No. 04092 \$93,245.27 Phelan Hallinan, LLP

The following property, sale of which was postponed from the August 5, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, January 6, 2015.

1408-304

3319 Saint Vincent Street 19149 55th wd. 1616 Sq Ft BRT#551448700 Improvements: Residential Property BELMIS MONTERO C.P. September Term, 2013 No. 001398 \$190,590.39 Bradley J. Osborne, Esq.

1408-322

425 West Rittenhouse Street 19144-3801 59th wd. 2149.52 Sq Ft OPA#593033500 Improvements: Residential Property JENNIFER ROSE C.P. November Term, 2013 No. 01471 \$124,841.50 Phelan Hallinan, LLP

1408-328

1117 Plane Road 19115-3714 63rd wd. 6523.50 Sq Ft OPA#632108300 Improvements: Residential Property THOMAS A. SUMMERS AND GAIL M. SUMMERS C.P. August Term, 2008 No. 03120 \$223,433.35 Phelan Hallinan, LLP

1408-405

4222 Cottman Avenue 19135-1115 41st wd. 1981.79 Sq Ft OPA#871193650 Improvements: Residential Property DEAN ROSSI NO AGENT PROPERTIES, LLC C.P. November Term, 2010 No. 00467 \$212,040.84 Phelan Hallinan, LLP

1408-497

5862 Chew Avenue a/k/a 5862 Chew Street 19138 59th wd. 2386.50 Sq Ft BRT#59-1-2047000 Improvements: Residential Dwelling

SHERIFF'S SALE

CLAYTON J. HAYES TRACI W. HAYES C.P. May Term, 2007 No. 003381 \$64,325.03 Mark J. Udren, Esq.

1408-533

5825 Akron Street 19149 19149 62nd wd. 1244 Sq Ft; Row B/GAR 2 Sty Masonry BRT#621441000 Improvements: Residential Dwelling ALBERT JONES AND ROCHELLE JONES C.P. December Term, 2013 No. 00552 \$151,335.38 McCabe, Weisberg, & Conway, P.C.

1408-540

36 North Edgewood Street 19139 34th wd. 1314 Sq Ft; Row 2 Sty Masonry BRT#371101600 Improvements: Residential Dwelling JOSEPH G. WINGERT AND LYNN C. WINGERT C.P. October Term, 2013 No. 01217 \$63,637.29 McCabe, Weisberg, & Conway, P.C.

1408-587

43 North 52nd Street 19139 44th wd. 1832 Sq Ft BRT#60-N16-93 Improvements: Residential Dwelling ERNEST SCOTT C.P. November Term, 2009 No. 02144 \$29,836.63 Udren Law Offices, P.C.

1408-588

2243 Mifflin Street 19145 48th wd. 1176 Sq Ft; Row 2 STY Masonry BRT#482030900 Improvements: Residential Dwelling NAKIA L. JOHNSON C.P. September Term, 2013 No. 01066 \$97,804.81 McCabe, Weisberg, & Conway, P.C.

1408-642

834 Princeton Avenue 19111 35th wd. 1186 Sq Ft; S/D W B/G 2S Masonry BRT#532272100 Improvements: Residential Dwelling FERN WEINER, KNOWN SURVIVING HEIR OF IRMA HOFFMAN, DECEASED MORTGAGOR AND REAL OWNER MARK HOFFMAN, KNOWN SURVIVING HEIR OF IRMA HOFFMAN, DECEASED MORTGAGOR AND REAL OWNER JILL COLLINS, KNOWN SURVIVING HEIR OF IRMA HOFFMAN, DECEASED MORTGAGOR AND REAL OWNER ALL UNKNOWN SURVIVING HEIRS OF IRMA HOFFMAN, DECEASED MORTGAGOR AND REAL OWNER C.P. November Term, 2012 No. 02029 \$150,721.87 McCabe, Weisberg, & Conway, P.C.

The following property, sale of which was postponed from the Sept. 9, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, January 6, 2015.

1409-310

484 West Clapier Street 19144 13th wd. 1416 Sq Ft BRT#13-3-058600 Improvements: Residential Dwelling THE ESTATE OF MICHELLE THOMAS C/O DAVID A. WILLIAMS, SR., PERSONAL REPRESENTATIVE; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MICHELLE THOMAS; DAVID A. WILLIAMS, SRT., PERSONAL REPRESENTATIVE OF THE ESTATE OF MICHELLE THOMAS; ZACKARY WILLIAMS (MINOR), KNOWN HEIR OF MICHELLE THOMAS C.P. September Term, 2012 No. 00411 \$94,325.37 Udren Law Offices, P.C.

1409-311

266 North 64th Street 19139 34th wd. 990 Sq Ft BRT#343078500 Improvements: Residential Property LORRAINE GAMBLE C.P. March Term, 2014 No. 02367 \$25,736.75 KML Law Group, P.C.

1409-324A-B

4717-19 James Street – Premises A – 19137 45th wd. on Southeasterly Side of James St. 150 ft. 0 in. Northeast of Margaret St.; Front: 30 ft. 0 in. Depth: 100 ft. 7-1/4 in. OPA#453418500 **4721-23 James Street – Premises B – 19137** 45th wd. on Southeasterly Side of James St. 180 ft. 0in. Northeast of Margaret St.; Front: 30 ft. 0 in. Depth: 100 ft. 0 in. OPA#453418600 GREG GROOKETT A/K/A GREGORY GROOKETT A/K/A GREGORY M. GROOKETT C.P. July Term 2013, No. 01085 \$100,083.19 Joseph A. Hirsch, Esq.

1409-334

1328 South 33rd Street 19146 36th wd. 924 Sq Ft BRT#36-2307900 Improvements: Residential Dwelling DONALD GARRETT, PERSONAL REPRESENTATIVE OF THE ESTATE OF MAUDE LOUISE GARRETT, DECEASED \$102,252.44 Powers, Kirn, & Associates, LLC

SHERIFF'S SALE

1409-337

6634 Cornelius Street 19138 10th wd. 1400 Sq Ft BRT#102371800 Subject to Mortgage Improvements: Residential Property PAULETTE GRIFFIN C.P. November Term, 2010 No. 2113 \$81,699.33 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1409-340

312 East Walnut Lane 19144-1034 59th wd. 11000 Sq Ft OPA#592061500 Improvements: Residential Property ELMER BAKER AND CYNTHIA BAKER C.P. February Term, 2014 No. 00847 \$197,826.86 Phelan Hallinan, LLP

1409-345

5033 North 9th Street 19144 49th wd. 1500 Sq Ft BRT#491287300 Subject to Mortgage Improvements: Residential Property FREDERICK REID AND PAULA SYLVESTER-REID C.P. October Term, 2008 No. 2888 \$45,932.97 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1409-351

6509 West Jefferson Street a/k/a 6509-11 Jefferson Street 19151-3310 34th wd. 1910 Sq Ft OPA#344046200 Improvements: Residential Property OVE SORENSEN C.P. February Term, 2014 No. 00340 \$139,026.58 Phelan Hallinan, LLP

1409-352

1317 Carey Street a/k/a 1317 East Carey Street 19124-5523 33rd wd. 868 Sq Ft OPA#331246400 Improvements: Residential Property TIFFANY J. COLLINS C.P. June Term, 2012 No. 03432 \$51,338.38 Phelan Hallinan, LLP

1409-354

4126 Farmdale Road 19154 66th wd. 3355.96 Sq Ft BRT#662602800 Subject to Mortgage Improvements: Residential Property GERARD M. SHAFFER C.P. March Term, 2010 No. 2508 \$117,504.26 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1409-355

3009 South Sydenham Street 19145-4911 26th wd. 780 Sq Ft OPA#261236100 Improvements: Residential Property GREGORY J. LAZER A/K/A GREGORY LAZER C.P. May Term, 2010 No. 02144 \$258,015.77 Phelan Hallinan, LLP

1409-357

301 Race Street, Unit 307 19106-1846 88th wd. 590 Sq Ft OPA#888056270 Improvements: Condominium DEIDRE L. ROUNTREE C.P. May Term, 2012 No. 00419 \$265,542.55 Phelan Hallinan, LLP

1409-360

226 East Wister Street 19144-1827 12th wd. 4082.75 Sq Ft OPA#121050100 Improvements: Residential Property HARRISON DABNEY C.P. November Term, 2013 No. 02904 \$64,563.30 Phelan Hallinan, LLP

1409-372

6315 Lawndale Avenue 19111 35th wd. 1758.34 Sq Ft BRT#353281600 Improvements: Residential Dwelling ROSEMARY E. BROOKS, IN HER CAPACITY AS CO-EXECUTRIX OF THE ESTATE OF FRANK A. MILLER; DOROTHEA F. BALL, IN HER CAPACITY AS CO-EXECUTRIX AND DEVISEE OF THE ESTATE OF FRANK A. MILLER; ESTATE OF FRANK A. MILLER C/O ROSEMARY E. BROOKS, CO-EXECUTRIX; ESTATE OF FRANK A. MILLER C/O DOROTHEA F. BALL, CO-EXECUTRIX AND KNOWN HEIR; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER FRANK A. MILLER, DECEASED C.P. September Term, 2010 No. 01142 \$119,301.84 Udren Law Offices, P.C.

1409-377

1913 North Mascher Street, a/k/a 1913 Mascher Street 19122-2415 18th wd. 725.70 Sq Ft OPA#183248000 Improvements: Residential Property

SHERIFF'S SALE			
ABDEL S. AHMAD C.P. February Term, 2014 No. 02468 \$112,976.77 Phelan Hallinan, LLP			
1409-379			
2024 South Frazier Street 19143-5618 51st wd. 930 Sq Ft OPA#514236900 Improvements: Residential Property BERNARD DOWNING C.P. July Term, 2013 No. 00622 \$58,034.04 Phelan Hallinan, LLP			
1409-398			
5938 North 19th Street 19141 17th wd. 1480 Sq Ft BRT#17-2348900 Subject to Mortgage Improvements: Residential Property ROZITA J. BOLTON C.P. December Term, 2012 No. 1511 \$133,929.55 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlson, Esq., Zucker, Goldberg & Ackerman, LLC			
1409-413			
2122 South Woodstock Street 19145 48th wd. 783.75 Sq Ft BRT#481340600 Improvements: Residential Property JIMMY S. TJOENG C.P. October Term, 2011 No. 003166 \$91,100.66 Bradley J. Osborne, Esq.			
1409-419			
6127 Chancellor Street 19139 46th wd. 964.35 Sq Ft BRT#031075900 Improvements: Residential Dwelling ELYADAGAHAH WALTON A/K/A ELYADAGAHAH E. WALTON A/K/A ELYADAGAH WALTON A/K/A ELYADAGHAH WALTON C.P. February Term, 2014 No. 01548 \$96,929.27 Udren Law Offices, P.C.			
1409-424			
1203 South 21st Street 19146-4321 36th wd. 900 Sq Ft OPA#361207500 Improvements: Residential Property EDDRENA TURNER C.P. July Term, 2012 No. 04324 \$118,767.42 Phelan Hallinan, LLP			
1409-428			
6226 Gillespie Street 19135-3215 55th wd. 1447.20 Sq Ft OPA#552426000 Improvements: Residential Property MARCUS SALAS C.P. February Term, 2014 No. 00747 \$64,823.24 Phelan Hallinan, LLP			
1409-435			
6021 Clifford Terrace 19151-3505 34th wd. 1280 Sq Ft OPA#342121300 Improvements: Residential Property SHADIA JOHNSON C.P. January Term, 2014 No. 02658 \$107,411.75 Phelan Hallinan, LLP			
1409-440			
613 South Clarion Street 19147-1813 2nd wd. 779 Sq Ft OPA#023288335 Improvements: Residential Property RYAN FORMAN C.P. July Term, 2010 No. 03440 \$167,354.19 Phelan Hallinan, LLP			
1409-443			
922 Clinton Street 19107 5th wd. 1176 Sq Ft BRT#883708100 Improvements: Residential Property MARK J. CUSHING, EXECUTOR TO THE ESTATE OF KATHLEEN A. CUSHING, DECEASED C.P. November Term, 2009 No. 01601 \$579,567.94 KML Law Group, P.C.			
1409-451			
114 Mifflin Street 19148 39th wd. 892.20 Sq Ft BRT#391008500 Improvements: Residential Property SUSAN COX AND PHILLIP P. COX, JR. C.P. May Term, 2013 No. 00821 \$154,960.82 KML Law Group, P.C.			
1409-478			
509 Thelma Street 19120-4507 42nd wd. 1027.42 Sq Ft OPA#421033400 Improvements: Residential Property MARIA Y. RIVERA C.P. April Term, 2009 No. 01965 \$89,612.23 Phelan Hallinan, LLP			
1409-482			
307 Levick Street 19111 35th wd. 2128.63 Sq Ft BRT#353041000 Improvements: Residential Property EVELYN ALEXANDER, AS ADMINISTRATOR OF THE ESTATE OF HERBERT ALEXANDER, DECEASED C.P. December Term, 2013 No. 001578 \$182,207.74 Bradley J. Osborne, Esq.			
1409-493			
5107 North 15th Street 19141-1622 49th wd. (formerly the 42nd wd.) 2047 Sq Ft BRT#172041500 Improvements: Semi/det 3 Story Masonry KEITH PEARSON C.P. January Term, 2013 No. 02432 \$166,822.00 Milstead & Associates, LLC			
1409-494			
7022 Saybrook Avenue 19142-1124 40th			

SHERIFF'S SALE			
wd. 1253.75 Sq Ft BRT#40-3-307500 Improvements: Row 2 Story Masonry VERONICA L. JENKINS C.P. October Term, 2012 No. 01947 \$22,929.81 Milstead & Associates, LLC			
1409-495			
6333 Algard Street 19135 55th wd. 2215.8 Sq Ft BRT#552366500 Improvements: Residential Real Estate KEVIN SMITH AND JENNIFER A. SMITH C.P. April Term 2014, No. 02556 \$153,278.48 Stern & Eisenberg, P.C.			
1409-500			
1929 West Spencer Street 19141-1305 49th wd. 1230 Sq Ft BRT#171260500 Subject to Mortgage Improvements: Residential Dwelling PETER F. JACKSON, AS EXECUTOR OF THE ESTATE OF DORIS RICE, DECEASED C.P. September Term, 2012 No. 03240 \$93,021.16 Powers, Kirn, & Associates, LLC			
1409-517			
7406 10 Large Street 19152 56th wd. 3458.27 Sq Ft BRT#561214200 Improvements: Residential Property ABRASH ARONBAYEV AND IOSIF GAVRIELOV C.P. February Term, 2013 No. 002056 \$326,887.33 Bradley J. Osborne, Esq.			
1409-519			
24 West Sharpnack Street 19119 22nd wd. 930.56 Sq Ft BRT#223032800 Improvements: Residential Property JOSEPH PACINI AND KIMBERLY PACINI C.P. June Term, 2013 No. 000933 \$141,248.62 Bradley J. Osborne, Esq.			
1409-520			
2724 North Bonsall Street 19132-3222 11th wd. 652.5 Sq Ft OPA#111396600 Improvements: Residential Property ELSIE WAY-RIDDICK, IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF MARIE WAY; ROBERT WAY IN HIS CAPACITY AS DEVISEE OF THE ESTATE OF MARIE WAY; WILLIAM WAY, IN HIS CAPACITY AS DEVISEE OF THE ESTATE OF MARIE WAY; JAMES WAY, IN HIS CAPACITY OF DEVISEE OF THE ESTATE OF MARIE WAY; CLIFFORD WAY, IN HIS CAPACITY AS DEVISEE OF THE ESTATE OF MARIE WAY; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER MARIE WAY, DECEASED C.P. December Term, 2012 No. 01190 \$9,654.44 Phelan Hallinan, LLP			
1409-521			
5134 Parkside Avenue 19131-4715 52nd wd. 1312 Sq Ft OPA#521093900 Improvements: Residential Property ELLA DEANS-FRANCIS C.P. September Term, 2012 No. 00033 \$149,896.51 Phelan Hallinan, LLP			
1409-523			
3550 Grant Avenue 19114 57th wd. S/D W B/G 2S Masonry; 1484 Sq Ft BRT#572181400 Improvements: Mobile Home ANNA FITZGERALD, KNOWN SURVIVING HEIR OF MARY T. BURNS, DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF MARY T. BURNS, DECEASED MORTGAGOR AND REAL OWNER C.P. April Term, 2013 No. 03364 \$136,165.96 McCabe, Weisberg, & Conway, P.C.			
1409-524			
2542 South 6th Street 19148 39th wd. Row 2 Sty Masonry; 1100 Sq Ft BRT#392356400 Improvements: Residential Dwelling KONER KARETH AND VIVIAN KARETH C.P. October Term, 2011 No. 00166 \$134,953.62 McCabe, Weisberg, & Conway, P.C.			
1409-528			
2100 South Lambert Street 19145 48th wd. Row W-Off/Str 2 Sty Masonry; 1536 Sq Ft BRT#871574370 Improvements: Residential Dwelling CONSTANCE REED-FORD C.P. August Term, 2013 No. 03090 \$201,223.03 McCabe, Weisberg, & Conway, P.C.			
1409-530			
6016 Pine Street 19143 3rd wd. Row 2 Sty Masonry; 1162 Sq Ft BRT#032045600 Improvements: Residential Dwelling LLOYD C. DARBY, SR. AND JEANNETTA L. DARBY A/K/A JEANNETTA DARBY C.P. February Term, 2014 No. 00853 \$74,717.12 McCabe, Weisberg, & Conway, P.C.			
1409-532			
11740 Colman Road 19154 66th wd. Row B/ Gar 2 Sty Masonry; 1380 Sq Ft BRT#662003100 Improvements: Residential Dwelling JOAN SEARLES, EXECUTRIX OF THE ESTATE OF DONALD J. BROPHY, DECEASED MORTGAGOR AND REAL			

SHERIFF'S SALE			
OWNER C.P. February Term, 2014 No. 02049 \$149,562.43 McCabe, Weisberg, & Conway, P.C.			
1409-534			
2213 East Huntington Street 19125 31st wd. Row 3 Sty Masonry; 1569 Sq Ft BRT#314155000 Improvements: Residential Dwelling JEFFREY M. HAYNES A/K/A JEFFREY HAYNES C.P. March Term, 2014 No. 01841 \$230,742.01 McCabe, Weisberg, & Conway, P.C.			
1409-541			
2102 East Lippincott Street 19134 Row 2 Sty Masonry; 852 Sq Ft BRT#252275700 Improvements: Residential Dwelling COLIN HILL C.P. September Term, 2013 No. 00147 \$58,935.17 McCabe, Weisberg, & Conway, P.C.			
1409-542			
438 Delmar Street 19128 21st wd. Semi Det 2 Sty Masonry; 1184 Sq Ft BRT#212309100 Improvements: Residential Dwelling BRIAN CROVETTI C.P. September Term, 2013 No. 04192 \$141,220.89 McCabe, Weisberg, & Conway, P.C.			
1409-550			
6730 North 18th Street 19126 15th wd. Row B/Gar 2 Sty Masonry; 1308 Sq Ft BRT#101095900 Improvements: Residential Dwelling UNKNOWN SURVIVING HEIRS OF SPENCER C. BARBEE, JR., DECEASED MORTGAGOR AND REAL OWNER C.P. August Term, 2013 No. 02685 \$83,637.69 McCabe, Weisberg, & Conway, P.C.			
1409-558			
2315 South 11th Street 19148 39th wd. Row 2 Sty Masonry; 1296 Sq Ft BRT#394177700 Improvements: Residential Dwelling ANTHONY GRANATO, III AND ELIZABETH GRANATO C.P. April Term, 2011 No. 01053 \$47,772.98 McCabe, Weisberg, & Conway, P.C.			
1409-560			
5938 North 11th Street 19141-3211 49th wd. 6720 Sq Ft BRT#493076300 Subject to Mortgage Improvements: Residential Property MARQUITA MCCARTER, SINGLE WOMAN C.P. January Term, 2012 No. 00714 \$160,806.59 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlson, Esq., Zucker, Goldberg & Ackerman, LLC			
1409-561			
148 Rosemar Street a/k/a 148 West Rosemar Street 19120 61st wd. 1050 Sq Ft BRT#61-1233800 Subject to Mortgage Improvements: Residential Property ANDRE BRYAN AND PHILBERT THOMAS C.P. January Term, 2014 No. 00265 \$101,236.64 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlson, Esq., Zucker, Goldberg & Ackerman, LLC			
1409-562			
1927 Poplar Street, Unit B a/k/a 1927 Poplar Street 19130 29th wd. 1314 Sq Ft BRT#888290557 Subject to Mortgage Improvements: Residential Property ELLA REPIK C.P. March Term, 2012 No. 2336 \$306,657.12 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlson, Esq., Zucker, Goldberg & Ackerman, LLC			
1409-565			
3221 Stanwood Street 19136-2231 64th wd. 2797.46 Sq Ft OPA#642317400 Improvements: Residential Property JOSEPH R. LEE, JR. AND LUCY ANNE LEE C.P. September Term, 2011 No. 02080 \$245,302.01 Phelan Hallinan, LLP			
1409-567			
422 North 62nd Street 19151-4101 34th wd. 1910.52 Sq Ft OPA#341230600 Improvements: Residential Property CLIFTON OFFICER C.P. January Term, 2013 No. 03876 \$63,835.91 Phelan Hallinan, LLP			
1409-579			
1450 Stirling Street 19149 54th wd. 1893 Sq Ft BRT#54-1-0907-00 Improvements: Residential Property JACQUES PAUL AND SCIENCIA PAUL C.P. April Term, 2013 No. 05037 \$134,186.22 Kristine M. Anthou, Esq.			

SHERIFF'S SALE			
1409-590A-C			
1543-47 Ruan Street – Premises A – 19124 23rd wd. Approximately 8169 Sq Ft more or less BRT#884344350 Improvements: Industrial			
4258-60 Frankford Avenue – Premises B – 19124 23rd wd. Approximately 4621 Sq Ft more or less BRT#884344825 Improvements: Industrial			
4262 Frankford Avenue – Premises C – 19124 23rd wd. Approximately 2453 Sq Ft more or less BRT#232463700 Improvements: Vacant Land PHOS HOLDINGS, LLC C.P. August Term, 2009 No. 00394 \$3585,386.09 Leona Mogavero, Esq., Klehr Harrison Harvey Branzburg LLP			
1409-592			
5136 Bingham Street 19120-3606 42nd wd. 2181.6 Sq Ft OPA#421494400 Improvements: Residential Property LEE SCHAIBLE AND ELEANOR WASYLCZAK C.P. August Term, 2012 No. 01722 \$95,792.69 Phelan Hallinan, LLP			
1409-594			
5210 Sansom Street 19139-3420 60th wd. 1474.98 Sq Ft OPA#602040200 Improvements: Residential Property SAMUEL SHEPHERD & JANIS WILLIAMS-SHEPHERD C.P. December Term, 2011 No. 02949 \$121,011.07 Phelan Hallinan, LLP			
1409-596			
1013 Magee Avenue 19111-4815 53rd wd. 2975 Sq Ft OPA#532002900 Improvements: Residential Property NAVEEN A. SHAHEEN A/K/A NAVEED A. SHAHEEN A/K/A NAVEED C.P. March Term, 2014 No. 03583 \$158,724.30 Phelan Hallinan, LLP			
1409-597			
2064 Anchor Street 19124-1633 41st wd. 915.2 Sq Ft OPA#411056800 Improvements: Residential Property STEVE FRIEDMAN C.P. June Term, 2012 No. 00064 \$61,930.50 Phelan Hallinan, LLP			
1409-611			
6248 Limekiln Pike 19141-1406 17th wd. 1350 Sq Ft OPA#172315000 Improvements: Residential Property MAYRA NEGRON C.P. March Term, 2014 No. 04333 \$60,609.36 Phelan Hallinan, LLP			
1409-615			
3048 Longshore Avenue 19149-1905 55th wd. 2016.30 Sq Ft OPA#551259200 Improvements: Residential Property MATTHEW CAREY C.P. May Term, 2012 No. 02948 \$160,257.66 Phelan Hallinan, LLP			
1409-618			
2701 Lardner Street 19149-3515 62nd wd. 1541.25 Sq Ft OPA#621185700 Improvements: Residential Property KEVIN M. MCNULTY C.P. January Term, 2014 No. 01297 \$92,859.47 Phelan Hallinan, LLP			
1409-623			
300 East Queen Lane 19144 22nd wd. Row B/GAR 2STY Masonry; 1106 Sq Ft BRT#121126200 Improvements: Residential Dwelling ANTHONY HAIRSTON, KNOWN SURVIVING HEIR OF MILDRED HAIRSTON, DECEASED MORTGAGOR AND REAL OWNER; LISA WEAVER, KNOWN SURVIVING HEIR OF MILDRED HAIRSTON, DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIR OF MILDRED HAIRSTON, DECEASED MORTGAGOR AND REAL OWNER C.P. May Term, 2013 No. 00877 \$71,894.59 McCabe, Weisberg, & Conway, P.C.			
<div>The following property, sale of which was postponed from the October 7, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, January 6, 2015.</div>			
1410-305			
6156 North 7th Street 19120-1323 61st wd. 1440 Sq Ft OPA#611154400 Improvements: Residential Property DAMON COLEMAN C.P. June Term, 2013 No. 03546 \$157,187.99 Phelan Hallinan, LLP			
1410-311			
6230 Clearview Street 19138-1010 59th wd. 907.5 Sq Ft OPA#592306900 Improvements: Residential Property KIMBERLY K. HASKINS, INDIVIDUALLY AND IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF NATHANIEL H. HASKINS, JUANITA R. MALCOLM; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST			

SHERIFF'S SALE

FROM OR UNDER NATHANIEL H. HASKINS, DECEASED C.P. May Term, 2013 No. 00297 \$45,260.01 Phelan Hallinan, LLP

1410-319

4647 Pennhurst Street 19124 42nd wd. 1365 Sq Ft BRT#421620100 Improvements: Residential Property KENNETH A. MCCALL C.P. August Term, 2012 No. 01657 \$49,015.17 KML Law Group, P.C.

1410-321

1808 68th Avenue 19126 10th wd. 1755 Sq Ft BRT#101252500 Improvements: Residential Property NAJA KILLEBREW C.P. February Term, 2011 No. 3402 \$101,026.32 Zucker, Goldberg & Ackerman, LLC

1410-322

8761 Gillespie Street 19136 5th wd. 1700 Sq Ft BRT#652243900 Subject to Mortgage Improvements: Row B/gar 2 Sty Masonry DEMPSEY ELLISON AND PATRICIA ELLISON C.P. September Term, 2007 No. 01623 \$116,473.39 Keri P. Ebeck, Esq.

1410-324

2032 Mckean Street 19145-2827 48th wd. 825 Sq Ft OPA#481109600 Improvements: Residential Property KALEYNA TABB A/K/A KALEYNA M. TABB C.P. October Term, 2013 No. 02692 \$96,805.64 Phelan Hallinan, LLP

1410-327

2404 North 54th Street 19131 52nd wd. 6359.92 Sq Ft BRT#522207400 Improvements: Residential Property DEBORAH MOORE C.P. August Term, 2004 No. 00600 \$134,299.00 KML Law Group, P.C.

1410-329

1601 West Cheltenham Avenue 19126 17th wd. 1292.80 Sq Ft BRT#171334000 Improvements: Residential Property JACK FOREMAN, HEIR OF THE ESTATE OF WILLIE FOREMAN, DECEASED; AL DUMAS, SOLELY IN HIS CAPACITY AS HEIR OF THE ESTATE OF WILLIE FOREMAN, DECEASED; LILLIAN FOREMAN RINGKAMP, SOLELY IN HER CAPACITY AS HEIR OF WILLIE FOREMAN AND UNKNOWN HEIRS OF WILLIE FOREMAN, DECEASED C.P. January Term, 2013 No. 03917 \$92,726.86 KML Law Group, P.C.

1410-341

1705 West Juniata Street 19140-2929 13th wd. 1110.90 Sq Ft OPA#132305100 Improvements: Residential Property MELANIE J. WINDER C.P. April Term, 2013 No. 00395 \$58,855.28 Phelan Hallinan, LLP

1410-355

1084 Wagner Avenue 19141-2928 49th wd. 1044.71 Sq Ft OPA#492014400 Improvements: Residential Property ERNESTINE JOHNSON C.P. March Term, 2012 No. 03867 \$92,156.23 Phelan Hallinan, LLP

1410-388A-1

908-910 Spruce Street Unit B1 - Premises B - 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-31 Subject To Mortgage YES; Each BRT # subject to the mortgage of Liberty Philadelphia Reo, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 3 - Premises B - 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-33 Subject To Mortgage YES; Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 5 - Premises C - 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-35 Subject To Mortgage YES; Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 6 - Premises D - 19107 5th wd. Approx. 17800 BRT#88-8-0420-36 Subject To Mortgage YES, Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 7 - Premises E - 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-37 Subject To Mortgage YES;

SHERIFF'S SALE

Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 8 – Premises F – 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-39 Subject To Mortgage YES, Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 9 – Premises G – 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-39 Subject To Mortgage YES, Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 11 – Premises H – 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-41 Subject To Mortgage YES, Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 12 – Premises I – 19107 5th wd. Approx. 17800 Sq Ft BRT#88-8-0420-42 Subject To Mortgage YES, Each BRT # subject to the mortgage of Liberty Philadelphia REO, LP; BRT #88-8-042038 and 88-8-042042 also subject to a 1st lien mortgage of TD Bank, f/k/a Commerce Bank, N.A. Subject to Rent Improvements: Condominium Units

EFL PARTNERS, X C.P. January Term, 2010 No. 00314 \$2651,323.55 Loren L. Speziale, Esq.

1410-398

2628 South 73rd Street 19153 40th wd. 1262.85 Sq Ft BRT#40-4-0766-00 Subject to Mortgage Improvements: Residential Property OMAR BAKER AND JAMILAH MORRIS, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP C.P. February Term, 2011 No. 0575 \$142,456.65 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlson, Esq., Zucker, Goldberg & Ackerman, LLC

1410-405

231 Chelten Avenue 19120 61st wd. 1760 Sq Ft BRT#611316200 Improvements: Residential Dwelling CHIEN LE AND CHANTHA KHEM C.P. September Term, 2013 No. 02692 \$114,877.63 Powers, Kirn & Associates, LLC

1410-406

6732 Jackson Street 19135 55th wd. 2245.50 Sq Ft BRT#552468100 Improvements: Residential Dwelling STEPHEN R. HILL A/K/A STEPHEN HILL AND BARBARA A. HOWARTH C.P. March Term, 2014 No. 02712 \$27,054.34 Powers, Kirn & Associates, LLC

1410-416

3729 North Gratz Street 19140 13th wd. 1186.4 Sq Ft BRT#131258900 Improvements: Residential Property CAROLYN M. JOYNER C.P. March Term, 2014 No. 00273 \$75,490.11 KML Law Group, P.C.

1410-430

3452 Princeton Avenue 19149 55th wd. (formerly part of the Thirty-fifth wd.) 1760 Sq Ft BRT#551389400 Improvements: Residential Real Estate JOHN K. FENNINGHAM C.P. April Term, 2014 No. 02189 \$97,319.94 Stern & Eisenberg P.C.

1410-453

2240 Fitzwater Street 19146 30th wd. 1088 Sq Ft BRT#302053900 Improvements: Residential Dwelling LEON V. HAWES A/K/A LEON HAWES AND VALERIE HAWES C.P. November Term, 2013 No. 00140 \$244,102.30 Powers, Kirn & Associates, LLC

1410-457

6720 Torresdale Avenue 19135 41st wd. 2425 Sq Ft BRT#412394800 Improvements: Residential Property BEATRICE MARIGLIANO AND MARIO MARIGLIANO C.P. April Term, 2014 No. 01541 \$120,636.14 KML Law Group, P.C.

1410-461

211 North Farson Street 19139 44th wd. 1500 Sq Ft BRT#441071800 Improvements: Residential Property

SHERIFF'S SALE

DINETTA WALTON-DAYS AS ADMINISTRATRIX OF THE ESTATE OF WARNER DAYS, DECEASED C.P. September Term, 2013 No. 03109 \$25,376.24 KML Law Group, P.C.

1410-473

3025 Mercer Street 19134 25th wd. 980 Sq. Ft. BRT#251268100 Improvements: Residential Property ROBERT FRY, JR. AND JENNIFER A. FRY C.P. January Term, 2014 No. 00176 \$99,158.19 KML Law Group, P.C.

1410-486

4821 Walnut Street 19139-4337 60th wd. 2223.3 Sq Ft OPA#601045100 Improvements: Residential Property JOSEPH COMBS, JR. C.P. July Term, 2013 No. 01909 \$96,293.61 Phelan Hallinan, LLP

1410-492

235 N. Ruby Street 19139 44th wd. 1140 Sq Ft OPA#441197800 Improvements: Residential Dwelling NICHOLSON HOLDINGS, INC. A/K/A NICHOLSON HOLDINGS, LLC C.P. April Term, 2014 No. 3946 \$60,270.71 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Sarah A. Elia, Esq.

1410-498

4621 Mulberry Street 19124-3305 23rd wd. 1800 Sq Ft OPA#232317100 Improvements: Residential Property MENACHEM SAMPSON A/K/A MENACHEM M. SAMPSON A/K/A M. SAMPSON AGMS, LLC C.P. November Term, 2013 No. 00913 \$46,000.91 Phelan Hallinan, LLP

1410-500

6288 Souder Street 19149 54th wd. 1466.40 Sq Ft BRT#541211500 Improvements: Residential Dwelling MOHAMMAD SALEH C.P. April Term, 2013 No. 00635 \$120,599.26 Martha E. Von Rosenstiel Esq., Heather Riloff, Esq.

1410-511

225 Catherine Street 19147 3rd wd. 1600 Sq Ft BRT#02-2-0320-00 Subject to Mortgage Improvements: Residential Dwelling FRANK REYNOLDS AND JESSICA REYNOLDS A/K/A JESSICA LITTLE C.P. January Term, 2009 No. 01746 \$738,031.94 Powers, Kirn & Associates, LLC

1410-523

2514 South 12th Street 19148 39th wd. 870 Sq Ft BRT#394249400 Improvements: Residential Dwelling KENNETH G. CARCHIDI A/K/A KENNETH CARCHIDI AND THERESA M. CARCHIDI A/K/A THERESA CARCHIDI C.P. June Term, 2013 No. 00450 \$221,008.07 Powers, Kirn & Associates, LLC

1410-531

2939 North 26th Street 19132 38th wd. 961.28 Sq Ft BRT#381142000 Improvements: Residential Dwelling MARY E. LIGHTFORD C.P. January Term, 2014 No. 03337 \$74,596.96 Powers, Kirn & Associates, LLC

1410-537

4946 Rorer Street 19120 42nd wd. 1200 Sq Ft BRT#421527100 Improvements: Residential Dwelling NELSON FIGUEROA C.P. April Term, 2014 No. 03074 \$98,836.03 Udren Law Offices, P.C.

1410-547

2 North 50th Street 19139 44th wd. 2300 Sq Ft BRT#44-1-060800 Subject To Mortgage THIS PROPERTY IS BEING SOLD SUBJECT TO A SENIOR MORTGAGE Improvements: Residential Dwelling DAVID LAUGHTON A/K/A DAVID B. LAUGHTON C.P. August Term, 2013 No. 00483 \$180,417.23 Udren Law Offices, P.C.

1410-553

4504 Pearce Street 19124 23rd wd. 1440 Sq Ft BRT#231060600 Improvements: Residential Property THE UNKNOWN HEIRS OF ELIAS GARRIDO, DECEASED AND MARIELA ESPIRITUSANTO, SOLELY IN HER CAPACITY AS HEIR OF ELIAS GARRIDO, DECEASED C.P. March Term, 2013 No. 02488 \$129,514.76 KML Law Group, P.C.

1410-592

403 Rennard Street 19116-2717 58th wd. 4506 Sq Ft OPA#582296300 Improvements: Residential Property HARRY T. IRELAND C.P. May Term, 2014 No. 00029 \$240,831.02 Phelan Hallinan, LLP

1410-596

4902 Pulaski Avenue 19144-4131 13th wd. 1660 Sq Ft OPA#133120200 Improvements: Residential Property LESLIE PINKNEY C.P. May Term, 2014

SHERIFF'S SALE

No. 00781 \$53,780.80 Phelan Hallinan, LLP

1410-639

940 East Schiller Street 19134 33rd wd. 1176 Sq Ft BRT#331189200 Improvements: Residential Property GWENDOLYN FOXWORTH C.P. November Term, 2013 No. 00021 \$26,226.03 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlson, Esq., Zucker, Goldberg & Ackerman, LLC

1410-642

1830 Rittenhouse Square, Unit 17B 19103 8th wd. 1610 Sq Ft BRT#888081782 Subject to Mortgage JAMES W. GREENLEE AND ELLEN T. GREENLEE AS TENANTS BY THE ENTIRETY C.P. March Term, 2014 No. 00368 \$50,989.61 Evan R. Bachove, Esq., Fineman Krekstein & Harris, P.C.

1410-648

6653 Erdrick Street 19135 41st wd. Row B/ Gar 2 Sty Masonry; 1088 Sq Ft BRT#552278000 Improvements: Residential Dwelling MEI XIN NG AND STEVE M. NG C.P. February Term, 2014 No. 00868 \$93,218.66 McCabe, Weisberg, & Conway, P.C.

1410-663

641 East Tioga Street 19134 7th wd. Row 2 Sty Masonry; 1200 Sq Ft BRT#073279000 Improvements: Residential Dwelling JASON OTERO, KNOWN SURVIVING HEIR OF APOLONIO OTERO, DECEASED MORTGAGOR AND REAL OWNER; ISHMAEL OTERO, KNOWN SURVIVING HEIR OF APOLONIO OTERO, DECEASED MORTGAGOR AND REAL OWNER; JAMIE OTERO, KNOWN SURVIVING HEIR OF APOLONIO OTERO, DECEASED MORTGAGOR AND REAL OWNER; LILLIAN BONANO A/K/A LILLIAN B. OTERO, KNOWN SURVIVING HEIR OF APOLONIO OTERO, DECEASED MORTGAGOR AND REAL OWNER; SANDRA OTERO, KNOWN SURVIVING HEIR OF APOLONIO OTERO, DECEASED MORTGAGOR AND REAL OWNER; IRVING OTERO, KNOWN SURVIVING HEIR OF APOLONIO OTERO, DECEASED MORGAGOR AND REAL OWNER AND ALL UNKNOWN SURVIVING HEIRS OF APOLONIO OTERO, DECEASED MORTGAGOR AND REAL OWNER C.P. November Term, 2011 No. 01714 \$38,400.43 McCabe, Weisberg, & Conway, P.C.

1410-664

5347 Diamond Street 19131 52nd wd. Row B/ Gar 2 Sty Stone; 1600 Sq Ft BRT#521157000 Improvements: Residential Dwelling ANTHONY M. JAMES AND DEVORA A. JAMES C.P. December Term, 2009 No. 01835 \$105,477.80 McCabe, Weisberg, & Conway, P.C.

1410-681

5303-5305 N. 10th Street 19124 49th wd. 1625 Sq Ft BRT#882924700 Improvements: Commercial Use NAJLAH DARWISH C.P. May Term, 2014 No. 1287 \$106,436.60 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Sarah A. Elia, Esq.

1410-693

1745 South Avondale Street 19142 40th wd. Row 2 Sty Masonry; 920 Sq Ft BRT#401180100 Improvements: Residential Dwelling MARLENE BROCKINGTON AND DARNELL BROCKINGTON C.P. November Term, 2012 No. 01039 \$44,191.60 McCabe, Weisberg, & Conway, P.C.

1410-694

2418 South Carlisle Street 19145 26th wd. 1080 Sq Ft BRT#261133700 Improvements: Residential Property NUNZIO GALLO AND MICHELLE RACIOPPO C.P. August Term, 2013 No. 02307 \$198,120.32 KML Law Group, P.C.

1410-703

4043 North 12th Street 19141 43rd wd. Row 2 Sty Masonry; 1440 Sq Ft BRT#433162600 Improvements: Residential Dwelling AZALEE MCDONALD C.P. January Term, 2011 No. 03619 \$31,149.79 McCabe, Weisberg, & Conway, P.C.

1410-710

4774 Loring Street 19136 65th wd. 1260 Sq Ft BRT#651028500 Improvements: Residential Dwelling DAVID CONNOR AND SHIRLEE E. COUNTS-CONNOR C.P. May Term, 2012 No. 02009 \$63,817.76 Udren Law Offices, P.C.

1410-711

3703 Morrell Avenue 19114 66th wd. Row B/Gar 2 Sty Mas. +Other; 1242 Sq Ft

SHERIFF'S SALE

BRT#661146229 Improvements: Residential Dwelling ENOCH AMOAH C.P. December Term, 2013 No. 01807 \$231,356.85 McCabe, Weisberg, & Conway, P.C.

1410-718

9208 Ditman Street 19114 65th wd. S/D W/ Gar 2Sty Frame; 1600 Sq Ft BRT#652291310 Improvements: Lot SEAN O'DONNELL AND MELISSA O'DONNELL C.P. January Term, 2013 No. 03043 \$312,928.13 McCabe, Weisberg, & Conway, P.C.

1410-719

1542 Haines Street 19126 10th wd. Semi/Det 2.5 Sty Masonry; 1468 Sq Ft BRT#101262300 Improvements: Residential Dwelling UNKNOWN SURVIVING HEIRS OF THOMAS H. WILSON, DECEASED MORTGAGOR AND REAL OWNER, MICHAEL E. WILSON KNOWN HEIR OF THOMAS H. WILSON, DECEASED MORTGAGOR AND REAL OWNER AND STEPON WILSON KNOWN SURVIVING HEIR OF THOMAS WILSON, DECEASED MORTGAGOR AND REAL OWNER C.P. July Term, 2013 No. 02303 \$189,609.74 McCabe, Weisberg, & Conway, P.C.

1410-720

4938 Lancaster Avenue 19131 44th wd. Row 2 Sty Masonry; 1996 Sq Ft BRT#442189300 Subject to Mortgage Improvements: Residential Dwelling ANTONIO WATSON A/K/A ANTONIO R. WATSON C.P. September Term, 2013 No. 03796 \$142,681.82 McCabe, Weisberg, & Conway, P.C.

1410-732

5921 Summerdale Avenue 19149 53rd wd. Row B/Gar 2 Sty Masonry; 960 Sq Ft BRT#531239500 Improvements: Residential Dwelling PATRICIA PETERSON C.P. March Term, 2014 No. 04856 \$66,584.98 McCabe, Weisberg, & Conway, P.C.

1410-748

1382 Westbury Drive 19151 34th wd. Row B/Gar 2 Sty Masonry; 1120 Sq Ft BRT#343290600 Subject to Mortgage Improvements: Residential Dwelling MORTON ANSKY, KNOWN SURVIVING HEIR OF TOBY M. ANSKY, DECEASED MORTGAGOR AND REAL OWNER; UNKNOWN SURVIVING HEIRS OF TOBY M. ANSKY, DECEASED MORTGAGOR AND REAL OWNER AND ROBERT LITMAN, KNOWN SURVIVING HEIR OF TOBY M. ANSKY, DECEASED MORTGAGOR AND REAL OWNER C.P. August Term, 2013 No. 02394 \$112,460.73 McCabe, Weisberg, & Conway, P.C.

1410-749

3627 Germantown Avenue 19140 43rd wd. Of the Northeasterly side of Germantown Avenue (260 feet) Southeastward from South side of Erie Avenue; Width: 17 feet, Depth: 71 feet to a 3 foot wide alley OPA#871567020 Subject To Rent Tenant Occupied Improvements: 2 Story Commercial Store-office MAMADOU BARRY C.P. July Term, 2014 No. 787 \$20,145.97 James McGarrity, Esq.

1410-751

2359 E. Hazzard Street 19125 31st wd. 1048 Sq Ft BRT#314124200 Improvements: Residential Property LAURA M. KENNEDY C.P. May Term, 2014 No. 001701 \$96,546.53 Bradley J. Osborne, Esq.

1410-752

336 Winton Street 19148 39th wd. Row 2 Sty Masonry; 740 Sq Ft BRT#392100700 Improvements: Residential Dwelling MARY DOUGHERTY AND GEORGE DOUGHERTY C.P. April Term, 2014 No. 02596 \$73,873.66 McCabe, Weisberg, & Conway, P.C.

1410-758

1208 Wallace Street 19123 14th wd. 2142 Sq Ft BRT#141287300 Improvements: Residential Real Estate ANTHONY O. ANDERSON AND CHANEL A. ANDERSON C.P. January Term, 2014 No. 002783 \$226,357.15 Stern & Eisenberg P.C

1411-305

4242 Griscom Street 19124-4544 23rd wd. 986 Sq Ft OPA#232426900 Improvements: Residential Property KIM TAI NGUYEN A/K/A TAI KIM NGUYEN C.P. April Term, 2014 No. 01966 \$29,736.00 Phelan Hallinan, LLP

The following property, sale of which was postponed from the Nov. 4, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, January 6, 2015.

SHERIFF'S SALE

1411-306

6036 North Water Street 19120-2015 61st wd. 1224 Sq Ft OPA#612485900 Improvements: Residential Property REGINA MEARS CORBIN C.P. May Term, 2014 No. 03622 \$108,278.62 Phelan Hallinan, LLP

1411-309

122 Daly Street 19148 39th wd. 816 Sq Ft OPA#391096700 Improvements: Residential Dwelling JUSTIN W. SULLIVAN C.P. February Term, 2014 No. 01052 \$216,322.51 Joseph R. Loverdi, Esq.

1411-311

230 Tree Street 19148 39th wd. 928 Sq Ft OPA#391089500 Improvements: Residential Dwelling ALBERT HOWLETT C.P. January Term, 2014 No. 00790 \$165,229.55 Joseph R. Loverdi, Esq.

1411-312

3224 North 5th Street 19140 19th wd. 1959 Sq Ft; Beginning Point: Situate on the West Side of Fifth Street at the distance of one hundred ninety-six feet nine inches Northward from the North Side of Allegheny Avenue OPA#193134500 Improvements: Row 3 Sty Masonry TERRANCE COHEN C.P. March Term, 2014 No. 01716 \$75,625.79 Richard J. Nalbandian, III

1411-313

2601 Pennsylvania Avenue, Unit 929 19130 District 9 725 Sq Ft BRT#888073134 Subject to Mortgage Improvements: Res. Condo. 5+sty Masonry JOYCE ANDERSON, DECEASED C.P. January Term, 2014 No. 02777 \$58,757.75 Samantha D. Cissne, Esq.

1411-321

5011 North Franklin Street 19120-3111 49th wd. 1240 Sq Ft OPA#491231400 Improvements: Residential Property KIMBERLY SPADY C.P. July Term, 2012 No. 04450 \$88,160.00 Phelan Hallinan, LLP

1411-326

1668 East Walnut Lane 19138-1609 10th wd. 1164 Sq Ft OPA#102154500 Improvements: Residential Property AARON GIBSON, JR. C.P. March Term, 2014 No. 04334 \$121,803.15 Phelan Hallinan, LLP

1411-327

717 South Chris Columbus #703 a/k/a 717 S. Chris Columbus Bly Unit 703 19147 2nd wd. 1251 Sq Ft; Together with a proportionate undivided interest in Common Elements (as defined in the Declaration) of 0.2246% and any Limited Common Elements (as defined in the Declaration) designated for the use of or allocated to the Leasehold Unit OPA#888064622 Improvements: Condominium Unit WILLIAM COOK C.P. December Term, 2013 No. 03084 \$393,855.00 Phelan Hallinan, LLP

1411-332

6333 Vandike Street 19135-3305 41st wd. 992 Sq Ft OPA#411346000 Improvements: Residential Property FRANK MCCLAIN C.P. December Term, 2011 No. 02908 \$77,525.45 Phelan Hallinan, LLP

1411-333

2421 South Percy Street 19148-3729 39th wd. 940 Sq Ft OPA#393444500 Improvements: Residential Property KEITH T. MCATEER AND PIYAPORN CHUNMUANG C.P. October Term, 2013 No. 02854 \$72,771.40 Phelan Hallinan, LLP

1411-335

1517 Page Street a/k/a 1517 West Page Street 19121-2317 32nd wd. 1122 Sq Ft OPA#321022100 Improvements: Residential Property DEVON C. BURT C.P. March Term, 2014 No. 00399 \$108,565.53 Phelan Hallinan, LLP

1411-339

7602 Sherwood Road 19151 34th wd. 1120 Sq Ft BRT#34-3-2388-00 Improvements: Residential Dwelling EBONI BOYD AND JAMAHAH BOYD A/K/A JAMAHAH C. BOYD C.P. May Term, 2014 No. 01284 \$127,847.49 Udren Law Offices, P.C.

1411-353

2320 South Bancroft Street 19145-4314 26th wd. 1100 Sq Ft OPA#261302300 Improvements: Residential Property ROBERT L. MOYTA; PATRICIA L. MOYTA C.P. April Term, 2014 No. 00982 \$143,166.43 Phelan Hallinan, LLP

1411-355

9956 Woodfern Road 19115 58th wd. 1107

SHERIFF'S SALE

Sq Ft BRT#581269200 Subject to Mortgage Improvements: Residential Dwelling
MIRIAM A. COOK C.P. September Term, 2013 No. 01397 \$163,402.68 Law Offices of Gregory Javardian

1411-357

1719 Reed Street 19146 36th wd. 1184 Sq Ft BRT#365351800 Improvements: Residential Dwelling
CHERYL ALI A/K/A CHERYL A. JAMISON C.P. March Term, 2014 No. 02545 \$108,282.40 Law Offices of Gregory Javardian

1411-360

2142 North 58th Street 19131 52nd wd. 1704 Sq Ft BRT#522224800 Improvements: Residential Property
ANNIS HOLMES C.P. January Term, 2010 No. 000667 \$77,102.61 Bradley J. Osborne, Esq.

1411-361

8030 Ditman St Unit 71-L a/k/a 8030 Ditman St. Unit 71 19136 65th wd. 708 Sq Ft BRT#888650971 Improvements: Residential Dwelling
ERIK CAPLAN C.P. July Term, 2013 No. 03576 \$55,853.43 Powers, Kirn & Associates, LLC

1411-363

3471 Eden Street 19114 57th wd. 1224 Sq Ft BRT#572163143 Improvements: Residential Dwelling
WILLIAM B. JENKINS A/K/A WILLIAM JENKINS AND JUNE M. JENKINS C.P. May Term, 2014 No. 03164 \$55,880.38 Martha E. Von Rosenstiel Esq., Heather Riloff, Esq.

1411-375

15043 Liberty Lane 19116 58th wd. 2449 Sq Ft BRT#583085059 Subject to Mortgage Improvements: Residential Dwelling
CHRIS DRUDING A/K/A CHRIS C. DRUDING A/K/A CHRISTOPHER DRUDING A/K/A CHRISTOPHER C. DRUDING; DONNA DRUDING A/K/A DONNA M. DRUDING C.P. May Term, 2013 No. 00145 \$159,171.08 Udren Law Offices, P.C.

1411-378

1101 Hortter St n/k/a 1101 East Hortter St 19119 50th wd. 4083 Sq Ft BRT#502345100 Improvements: Residential Dwelling
DERRICK ADDISON AND MARIA ADDISON C.P. December Term, 2013 No. 01098 \$111,622.76 Udren Law Offices, P.C.

1411-381

1408 Kerper Street 19111 53rd wd. 1774.3 Sq Ft BRT#532095400 Improvements: Row B/ gar 2 Story Masonry
CHICO VELASCO AND JOAN VELASCO C.P. September Term, 2013 No. 03560 \$155,492.90 Milstead & Associates, LLC

1411-385

1527 Robbins Avenue 19149 35th wd. 1795 Sq Ft BRT#54-1-087000 Improvements: Row B/gar 2 Story Masonry
LATONIA OWENS C.P. March Term, 2014 No. 04697 \$135,053.43 Milstead & Associates, LLC

1411-388

871 North 20th Street 19130 15th wd. 1321.45 Sq Ft BRT#151082100 Improvements: Semi/ det 3 Story Masonry
DONALD WATKINS, JR., REAL OWNER AND ORIGINAL MORTGAGOR, DONALD WATKINS, SR., REAL OWNER AND ORIGINAL MORTGAGOR AND DELENA WATKINS, ORIGINAL MORTGAGOR C.P. March Term, 2014 No. 01491 \$409,558.56 Milstead & Associates, LLC

1411-393

509 East Godfrey Avenue 19120-2123 35th wd. 2351.82 Sq Ft OPA#351102900 Improvements: Residential Property
GEORGE HENDERSON AND DARLENE HENDERSON C.P. July Term, 2012 No. 03563 \$150,300.73 Phelan Hallinan, LLP

1411-396

7927 Temple Road 19150-2115 50th wd. 1642.50 Sq Ft BRT#501093600 Improvements: Residential Property
WILLIAM MANGUM C.P. December Term, 2012 No. 1530 \$42,660.12 Zucker, Goldberg & Ackerman, LLC

1411-404

5210 Cedar Avenue 19143 46th wd. 1696 Sq Ft BRT#462056100 Improvements: Residential Property
GREGG L. SAVAGE C.P. May Term, 2014 No. 00202 \$96,882.39 KML Law Group, P.C.

1411-406

2303 South Front Street 19148 39th wd. 886.82 Sq Ft BRT#391224500 Improvements: Residential Property
GINA GAUTIERI C.P. March Term, 2014

SHERIFF'S SALE

No. 04092 \$119,526.67 KML Law Group, P.C.

1411-413

5023 North 8th Street 19120-3105 49th wd. 950.55 Sq Ft PRCL# 491257700 Improvements: Residential Property
KIM S. MALONE C.P. April Term, 2012 No. 03600 \$77,131.24 Phelan Hallinan, LLP

1411-417

2614 South 65th Street 19142-2813 40th wd. 1462.50 Sq Ft OPA#406002500 Improvements: Residential Property
FANTA S. DARBO C.P. February Term, 2013 No. 03222 \$89,318.35 Phelan Hallinan, LLP

1411-422

6507 Belfield Avenue 19119 22nd wd. 4032 Sq Ft BRT#221250400 Improvements: Residential Property
ELLA FLEMING, SOLELY IN HER CAPACITY AS HEIR OF MAVIS M. WADE, DECEASED; LINDA FLEMING, SOLELY IN HER CAPACITY AS HEIR OF MAVIS M. WADE, DECEASED; JOAN WADE AND UNKNOWN HEIRS OF MAVIS M. WADE, DECEASED C.P. July Term, 2013 No. 04709 \$28,640.06 KML Law Group, P.C.

1411-424

1324 Kings Place 19122 20th wd. 1620 Sq Ft BRT#141145300 Improvements: Residential Real Estate
SCOTT A. MITCHELL AND ADRIENNE MITCHELL C.P. March Term, 2012 No. 02372 \$134,677.73 Stern & Eisenberg P.C.

1411-429

8113 Crispin Street 19136 64th wd. 1950 Sq Ft BRT#642023700 Improvements: Residential Property
CHRISTOPHER RODRIGUEZ C.P. August Term, 2013 No. 01846 \$166,046.62 KML Law Group, P.C.

1411-431

4118 North 7th Street 19140-2512 43rd wd. 1050 Sq Ft OPA#433311100 Improvements: Residential Property
FREDDIE GABRIEL C.P. September Term, 2013 No. 02469 \$14,577.01 Phelan Hallinan, LLP

1411-438

6220 Bouvier Street 19141 17th wd. 988.35 Sq Ft BRT#172227500 Improvements: Residential Dwelling
REGINA KITCHEN AND JOHN MOSLEY C.P. October Term, 2009 No. 02493 \$82,424.80 Powers, Kirn & Associates, LLC

1411-441

7901 Ditman Street 19136-3237 65th wd. 1606.05 Sq Ft OPA#651249000 Improvements: Residential Property
ANTHONY VENNARI C.P. August Term, 2013 No. 00008 \$151,704.17 Phelan Hallinan, LLP

1411-443

447 East Washington Lane 19144-1630 59th wd. 1600 Sq Ft OPA#592149800 Improvements: Residential Property
SYLVESTER ROGER CALLENDER, IN HIS CAPACITY AS HEIR OF MARY A. CALLENDER A/K/A MARY CALLENDER, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MARY A. CALLENDER A/K/A MARY CALLENDER, DECEASED C.P. March Term, 2014 No. 03885 \$108,033.75 Phelan Hallinan, LLP

1411-445

3524 Sheffield Street 19136-3519 64th wd. 1816.28 Sq Ft OPA#642219500 Improvements: Residential Property
MATTHEW GORMAN C.P. July Term, 2013 No. 03428 \$127,259.57 Phelan Hallinan, LLP

1411-448

1400 Kings Place 19122-3415 20th wd. 1800 Sq Ft OPA#202223600 Improvements: Residential Property
PRESTON WAKEFIELD, JR., IN HIS CAPACITY AS HEIR OF PRESTON WAKEFIELD, SR., DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER PRESTON WAKEFIELD, SR., DECEASED C.P. May Term, 2012 No. 00269 \$159,383.05 Phelan Hallinan, LLP

1411-451

319 Unruh Avenue 19111-4654 35th wd. 3850 Sq Ft OPA#353127000 Improvements: Residential Property
KIMBERLY E. WILLIAMS; CHRISTOPHER G. WILLIAMS C.P. July Term, 2010 No. 02659 \$258,851.31 Phelan Hallinan, LLP

SHERIFF'S SALE

1411-452

1821 N. Gratz Street 19121 32nd wd. 2017.72 Sq Ft BRT#321237701 Improvements: Residential Property
BELINDA LAWRENCE C.P. February Term, 2013 No. 03134 \$44,839.09 KML Law Group, P.C.

1411-455

5911 Elsinore Street 19120 35th wd. 960 Sq Ft BRT#352301700 Improvements: Residential Real Estate
MARC L. BARNHILL C.P. May Term, 2014 No. 01020 \$143,505.29 Stern & Eisenberg P.C.

1411-456

1931 Wolf Street 19148-3627 26th wd. 800 Sq Ft OPA#26224600 Improvements: Residential Property
MARIA LAMPE A/K/A MARIA J. LAMPE A/K/A MARIA J. LAMPR; FRED W. LAMPE A/K/A FRED LAMPE A/K/A FRANK W. LAMPE, III A/K/A FREDERICK W. LAMPE, III C.P. February Term, 2010 No. 01295 \$167,311.55 Phelan Hallinan, LLP

1411-457

2004 South Garnet Street 19145 48th wd. 672.60 Sq Ft BRT#481298300 Improvements: Residential Real Estate
UNKNOWN HEIRS, EXECUTORS AND DEVISEES OF THE ESTATE OF LATANYAN HUDWELL C.P. April Term, 2014 No. 02575 \$82,730.19 Stern & Eisenberg P.C.

1411-459

1224 South 51st Street 19143 55th wd. 1530 Sq Ft BRT#511181700 Improvements: Residential Dwelling
HERMAN E. ROYAL AND LINDA E. ROYAL C.P. April Term, 2013 No. 04817 \$208,436.54 Powers, Kirn & Associates, LLC

1411-460

110-112 West Wildey Street 19123-1613 5th wd. 795 Sq Ft/612 Sq Ft OPA#057180000; OPA#057180100 Improvements: Residential Property
KERRIANNE HAFER C.P. July Term, 2013 No. 02068 \$268,223.77 Phelan Hallinan, LLP

1411-461

3600 Neill Drive (f/k/a 1 Winding Drive) 19131 52nd wd. 170755.00 Sq Ft; On Northeasterly Side of Presidential Blvd at the point of intersection with extended centerline of Winding Drive; Front: Irregular, Depth: Irregular OPA#88-3086101 Improvements: Off/bldg W/gar. Masonry
BLDG MONROE, L.P. A PENNSYLVANIA LIMITED PARTNERSHIP C.P. March Term, 2013 No. 01631 \$5,242,875.20 Gretchen M. Santamour, Esq., Stradley Ronon Stevens & Young, LLP

1411-464

5616 Hazel Avenue 19143-1936 46th wd. 952.50 Sq Ft OPA#463020000 Improvements: Residential Property
DORENE E. LEE, INDIVIDUALLY AND IN CAPACITY AS HEIR OF ELLA FOSTER, DECEASED, INDIVIDUALLY AND IN CAPACITY AS HEIR OF ELLA FOSTER, DECEASED; THELMA Y. LEE, INDIVIDUALLY AND IN CAPACITY AS HEIR OF ELLA FOSTER, DECEASED, INDIVIDUALLY AND IN CAPACITY AS HEIR OF ELLA FOSTER, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ELLA FOSTER, DECEASED C.P. April Term, 2013 No. 01794 \$55,308.56 Phelan Hallinan, LLP

1411-465

9584 State Road Unit B 19114 88th wd. 1056 Sq Ft BRT#888651261 Improvements: Residential Dwelling
ARON GUTTIN C.P. December Term, 2012 No. 00995 \$151,947.36 Powers, Kirn & Associates, LLC

1411-467

7252 Mansfield Avenue 19138 10th wd. 2145.99 Sq Ft BRT#102356300 Improvements: Residential Dwelling
CHRISTINA J. LEE C.P. May Term, 2010 No. 03339 \$190,924.12 Powers, Kirn & Associates, LLC

1411-469

961 Bridge Street 19124-1743 35th wd. 1320 Sq Ft OPA#351157100 Improvements: Residential Property
GREGORY CAPERS C.P. September Term, 2013 No. 00895 \$119,366.73 Phelan Hallinan, LLP

1411-470

2962 Jasper Street 19134 25th wd. 702 Sq Ft BRT#252537500 Improvements: Residential Property
JOSE VILELLA C.P. March Term, 2011 No.

SHERIFF'S SALE

02564 \$57,608.80 KML Law Group, P.C.

1411-471

2040 Tyson Avenue 19149-1809 54th wd. 3698.20 Sq Ft BRT#54-2-0779-00 Improvements: Residential Dwelling
YOUNG HAE PARK AND STONE PARK C.P. April Term, 2012 No. 01128 \$143,441.55 Barbara A. Fein, Esq.

1411-472

736 and 738 Maple Lane a/k/a 738 Maple Lane 19124 42nd wd. 8400 Sq Ft BRT#421067810 Improvements: Residential Dwelling
BOLIVAR REYES C.P. October Term, 2013 No. 02761 \$227,026.48 Powers, Kirn & Associates, LLC

1411-473

1943-1945 Gerritt Street 19146 36th wd. 1516.50 Sq Ft BRT#884006243 Subject to Mortgage Improvements: Commercial Property
VALLARD RENEWAL C.P. April Term, 2008 No. 4152 \$37,490.12 Brett A. Solomon, Esq.; Michael C. Mazack, Esq.

1411-477

3409 Fairmont Avenue 19104 24th wd. 825.00 Sq Ft BRT#243006800 Subject to Mortgage Improvements: Residential Property
DARLENE MARIA LAWSON C.P. September Term, 2013 No. 03370 \$24,664.95 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1411-479

5784 Dunlap Street 19131-3412 4th wd. 1365 Sq Ft BRT#043238300 Subject to Mortgage Improvements: Residential Property
ANTHONY D. STAPLES C.P. February Term, 2012 No. 3794 \$95,647.89 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1411-480

632 Devereaux Avenue 19111 35th wd. 2380.50 Sq Ft BRT#352197210 Improvements: Residential Dwelling
NADIA DARWISH AND ABED HAMED C.P. April Term, 2013 No. 01364 \$130,460.62 Powers, Kirn & Associates, LLC

1411-481

5624 Boyer Street 19138 12th wd. 1225.60 Sq Ft BRT#122246300 Subject to Mortgage Improvements: Residential Property
JAMES GUESS, JR. C.P. August Term, 2013 No. 02760 \$51,449.94 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1411-485

69 East Seymour Street 19144 12th wd. 910 Sq Ft BRT#121036700 Improvements: Residential Property
TRACIE L. TATE C.P. May Term, 2014 No. 00878 \$22,317.04 KML Law Group, P.C.

1411-487

6514 Dorel Street 19142 40th wd. 1143.10 Sq Ft BRT#406344700 Improvements: Residential Property
ANGELA S. ROBINSON C.P. February Term, 2014 No. 01939 \$56,332.33 KML Law Group, P.C.

1411-493

5322 Greenway Avenue 19143 51st wd. 1597.5 Sq Ft BRT#512088600 Subject to Mortgage Improvements: Residential Dwelling
STANLEY J. GRAVITT C.P. November Term, 2013 No. 02093 \$45,975.42 Law Offices of Gregory Javardian

1411-506

2429 South 8th Street 19148 39th wd. 854 Sq Ft BRT#393244500 Improvements: Residential Dwelling
BARTKOWSKI INVESTMENTS, LLC C.P. January Term, 2009 No. 001231 \$148,186.10 Powers, Kirn & Associates, LLC

1411-508

3600 Conshocken Avenue, Unit 406 19131 52nd wd. 940 Sq Ft BRT#888520408 Improvements: Residential Dwelling
EMERALD RANDOLPH AND BRIAN D. RANDOLPH C.P. April Term, 2013 No. 00698 \$85,355.00 Powers, Kirn & Associates, LLC

1411-512

1545 South Lambert Street 19146 36th wd. 599.72 Sq Ft BRT#363258300 Improvements: Residential Property
NUAH GWEH C.P. April Term, 2014 No.

SHERIFF'S SALE

001212 \$131,295.74 Bradley J. Osborne, Esq.

1411-515

4426 Marple Street 19136 65th wd. 1147.36 Sq Ft BRT#65-1-094100 Improvements: Residential Real Estate
STACEY A. ANDERSON C.P. July Term, 2013 No. 02000 \$94,253.25 Stern & Eisenberg P.C.

1411-516

5136 Cedar Avenue 19143-1510 46th wd. 1725.00 Sq Ft OPA#462054800 Improvements: Residential Property
ROBIN DICKERSON-RHONE, IN HER CAPACITY AS ADMINISTRATRIX AND EXECUTOR OF THE ESTATE OF ROBERT THOMAS DICKERSON A/K/A ROBERT T. DICKERSON; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER ROBERT THOMAS DICKERSON A/K/A ROBERT T. DICKERSON, DECEASED C.P. February Term, 2013 No. 01837 \$101,885.38 Phelan Hallinan, LLP

1411-519

2717 Parrish Street 19130-1201 15th wd. 1005.00 Sq Ft OPA#152300500 Improvements: Residential Property
BRUCE SINGER A/K/A BRUCE H. SINGER C.P. November Term, 2013 No. 02097 \$339,912.49 Phelan Hallinan, LLP

1411-523

2138 South Iseminger Street 19148 39th wd. 990 Sq Ft BRT#394409910 Improvements: Residential Real Estate
KATIE ANTINORE AND MICHAEL ANTINORE C.P. April Term, 2014 No. 02240 \$147,464.88 Stern & Eisenberg P.C.

1411-524

11808 Millbrook Road 19154-3711 66th wd. 1803.00 Sq Ft OPA#662230200 Improvements: Residential Property
ERICK MCKEE C.P. February Term, 2014 No. 02467 \$86,217.96 Phelan Hallinan, LLP

1411-525

9001 Ridge Avenue, Unit 18 19128 21st wd. 1056 Sq Ft BRT#21-4146918 Subject To Mortgage Police and Fire Federal Credit Union Improvements: Residential Townhouse
FRED M. GREENE AND HELEN C. GREENE C.P. July Term, 2014 No. 01077 \$11,169.96 Stefan Richter, Esq.

1411-527

1909 East Venango Street 19134 45th wd. 1058.68 Sq Ft BRT#45-2150900 Improvements: Residential Dwelling
BRANDON REEVES C.P. August Term, 2012 No. 01907 \$72,761.16 Powers, Kirn & Associates, LLC

1411-528

1457 West Chew Street 19141 17th wd. 1551.22 Sq Ft BRT#17-1101100 Improvements: Residential Dwelling
CHARLES A.J. HALPIN, III, ESQUIRE, PERSONAL REPRESENTATIVE OF THE ESTATE OF FELMA E. BROWN A/K/A FELMA ELFREIDA BROWN C.P. March Term, 2013 No. 02631 \$85,327.04 Powers, Kirn & Associates, LLC

1411-531

1332 South 31st Street 19146 36th wd. 997.12 Sq Ft; Row 2 Sty Masonry BRT#362274900 Improvements: Residential Dwelling
HENRY R. YARBROUGH C.P. May Term, 2009 No. 01477 \$71,016.41 McCabe, Weisberg & Conway, P.C.

1411-532

6519 Dorcas Street 19111 53rd wd. 2229.85 Sq Ft; S/D W B/G 2S Masonry BRT#531205100 Improvements: Residential Dwelling
WANDA COTTOM C.P. February Term, 2012 No. 00668 \$166,953.19 McCabe, Weisberg & Conway, P.C.

1411-533

348 East Shedaker Street 19144 12th wd. 1260.00 Sq Ft; Row 2 Sty Masonry BRT#121014900 Improvements: Residential Dwelling
TAMARA PINKHASOVA C.P. May Term, 2014 No. 00763 \$66,756.47 McCabe, Weisberg & Conway, P.C.

1411-535</

SHERIFF'S SALE

STEPHEN GROVES, ADMINISTRATOR OF THE ESTATE OF GEORGE GROVES, DECEASED MORTGAGOR AND REAL OWNER C.P. December Term, 2013 No. 03507 \$111,333.39 McCabe, Weisberg & Conway, P.C.

1411-542
1384 North 76th Street 19151-2823 34th wd. 2240 Sq Ft OPA#343309000 Improvements: Residential Property
TARA THERESA BLIGEN A/K/A TARA BLIGEN C.P. March Term, 2013 No. 01752 \$168,955.74 Phelan Hallinan, LLP

1411-545
1347 Dyre Street 19124 62nd wd. 1510.32 Sq Ft; Row Conv/Apt 2 Sty Masonry BRT#621007800 Improvements: Residential Dwelling
DAMON E. CUNNINGHAM C.P. April Term, 2014 No. 03479 \$110,565.77 McCabe, Weisberg & Conway, P.C.

1411-546
2827 North 12th Street 19133 37th wd. 1358 .00 Sq Ft; Row 2 Sty Masonry BRT#372251200 Improvements: Residential Dwelling
UNKNOWN SURVIVING HEIRS OF PATRICIA A. LEWIS, DECEASED MORTGAGOR AND REAL OWNER; LAWRENCE D. SAMPSON, KNOWN SURVIVING HEIR OF PATRICIA A. LEWIS, DECEASED MORTGAGOR AND REAL OWNER AND STEVE O. SAMPSON A/K/A LEWIS SAMPSON, KNOWN SURVIVING HEIR OF PATRICIA A. LEWIS, DECEASED MORTGAGOR AND REAL OWNER C.P. December Term, 2013 No. 00907 \$60,319.88 McCabe, Weisberg & Conway, P.C.

1411-551
1532 Emily Street 19145-3028 48th wd. 588.00 Sq Ft OPA#481117600 Improvements: Residential Property
TERESA WILMORE; WILLIAM WRIGHT, IV A/K/A WILLIAM WRIGHT C.P. December Term, 2013 No. 00178 \$162,353.24 Phelan Hallinan, LLP

1411-552
2757 North 20th Street 19132-2602 11th wd. 990.0 Sq Ft OPA#111253900 Improvements: Residential Property
WILFREDO ADORNO; MILAGROS ADORNO C.P. April Term, 2013 No. 00632 \$43,976.71 Phelan Hallinan, LLP

1411-553
6124 Walnut Street 19139-3704 46th wd. 1413.72 Sq Ft OPA#031070400 Improvements: Residential Property
RODNEY L. BROWN C.P. May Term, 2013 No. 00286 \$57,703.51 Phelan Hallinan, LLP

1411-558
4717 A Street 19120-4401 42nd wd. 1590 Sq Ft OPA#421297200 Improvements: Residential Property
MARIBEL LUGO; FERNANDO GARCIA C.P. June Term, 2009 No. 00083 \$126,248.38 Phelan Hallinan, LLP

1411-559
3024 East Thompson Street 19134 25th wd. 904 Sq Ft BRT#251259800 Subject to Mortgage Improvements: Residential Dwelling
JAMES GAWRONSKI AND JACQUELINE C. HALE C.P. April Term, 2014 No. 03656 \$153,227.23 Law Offices of Gregory Javardian

1411-562
936 East Sanger Street 19124 35th wd. 1336 Sq Ft BRT#351204600 Improvements: Residential Dwelling
MERLY DECASTRO C.P. April Term, 2014 No. 01106 \$97,097.41 Law Offices of Gregory Javardian

1411-563
3527 Vinton Road 19154 66th wd. 1360 Sq Ft BRT#66-3130400 Improvements: Residential Dwelling
TIMOTHY ANDREW WEST C.P. April Term, 2010 No. 01343 \$178,413.57 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.

1411-566
7246 Marsden Street 19135 41st wd. 1344 Sq Ft BRT#412382100 Improvements: Residential Dwelling
PHYLLIS M. WILDONGER AND STEVEN J. WILDONGER C.P. June Term, 2014 No. 01747 \$111,548.54 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.

1411-569
6404 Carlton Street 19139-1012 34th wd. 1362 Sq Ft OPA#343014900 Improvements: Residential Property
SHA-LYNN BROWN A/K/A SHA-LYNN C. BROWN C.P. January Term, 2014 No. 01956 \$114,468.87 Phelan Hallinan, LLP

1411-571
6639 Leeds Street 19151 34th wd. 1296 Sq Ft BRT#34-4-0369-00 Improvements:

SHERIFF'S SALE

Residential Dwelling
ARLENE YOUNG C.P. April Term, 2013 No. 05067 \$71,244.44 Udren Law Offices, P.C.

1411-573
4323 Teesdale Street 19136 41st wd. 914 Sq Ft BRT#412101600 Improvements: Residential Dwelling
BARBARA J. HELVERSON C.P. March Term, 2013 No. 02205 \$62,944.76 Stern & Eisenberg P.C.

1411-574
5922 Colgate Street 19120 35th wd. 1068 Sq Ft; Row B/Gar 2 Sty Masonry BRT#352272200 Improvements: Residential Dwelling
CONCETTA ANGELA GRAY C.P. September Term, 2013 No. 01526 \$61,802.63 McCabe, Weisberg & Conway, P.C.

1411-575
409 West Ellet Street 19119 22nd wd. 2050 Sq Ft BRT#223156300 Improvements: Residential Dwelling
DAVID ALSTON A/K/A DAVID A. ALSTON AND TIFFINI ALSTON A/K/A TIFFINI K. ALSTON C.P. November Term, 2013 No. 00620 \$158,756.35 Udren Law Offices, P.C.

1411-576
5881 Roosevelt Boulevard 19149 62nd wd. 1280 Sq Ft; Row B/Gar 2 Sty Masonry BRT#621319900 Improvements: Residential Dwelling
RACHELLE LAVENTURE C.P. June Term, 2012 No. 03009 \$149,319.16 McCabe, Weisberg & Conway, P.C.

1411-578
7112 Cottage Street 19135-1202 41st wd. 1536 Sq Ft OPA#412284600 Improvements: Residential Property
MARYELLEN R. LEARY AND DOUGLAS LEARY, JR. A/K/A DOUGLAS D. LEARY, JR. C.P. January Term, 2012 No. 04900 \$139,704.85 Phelan Hallinan, LLP

1411-579
2243 East Clearfield Street 19134 25th wd. 1150 Sq Ft; Row 2 Sty Masonry BRT#252245500 Improvements: Residential Dwelling
YISCHOR FRIEDMAN C.P. October Term, 2013 No. 01840 \$74,960.47 McCabe, Weisberg & Conway, P.C.

1411-580
210 Locust Street, Unit 29DW 19106 5th wd. 803 Sq Ft BRT#888052157 Subject to Mortgage
HARRY GRATZ C.P. March Term, 2014 No. 063634 \$11,784.00 Evan R. Bachove, Esq., Fineman Krekstein & Harris, P.C.

1411-581
1529 Marcy Place, Unit B 19115-4285 88th wd. 1664 Sq Ft OPA#888560534 Improvements: Condominium
RICHARD J. GAUNCE C.P. June Term, 2011 No. 01314 \$172,072.33 Phelan Hallinan, LLP

1411-583
4224 Cottman Avenue 19135-1118 41st wd. 1728 Sq Ft OPA#412064400 Improvements: Residential Property
PIERRE LAZARRE C.P. November Term, 2013 No. 02689 \$164,354.78 Phelan Hallinan, LLP

1411-584
940 North Bambrey St 19130 29th wd. 864 Sq Ft BRT#29-1-346700 Improvements: Residential Dwelling
JASON M. JORDAN C.P. June Term, 2014 No. 04498 \$64,790.37 Udren Law Offices, P.C.

1411-585
2411 S. Chadwick Street 19145 26th wd. 982 Sq Ft BRT#261316900 Improvements: Residential Dwelling
MICHAEL SOFI, ROBERT POLIZZANO AND MICHELE POLIZZANO C.P. March Term, 2012 No. 3629 \$76,900.79 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Sarah A. Elia, Esq.

1411-590
121 North Felton Street 19139 34th wd. 920 Sq Ft; S/D w/Det Gar 2 Sty Mason BRT#341243100 Subject to Rent Improvements: Residential Dwelling
PRISCILLA JAMES C.P. June Term, 2013 No. 01609 \$92,705.52 McCabe, Weisberg & Conway, P.C.

1411-591
6526 Bradford Terrace 19149 54th wd. 1806 Sq Ft; Apt 2-4 Unts 2 Sty Masonry BRT#541296400 Improvements: Residential Dwelling
HASNA B. KHAN C.P. November Term, 2013 No. 03086 \$218,902.09 McCabe, Weisberg & Conway, P.C.

1411-592
5908 Chestnut Street 19139 3rd wd. 1352

SHERIFF'S SALE

Sq Ft; Row 2 Sty Masonry BRT#031027900 Improvements: Residential Dwelling
GERALDINE CARLYLE, KNOWN SURVIVING HEIR OF WILLIAM CARLISLE, DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF WILLIAM CARLISLE, DECEASED MORTGAGOR AND REAL OWNER. C.P. January Term, 2013 No. 03527 \$56,152.64 McCabe, Weisberg & Conway, P.C.

1411-593
6201 Limekiln Pike 19141 17th wd. 1440 Sq Ft; Row 2 Sty Masonry BRT#172304200 Improvements: Residential Dwelling
EUGENE BEILIS C.P. April Term, 2014 No. 03036 \$65,108.43 McCabe, Weisberg & Conway, P.C.

1411-594
5021 Ludlow Street 19139 60th wd. 1446 Sq Ft; Row 2 Sty Masonry BRT#602007000 Improvements: Residential Dwelling
CHARLENE MCCULLEY C.P. October Term, 2006 No. 02703 \$103,460.68 McCabe, Weisberg & Conway, P.C.

1411-597
3173 Janney Street 19134 25th wd. 990 Sq Ft BRT#252410100 Improvements: Residential Property
KIM JURKIEWICZ C.P. January Term, 2014 No. 000267 \$87,680.29 Bradley J. Osborne, Esq.

1411-598
1304 South 22nd Street 19146 36th wd. 1134 Sq Ft BRT#36-1328500 Improvements: Residential Property
QIARA AYCOX (REAL OWNER) AND EARL V. ROSS; TITLE TO SAID PREMISES IS VESTED IN EARL V. ROSS BY DEED FROM WALTER P. LOMAX, JR., EXECUTOR OF THE ESTATE OF CHASRLS T. OBEY, DECEASED AND WALTER P. LOMAX JR. AND BEVERLY H. LOMAX, HUSBAND AND WIFE DATED FEBRUARY 26, 1997 AND RECORDED APRIL 9, 1997 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR PHILADELPHIA COUNTY IN BOOK JTD 277 PAGE 91; TITLE IS FURTHER VESTED IN QIARA AYCOX BY DEED FROM EARL V. ROSS DATED FEBRUARY 6, 2008 AND RECORDED MARCH 7, 2008 AS INSTRUMENT #51865874 C.P. January Term, 2014 No. 001025 \$74,355.72 Alicia M. Sandoval, Esq.

1411-602
301 West Byberry Road, A1 19116 58th wd. 1074 Sq Ft; Res. Condo 3 Sty Masonry BRT#888581881 Improvements: Condominium
NAZAR SHUPLAT C.P. April Term, 2014 No. 00761 \$155,390.95 McCabe, Weisberg & Conway, P.C.

1411-606
1206 West Airdrie Street Apt 1W 19140 43rd wd. 1664 Sq Ft; Row Conv/Apt 2 Sty Masonry BRT#432207900 Improvements: Residential Dwelling
ROBERT MCKEITHAN, ALL UNKNOWN SURVIVING HEIRS OF ANITA MCKEITHAN AND UNITED STATES OF AMERICA C/O UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA C.P. July Term, 2013 No. 03286 \$38,629.89 McCabe, Weisberg & Conway, P.C.

1411-607
5432 Spruce Street 19139 46th wd. 1184 Sq Ft; Row 2 Sty Masonry BRT#603068600 Improvements: Residential Dwelling
CANDACE BROWN C.P. March Term, 2010 No. 00461 \$107,853.05 McCabe, Weisberg & Conway, P.C.

1411-608
901-919 East Luzerne Street 19124 33rd wd. 40965 Sq Ft OPA#884112507 Subject to Mortgage Improvements: Commercial Building
CHRIST GOSPEL APOSTOLIC CHURCH C.P. January Term, 2014 No. 00775 \$672,851.36 Darrell M. Zaslow, Esq.

1411-611
5146 Knox Street 19144 12th wd. 1760 Sq Ft; Semi-Det 2 Sty Masonry BRT#123189800 Improvements: Residential Dwelling
OLIVIA THOMPSON A/K/A OLIVIA M. THOMPSON C.P. April Term, 2014 No. 00908 \$92,314.64 McCabe, Weisberg & Conway, P.C.

1411-621
3221 West Norris Street 19121 32nd wd. 1410 Sq Ft BRT#323083400 Improvements: Residential Property
MICHAEL B. JONES C.P. February Term, 2013 No. 02538 \$70,002.03 KML Law Group, P.C.

1411-626
7345 Woodbine Avenue 19151-2212

SHERIFF'S SALE

34th wd. 1120 Sq Ft OPA#067N16-0128; OPA#344139300 Improvements: Residential Property
TAMARA BATTLE C.P. December Term, 2011 No. 00736 \$156,127.23 Phelan Hallinan, LLP

1411-632
4421 McKinley Street 19135-3216 55th wd. 1056 Sq Ft OPA#552034710 Improvements: Residential Property
JUANITA ORTIZ C.P. September Term, 2013 No. 01302 \$103,141.12 Phelan Hallinan, LLP

1411-633
5317 Laurens Street 19144-4615 12th wd. 1880 Sq Ft OPA#124149600 Improvements: Residential Property
NICOLE BRISCOE C.P. October Term, 2011 No. 03839 \$153,280.52 Phelan Hallinan, LLP

1411-634
4714 North 4th Street 19120-4106 42nd wd. 1104 Sq Ft OPA#422457700 Improvements: Residential Property
MIGUEL ROBLES C.P. December Term, 2011 No. 03453 \$56,011.50 Phelan Hallinan, LLP

1411-636
1405 North 2nd Street 19122-3801 18th wd. 1980 Sq Ft OPA#182106500 Improvements: Residential Property
KASEY JACKSON AND BRENDAN OLKUS C.P. August Term, 2012 No. 02358 \$329,520.50 Phelan Hallinan, LLP

1411-638
1249 North Allison Street 19131-4262 4th wd. 1042 Sq Ft OPA#041199400 Improvements: Residential Property
HERBERT YOUNG AND SHEILA YOUNG C.P. October Term, 2012 No. 02235 \$46,266.01 Phelan Hallinan, LLP

1411-640
4207 Hartel Avenue 19136-3113 65th wd. 1470 Sq Ft OPA#651192300 Improvements: Residential Property
DAVID G. COLPE; SOPHIE D. COLPE A/K/A SOPHIE DOLAN C.P. June Term, 2014 No. 00871 \$77,491.20 Phelan Hallinan, LLP

1411-642A-B
1307 Cottman Avenue – Premises A – 19111 56th wd. 1552 Sq Ft; (Pending Motion to Reassess Damages to \$224,645.41) BRT#871246550 Subject To Mortgage Yes (executing Plaintiff's Mortgage) Improvements: Str/off And Apts 2 Sty Masonry
1309 Cottman Avenue – Premises B – 19111 56th wd. 5860 Sq Ft; (Pending Motion to Reassess Damages to \$224,645.41) BRT#882926575 Subject To Mortgage Yes (executing Plaintiff's Mortgage) Improvements: School 2 Sty Masonry
HOWARD A. AND MELVYN SCHWARTZ C.P. October Term, 2012 No. 44319 \$145,304.01 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Kenneth M. Portner, Esq.

1411-643
7 North Columbus Blvd Unit 203 19106 5th wd. 1658 Sq Ft BRT#888060204 Improvements: Residential Property
ROBERT T. VERDONE C.P. January Term, 2014 No. 01529 \$424,839.87 Drew Salaman, Esq.

1411-644A-D
4748 North Broad Street – Premises A – 19141 13th wd. 2440 Sq Ft BRT#882918960 Subject to Mortgage Improvements: Commercial Property
4419 Wayne Avenue – Premises B – 19140 13th wd. 1188 Sq Ft BRT#131403700 Subject to Mortgage Improvements: Row 2 Sty Masonry
4421-23 Wayne Avenue – Premises C – 19140 13th wd. 3218 Sq Ft BRT#871519370 Subject to Mortgage Improvements: Row-off/str 3 Sty Masonry
4810-12 North Broad Street – Premises D – 19141 13th wd. 6792 Sq Ft BRT#871082350 Improvements: Commercial Property
K.O. COZIER AND SONS, LTD. AND WILLIAM FRAZER C.P. May Term, 2009 No. 03474 \$1,053,164.25 Salaman Grayson, P.C.

1411-645A-B
2224 North Broad Street – Premises A – 19132-4501 16th wd. 2618 Sq Ft BRT#871521360 Improvements: Commercial Property
2224 North 15th Street – Premises B – 19123 16th wd. 1718 Sq Ft BRT#161032800 Improvements: Commercial Property
C.P. February Term, 2013 No. 01902 \$355,936.92 Scott A. Dietterick, Esq., and/or Kathryn L. Mason, Esq.

SHERIFF'S SALE

The following property, sale of which was postponed from the December 2, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, January 6, 2015.

1412-303
6543 Vandike Street 19135 41st wd. 1056 Sq Ft BRT#411350000 Improvements: Residential Property
GEORGE JUBILEE C.P. July Term, 2013 No. 02045 \$111,844.66 KML Law Group, P.C.

1412-304
7158 North Uber Street 19138 10th wd. 1194 Sq Ft BRT#101149400 Improvements: Residential Property
JAMAR LITTLE C.P. July Term, 2013 No. 03373 \$124,063.84 KML Law Group, P.C.

1412-324
6264 Cottage Street 19135 55th wd. 1440 Sq Ft BRT#552387000 Improvements: Residential Property
LATASHA HALLEY AND COREY L. VINSON C.P. January Term, 2014 No. 00521 \$76,628.72 KML Law Group, P.C.

1412-330
1917 S. Beechwood Street 19145-2725 48th wd. 1020 Sq Ft BRT#482162100 Improvements: Residential Dwelling
DENNIS F. LA MARR C.P. October Term, 2013 No. 01825 \$33,608.20 Powers, Kirn & Associates, LLC

1412-331
2838 North Ringgold Street 19132-1917 38th wd. 908 Sq Ft BRT#381021900 Improvements: Residential Dwelling
CHYVERE N. COBB C.P. April Term, 2011 No. 01605 \$34,690.64 Powers, Kirn & Associates, LLC

1412-333
953 Arrott Street 19124-2435 23rd wd. 1656 Sq Ft BRT#233029400 Improvements: S/d W Det Gar 2 Story Masonry
JACQUELINE GRIER AND ANTHONY GRIER C.P. April Term, 2014 No. 04248 \$230,272.50 Milstead & Associates, LLC

1412-334
1532 Mount Vernon Street 19130 8th wd. 2739 Sq Ft BRT#084076500 Improvements: Residential Dwelling
DANIELLE P. LEHMAN (MORTGAGOR AND REAL OWNER) AND DAVID LEHMAN (REAL OWNER) C.P. October Term, 2010 No. 01444 \$510,785.71 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.

1412-336
563 East Marwood Road 19120 42nd wd. 1469.68 Sq Ft BRT#421226100 Improvements: Residential Property
JOHN P. MCTEAGUE C.P. July Term, 2013 No. 02278 \$69,361.68 KML Law Group, P.C.

1412-337
4009 Bennington Street 19124 33rd wd. 1822.60 Sq Ft BRT#332298000 Improvements: Residential Property
ANDREA MOODY C.P. November Term, 2013 No. 00232 \$47,163.77 KML Law Group, P.C.

1412-341
1213 Mercy Street 19148 39th wd. 784 Sq Ft BRT#394267400 Improvements: Residential Real Estate
HELEN BEASON C.P. June Term, 2014 No. 01260 \$122,128.76 Stern & Eisenberg, P.C.

1412-344
5607 North 13th Street 19141-4103 49th wd. 1360 Sq Ft BRT#49-3197900 Improvements: Residential Dwelling
ALICE EARP C.P. January Term, 2012 No. 004628 \$81,128.26 Powers, Kirn & Associates, LLC

1412-345
2107 West Somerset Street 19132-2641 11th wd. 1002 Sq Ft BRT#111035700 Improvements: Residential Dwelling
DEBORAH WASHINGTON C.P. March Term, 2013 No. 01202 \$88,050.30 Powers, Kirn & Associates, LLC

1412-346
3120 North Marston Street 19132-1236 38th wd. 725 Sq Ft BRT#381236600 Improvements: Residential Dwelling
CHARLES A.J. HALPIN, III, ESQ., PERSONAL REPRESENTATIVE OF THE ESTATE OF NATHAN AVERY C.P. May Term, 2013 No. 01319 \$36,837.76 Powers, Kirn & Associates, LLC

1412-347
708 DeKalb Street 19104-0000 24th wd. 1026 Sq Ft BRT#243088700 Improvements: Residential Dwelling
CHARLES A.J. HALPIN, III, ESQUIRE,

SHERIFF'S SALE

PERSONAL REPRESENTATIVE OF THE ESTATE OF HATTIE FLORENCE ALLEN A/K/A HATTIE ALLEN C.P. January Term, 2014 No. 02221 \$47,756.12 Powers, Kirn & Associates, LLC

1412-348
2523 Vista Street 19152-4306 56th wd. 1476 Sq Ft BRT#56-1334700 Improvements: Residential Dwelling
YONG HANG WANG C.P. April Term, 2013 No. 00608 \$255,099.34 Powers, Kirn & Associates, LLC

1412-349
7902 Thouron Avenue 19150-0000 50th wd. 1224 Sq Ft BRT#502146400 Improvements: Residential Dwelling
GEORGEANNA BOYD C.P. November Term, 2012 No. 01141 \$125,626.42 Powers, Kirn & Associates, LLC

1412-367
1225 Clymer Street 19147-2642 2nd wd. 1373 Sq Ft OPA#022194349 Improvements: Residential Property
ROCHELLE BURNS C.P. July Term, 2012 No. 02524 \$191,408.03 Phelan Hallinan, LLP

1412-374
1924 Colonial Street 19138 10th wd. 1201 Sq Ft BRT#102350400 Improvements: Residential Property
BERNICE M. LEE C.P. February Term, 2013 No. 000561 \$148,146.46 Bradley J. Osborne, Esq.

1412-383
3370 Red Lion Road 19114 66th wd. 1840 Sq Ft BRT#66-1-2821-00 Improvements: Residential Dwelling
ALBERT KOROMA C.P. March Term, 2014 No. 02640 \$205,394.10 Udren Law Offices, P.C.

1412-384
1422 Knorr Street 19111 53rd wd. 1440 Sq Ft BRT#53-2128900 Improvements: Residential Dwelling
ALLA ZELENYUK AND VLADIMIR ZELENYUK A/K/A VL ZELENYUK C.P. May Term, 2014 No. 02357 \$140,165.67 Udren Law Offices, P.C.

1412-386
1632 Loney Street 19111 56th wd. 2280 Sq Ft BRT#561350300 Improvements: Residential Dwelling
VIRGINIA CABRAL AND FREEMAN CORTES C.P. June Term, 2014 No. 04322 \$251,753.71 Udren Law Offices, P.C.

1412-387
1405 North 75th Street 19151 34th wd. 1266 Sq Ft BRT#343273900 Improvements: Residential Dwelling
ESTATE OF ROBERT GREEN A/K/A ROBERT E. GREEN, C/O VANETTA GREEN, PERSONAL REPRESENTATIVE; VANETTA GREEN, PERSONAL REPRESENTATIVE OF THE ESTATE OF ROBERT GREEN A/K/A ROBERT E. GREEN; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBERT GREEN A/K/A ROBERT E. GREEN, DECEASED C.P. February Term, 2013 No. 00442 \$214,460.40 Udren Law Offices, P.C.

1412-389
3617 Stanwood Street 19136 64th wd. 1126 Sq Ft BRT#642321400 Improvements: Residential Dwelling
NEELUM TAHIR C.P. July Term, 2013 No. 01102 \$173,093.58 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.

1412-406
2036 W. Estaugh Street 19120 11th wd. 1048 Sq Ft, Judgment: \$49,123.47, plus interest in the amount of \$8.08 per diem from May 1, 2013. BRT#112072000 Improvements: Residential Property
MARCUS GAY C.P. November Term, 2012 No. 1899 \$49,123.47 Michael V. Phillips, Esq.

1412-408
7327 Lawndale Avenue 19111 56th wd. 1600.50 Sq Ft BRT#561029300 Improvements: Residential Property
DAVID Z. TONGOR C.P. January Term, 2013 No. 03765 \$173,316.62 KML Law Group, P.C.

1412-417
6639 North 15th Street 19126 10th wd. 1560 Sq Ft BRT#101012505 Improvements: Residential Property
HARRIET A. CARTER C.P. September Term, 2010 No. 01042 \$45,363.72 KML Law Group, P.C.

SHERIFF'S SALE

1412-418
6611 North 11th Street 19126-3232 61st wd. 5400 Sq Ft OPA#611184100 Improvements: Residential Property
WILLIAM GIBBONS C.P. April Term, 2012 No. 03957 \$305,457.61 Phelan Hallinan, LLP

1412-423
3182 Memphis Street 19134-4426 25th wd. 756 Sq Ft OPA#252325700 Improvements: Residential Property
DIANNA M. MCNICOLL AND GEORGE M. KELLY, JR. C.P. January Term, 2012 No. 03572 \$37,205.62 Phelan Hallinan, LLP

1412-429
1924 South Mole Street 19145-3009 48th wd. 894 Sq Ft OPA#481187100 Improvements: Residential Property
VANESSA R. PORTER A/K/A VANESSA RENEE PORTER C.P. January Term, 2007 No. 03630 \$49,012.84 Phelan Hallinan, LLP

1412-450
7140 Charles Street 19135-1002 41st wd. 1322 Sq Ft OPA#412233300 Improvements: Residential Property
GARY G. SPENILLO C.P. December Term, 2013 No. 03528 \$103,699.25 Phelan Hallinan, LLP

1412-471
5731 North Woodstock Street 19138 17th wd. 960 Sq Ft BRT#172389000 Improvements: Residential Property
MICHAEL MASSIMIANI C.P. April Term, 2014 No. 00258 \$61,403.18 KML Law Group, P.C.

1412-475
1505 East Cheltenham Avenue 19124 62nd wd. 1140 Sq Ft BRT#621083100 Improvements: Residential Property
LINDA WILLIAMS AND STEVEN WILLIAMS C.P. August Term, 2013 No. 03310 \$141,895.89 KML Law Group, P.C.

1412-503
4349 Deer Path Lane 19154 66th wd. 1260 Sq Ft BRT#66-2-450600 Improvements: Residential Dwelling
ALAN J. MCCAUSLAND A/K/A ALAN MCCAUSLAND AND TERESA MCCAUSLAND C.P. August Term, 2013 No. 00987 \$156,503.62 Udren Law Offices, P.C.

1412-504
1751 North 29th Street 19121 32nd wd. ROW 2 STY MASONRY; 1190 Sq Ft BRT#324179100 Improvements: Residential Dwelling
JOYCE L. PAGE C.P. June Term, 2013 No. 01295 \$75,558.46 McCabe, Weisberg, & Conway, P.C.

1412-505
2527 South Dewey Street 19142 40th wd. Row 2 STY MASONRY; 960 Sq Ft BRT#402072700 Improvements: Residential Dwelling
SHIRLEY PORTER C.P. June Term, 2014 No. 03860 \$67,841.09 McCabe, Weisberg, & Conway, P.C.

1412-508
1528 68th Avenue 19126 10th wd. (formerly part of the 50th wd.) 1880 Sq Ft BRT#101248800 Improvements: Residential Real Estate
PAUL CLEMMONS C.P. July Term, 2014 No. 02987 \$85,210.97 Stern & Eisenberg, P.C.

1412-515
3322 Brandywine Street 19104 24th wd. ROW 2 STY MASONRY; 1098 Sq Ft BRT#242011100 Improvements: Residential Dwelling
PAUL HORSEY, IN HIS CAPACITY AS TRUSTEE FOR MINOR MALACHI S. LIGHTNER, REAL PROPERTY OWNER; PAUL HORSEY IN HIS CAPACITY AS TRUSTEE FOR MINOR SEAN W. LIGHTNER, REAL PROPERTY OWNER AND THERESA MCCRIMMON A/K/A THERESA HORSEY MCCRIMMON C.P. November Term, 2013 No. 01959 \$119,824.64 McCabe, Weisberg, & Conway, P.C.

1412-519
2855 Welsh Road 19152 57th wd. 2787 Sq Ft BRT#571047900 Improvements: Residential Dwelling
DAVID PAEZ C.P. May Term, 2009 No. 01998 \$418,049.81 Udren Law Offices, P.C.

1412-520
2453 79th Avenue 19150 50th wd. ROW B/GAR 2STY MASONRY; 1804 Sq Ft BRT#501459200 Improvements: Residential Dwelling
EMMA J. BRYANT C.P. September Term,

SHERIFF'S SALE

2010 No. 00501 \$175,515.43 McCabe, Weisberg, & Conway, P.C.

1412-521
10766 Helmer Drive 19154 66th wd. ROW B/GAR 2 STY MAS.+OTHER; 1520 Sq Ft BRT#662107100 Subject to Mortgage Improvements: Residential Dwelling
CHEVON YOUNG C.P. April Term, 2011 No. 02240 \$153,990.77 McCabe, Weisberg, & Conway, P.C.

1412-523
1343 Friendship Street 19111 53rd wd. S/D W B/G 2S MASONRY; 1280 Sq Ft BRT#532308800 Improvements: Residential Dwelling
LORA A. MCSLOY C.P. November Term, 2013 No. 03093 \$33,132.95 McCabe, Weisberg, & Conway, P.C.

1412-526
6800 Oxford Avenue 19111 35th wd. 2640 Sq Ft BRT#353311905 Improvements: Residential Dwelling
PAULINE PAPAGEORGIOU C.P. June Term, 2011 No. 03264 \$158,404.03 Udren Law Offices, P.C.

1412-527
5033 Schuyler Street 19144 13th wd. S/D W DET GAR 3 STY MASON; 2763 Sq Ft BRT#133158300 Improvements: Residential Dwelling
CHERISE NICOLE WALL, ANTHONY WALL AND UNITED STATES OF AMERICA C/O UNITED STATES ATTRONEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA C.P. July Term, 2008 No. 02738 \$167,156.68 McCabe, Weisberg, & Conway, P.C.

1412-530
2744 South Fairhill Street 19148-4806 39th wd. 920 Sq Ft BRT#395163800 Improvements: Residential Dwelling
LOUIS FOGLIA C.P. February Term, 2014 No. 01599 \$178,296.42 Powers, Kirn & Associates, LLC

1412-532
5664 Willows Avenue 19143 51st wd. 1344.75 Sq Ft BRT#513221400 Improvements: Residential Real Estate
UNKNOWN HEIRS OF EVELYN SMITH C.P. May Term, 2014 No. 00325 \$57,520.83 Stern & Eisenberg, P.C.

1412-533
2823 South Marshall Street 19148 39th wd. 1212 Sq Ft BRT#39-5169900 Improvements: Residential Dwelling
DARLENE MIXSON-HOLDEN C.P. March Term, 2013 No. 04235 \$120,788.54 Udren Law Offices, P.C.

1412-535
815 S. 7th Street, Unit 3W 19147 2nd wd. 1053 Sq Ft OPA#888020941 Subject to Mortgage Improvements: Condominium Residence, 3 Story Masonry
STANTON BIZZELL C.P. October Term, 2013 No. 02258 \$95,981.60 Roger F. Perry, Esq.

1412-542
5920 Langdon Street 19149 35th wd. 2016.18 Sq Ft BRT#351385100 Improvements: Residential Property
RONALD LAPORTE C.P. June Term, 2014 No. 00613 \$138,409.18 KML Law Group, P.C.

1412-552
5542 Lansdowne Avenue 19131 4th wd. ROW CONV/APT 2STY MASONRY; 1181 Sq Ft BRT#041253900 Improvements: Residential Dwelling
DARNELL R. RUSSELL C.P. June Term, 2008 No. 03826 \$117,826.86 McCabe, Weisberg, & Conway, P.C.

1412-553
15110 Carter Road 19116 58th wd. S/D W B/G 1 STY MASONRY; 1097 Sq Ft BRT#583196900 Improvements: Residential Dwelling
DONALD BUDD C.P. April Term, 2014 No. 00945 \$116,219.34 McCabe, Weisberg, & Conway, P.C.

1412-560
7127 Guyer Avenue 19153 40th wd. ROW 2 STY MASONRY; 960 Sq Ft BRT#404345500 Improvements: Residential Dwelling
DAWN WOOD-PIECHOSKI AND WILLIAM F. PIECHOSKI C.P. March Term, 2014 No. 04786 \$38,235.41 McCabe, Weisberg, & Conway, P.C.

1412-566
6038 Angora Terrace 19143 03rd wd. ROW 2 STY MASONRY; 1220 Sq Ft BRT#034031700 Improvements: Residential Dwelling
JACOB HASIS C.P. February Term, 2012 No. 02763 \$56,357.47 McCabe, Weisberg, & Conway, P.C.

SHERIFF'S SALE

1412-588
1546 East Tulpehocken Street 19138 10th wd. ROW B/GAR 2STY STONE; 1260 Sq Ft BRT#102199900 Subject to Mortgage Improvements: Residential Dwelling
ALL UNKNOWN SURVIVING HEIRS OF MARGARET MCCULLOUGH, A/K/A MARGART MC CULLOUGH, A/K/A MARGARET J. MCCULLOUGH, DECEASED MORTGAGOR AND REAL OWNER C.P. April Term, 2014 No. 01310 \$84,119.52 McCabe, Weisberg, & Conway, P.C.

1412-590
2009 South Darien Street 19148 39th wd. ROW 2 STY MASONRY; 820 Sq Ft BRT#393382200 Improvements: Residential Dwelling
PETRUZZA MAZZONE AND ANTHONY M. MAZZONE C.P. September Term, 2013 No. 02322 \$94,027.87 McCabe, Weisberg, & Conway, P.C.

1412-606
5850 North Fairhill Street 19120 61st wd. ROW B/GAR 2 STY MASONRY; 1120 Sq Ft BRT#612301000 Improvements: Residential Dwelling
LEONILA SUAREZ A/K/A LEONILA A. SUAREZ AND UNITED STATES OF AMERICA C/O UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA C.P. April Term, 2014 No. 01323 \$99,967.51 McCabe, Weisberg, & Conway, P.C.

1412-607
6739 East Roosevelt Boulevard 19149 55th wd. ROW B/GAR 2 STY MASONRY; 1368 Sq Ft BRT#551524400 Improvements: Residential Dwelling
MERIDA BURTON C.P. August Term, 2013 No. 02789 \$159,085.30 McCabe, Weisberg, & Conway, P.C.

1412-622
6204-6220 West Passyunk Avenue 19153 40th wd. 29200 Sq Ft; Southerly side of Passyunk (120 feet, State Road #3019), 78 degrees 18 minutes 8 seconds east southerly side of Passyunk St. 444.613 from Northerly end of line North 9 degrees 2 minutes and 00 seconds which forms a cut back corner at intersection of southerly side of Passyunk Avenue. \$1,185,082.30 plus interest from 5/18/14 to 12/2/14 (at the rate of 18%) in the amount of \$117,218.80. BRT#884791300 Subject To Mortgage of BNB Hana Bank National, successor by merger to BNB Bank, N.A. and assigned to BNB Real Estate Holding LLC and Doral Capital Corporation
PHONG TAN HUYNH AND KHANH BUU HUYNH C.P. May Term, 2014 No. 03162 \$1,185,082.30 Max L. Lieberman, Esq.

1412-624
2415 West 75th Avenue 19138 50th wd. ROW B/GAR 2STY MASONRY; 1182 Sq Ft BRT#501404700 Improvements: Residential Dwelling
GRACIE CONNOR, DAVID WILLIAMS, KNOWN SURVIVING HEIR OF EDNOMA G. WILLIAMS, DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF EDNOMA G. WILLIAMS, DECEASED MORTGAGOR AND REAL OWNER C.P. May Term, 2010 No. 01616 \$43,441.08 McCabe, Weisberg, & Conway, P.C.

1412-627
3178 Chatham Street 19134 25th wd. ROW 2 STY MASONRY; 1290 Sq Ft BRT#251420200 Improvements: Residential Dwelling
KAREN FLYNN C.P. March Term, 2013 No. 03968 \$109,007.64 McCabe, Weisberg, & Conway, P.C.

1412-634
3036 Princeton Avenue 19149-1412 55th wd. 1105 Sq Ft OPA#551378155 Improvements: Residential Property
MICHAEL K. GAMBONE AND SUSAN D. GAMBONE C.P. September Term, 2012 No. 00510 \$59,107.02 Phelan Hallinan, LLP

1412-647
2618 Coral Street 19125 31st wd. Semi Det 2 Sty Masonry; 884 Sq Ft BRT#311107300 Subject to Mortgage Improvements: Residential Dwelling
VIRGINIA BERRY, EXECUTRIX OF THE ESTATE OF ROBERT SIDES A/K/A ROBERT D. SIDES, DECEASED MORTGAGOR AND REAL OWNER C.P. March Term, 2014 No. 04833 \$53,165.05 McCabe, Weisberg & Conway, PC

SHERIFF'S SALE

SHERIFF'S SALE OF TUESDAY, JANUARY 6, 2015

1501-301
5407 Arlington Street 19131 52nd wd. 1402 Sq Ft BRT#522062200 Improvements: Residential Property
WILLIE MCCRAY C.P. June Term, 2014 No. 04744 \$115,618.42 KML Law Group, PC

1501-302
5621 North 11th Street 19141 49th wd. 1092 Sq Ft BRT#492238100 Improvements: Residential Property
KARMA WATSON C.P. May Term, 2010 No. 02313 \$110,156.25 KML Law Group, PC

1501-303
2019 Watkins Street 19145 36th wd. 910 Sq Ft BRT#363134700 Improvements: Residential Property
YUSUF WILSON C.P. March Term, 2013 No. 00628 \$108,579.73 KML Law Group, PC

1501-304
6823 Clearview Street 19119 22nd wd. 1260 Sq Ft BRT#222214300 Improvements: Residential Property
KRystal M. JOHNSON C.P. February Term, 2014 No. 01852 \$100,026.77 KML Law Group, PC

1501-305
216 West Fisher Avenue 19120 42nd wd. 1350 Sq Ft BRT#422244300 Improvements: Residential Property
GLORIA JEREZ C.P. January Term, 2014 No. 01909 \$89,271.46 KML Law Group, PC

1501-306
2301 Cross Street 19146 36th wd. 1582 Sq Ft BRT#364052715 Improvements: Residential Property
SEAN L. WILLIAMS C.P. March Term, 2014 No. 05132 \$86,310.07 KML Law Group, PC

1501-307
4037 K Street 19124 33rd wd. 1056 Sq Ft BRT#332325500 Improvements: Residential Property
RUBEN RODRIGUEZ C.P. December Term, 2013 No. 02951 \$100,054.84 KML Law Group, PC

1501-308
4309 Bennington Street 19124 33rd wd. 1393.56 Sq Ft BRT#332305400 Improvements: Residential Property
DARLENE V. CHAPMAN, INDIVIDUALLY AND AS ADMINISTRATRIX OF THE ESTATE OF SARAH CHAPMAN C.P. June Term, 2012 No. 1225 \$80,824.83 Bradley J. Osborne, Esq.

1501-309
1210 Fillmore Street 19124 23rd wd. 2915.25 Sq Ft BRT#234109600 Improvements: Residential Property
STEVEN BANES C.P. December Term, 2013 No. 001885 \$125,343.95 Bradley J. Osborne, Esq.

1501-310
531 West Tabor Road 19120 61st wd. 1680 Sq Ft BRT#612005800 Improvements: Residential Property
FRIKO FORTUNE C.P. May Term, 2014 No. 03263 \$173,879.42 KML Law Group, PC

1501-311
1109 East Mount Pleasant Avenue 19150 50th wd. 2790 Sq Ft BRT#502444400 Improvements: Residential Property
KENNETH J. ORANGE, INDIVIDUALLY AND AS ADMINISTRATOR OF THE ESTATE OF WILLAMAE ORANGE, DECEASED C.P. July Term, 2014 No. 1822 \$176,307.81 Bradley J. Osborne, Esq.

1501-312
1912 East Wishart Street 19134 25th wd. 1260 Sq Ft BRT#252291500 Improvements: Residential Property
YASMIN GUERRERO C.P. June Term, 2014 No. 03041 \$55,041.19 Bradley J. Osborne, Esq.

1501-313
2950 North 6th Street 19133 37th wd. 875 Sq Ft BRT#372005400 Improvements: Residential Property
NICHOLAS LOMAX C.P. January Term, 2013 No. 002129 \$60,004.08 Bradley J. Osborne, Esq.

1501-314
251 Devereaux Avenue 19111 35th wd. 2740.71 Sq Ft BRT#353002800 Improvements:

SHERIFF'S SALE

Residential Property
XIAN XING HUANG C.P. July Term, 2014
No. 2036 \$78,099.91 Bradley J. Osborne,
Esq.

1501-315

544 South Conestoga Street 19143-1922
46th wd. 1215 Sq Ft OPA# 463182800
Improvements: Residential Property
JOHN G. MORRIS C.P. April Term, 2014
No. 01775 \$41,022.19 Phelan Hallinan, LLP

1501-316

511 Parnell Place 19144 12th wd. 1392 Sq
Ft BRT#12-2-0164-00 Improvements: Single
Family Row Home
HOWARD H. CRABBE C.P. May Term,
2014 No. 000403 \$72,712.13 Craig H.
Fox, Esq

1501-317

2653 South Lloyd Street a/k/a 2653 Lloyd Street 19153-2418 40th wd. 1024 Sq Ft
OPA# 404015400 Improvements: Residential
Property
SAYHEEM JONES C.P. April Term, 2013
No. 01047 \$133,850.73 Phelan Hallinan,
LLP

1501-318

8801 Roosevelt Boulevard 19152 57th wd.
4679 Sq Ft BRT#571160100 Improvements:
Residential Property
THE UNKNOWN HEIRS AND/OR
ADMINISTRATORS OF THE ESTATE OF
JOHN SARNESE C.P. October Term, 2013
No. 00190 \$235,037.06 Zucker, Goldberg
& Ackerman, LLC

1501-319

3032 Hartville Street 19134-3033 7th wd.
980 Sq Ft OPA# 071539600 Improvements:
Residential Property
VICTOR MADRIGAL C.P. August Term,
2013 No. 02489 \$13,264.65 Phelan
Hallinan, LLP

1501-320

495 East Penn Street 19144-5882 12th wd.
1088 Sq Ft OPA# 122006600 Improvements:
Residential Property
KIA C. HEARD, IN HER CAPACITY AS
HEIR OF DEBORAH HEARD, DECEASED;
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS,
OR ASSOCIATIONS CLAIMING RIGHT,
TITLE, OR INTEREST FROM OR UNDER
DEBORAH HEARD, DECEASED C.P.
October Term, 2013 No. 02661 \$53,059.39
Phelan Hallinan, LLP

1501-321

8603 Williams Avenue 19150 50th wd. 1462.5
Sq Ft BRT#502279300 Improvements:
Residential Dwelling
ANGELA PERYMOM C.P. August Term,
2013 No. 01922 \$152,301.20 Martha E. Von
Rosenstiel, Esq., Heather Riloff, Esq.

1501-322

3259 Knorr Street 19149 55th wd. 2648.8
Sq Ft BRT#551216600 Improvements:
Residential Dwelling
DAVID P. KEARNEY AND SUSAN
KEARNEY C.P. June Term, 2014 No. 04934
\$114,615.60 Martha E. Von Rosenstiel, Esq.,
Heather Riloff, Esq.

1501-323

3657 Old York Road 19140-4229 43rd wd.
1650 Sq Ft BRT#432160100 Improvements:
Residential Property
VERONICA WARD C.P. December Term,
2012 No. 02289 \$150,947.97 KML Law
Group, PC

1501-324

2079 Kingston Street 19134 45th wd. 1071.6
Sq Ft BRT#452141700 Improvements:
Residential Real Estate
CHRISTINE SMALL F/K/A CHRISTINE
MAJOR C.P. October Term, 2011 No. 01976
\$75,615.65 Stern & Eisenberg, PC

1501-325

2414 N. 53rd Street 19131-2422 34th wd.
3060 Sq Ft BRT#521337200 Improvements:
Residential Dwelling
GARY DASENT; CYDNEY IRVING A/K/A
CYDNEY IRVING-DASENT C.P. July
Term, 2014 No. 01180 \$235,146.67 Udren
Law Offices, PC

1501-326

6519 N. Woodstock Street 19138 10th wd.
1184 Sq Ft BRT#102075900 Improvements:
Residential Real Estate
NOVA TUCKER C.P. July Term, 2014 No.
03005 \$102,736.71 Stern & Eisenberg, PC

1501-327

403 West Wellens Avenue 19120 42nd wd.
1092 Sq Ft BRT#422238000 Improvements:
Residential Property
KEVIN P. CLARK C.P. March Term, 2014
No. 01426 \$30,267.27 KML Law Group, PC

1501-328

1211 South Millick Street 19143-2333 3rd wd.

SHERIFF'S SALE

1024 Sq Ft BRT#03-3-219400 Improvements:
Residential Dwelling
AYOBAMI OGUNSOLA C.P. March Term,
2014 No. 00884 \$31,827.88 Udren Law
Offices, PC

1501-329

5243 Westford Road 19120 42nd wd. 1496.25
Sq Ft BRT#421408700 Improvements:
Residential Property
SADIE PEREZ C.P. August Term, 2011 No.
03915 \$101,399.76 KML Law Group, PC

1501-330

11710 Lanett Road 19154 66th wd. 1400
Sq Ft BRT#662034200 Improvements:
Residential Property
JAMES C. HERRON AND JEANINE L.
HERRON C.P. April Term, 2013 No. 02397
\$217,273.26 KML Law Group, PC

1501-331

2351-53 South Swanson Street 19148 39th
wd. 12600 Sq Ft BRT#884139061 Subject to
Mortgage
TUNGSTEN REALTY, LLC C.P. September
Term, 2014 No. 01426 \$1,819556.62 Bonnie
R. Golub, Esq.; Weir & Partners, LLP

1501-332

3741 South Hereford Lane 19114 66th wd.
1825 Sq Ft BRT#661270500 Improvements:
Residential Property
SCOTT A. GARTON C.P. September Term,
2012 No. 03531 \$140,931.78 KML Law
Group, PC

1501-333

1821 North 77th Street 19151 34th wd. 1120
Sq Ft BRT#343356000 Improvements:
Residential Property
ANA YOUNG C.P. June Term, 2014 No.
03088 \$144,351.37 KML Law Group, PC

1501-334

2105 East Lippincott Street 19134 25th wd.
840 Sq Ft BRT#252286100 Improvements:
Residential Dwelling
MICHAEL SHIFFLER C.P. July Term,
2014 No. 03685 \$44,641.43 Martha E. Von
Rosenstiel, Esq., Heather Riloff, Esq.

1501-335

2130 Bridge Street 19124 62nd wd. 1068
Sq Ft BRT#622107200 Improvements:
Residential Dwelling
LEONARD R. STONE C.P. April Term,
2014 No. 01365 \$70,410.84 Martha E. Von
Rosenstiel, Esq., Heather Riloff, Esq.

1501-336

1053 South 52nd Street 19143-4215 51st wd.
1300 Sq Ft OPA# 511036600 Improvements:
Residential Property
CHARLES GANT C.P. June Term, 2012 No.
02878 \$79,277.19 Phelan Hallinan, LLP

1501-337

6142 Tackawanna Street 19135-3416 55th wd.
1088 Sq Ft OPA# 552239800 Improvements:
Residential Property
BRYAN J. GALIE C.P. August Term, 2012
No. 00036 \$38,853.30 Phelan Hallinan, LLP

1501-338

7236 Whitaker Avenue 19111 53rd wd.
3502.83 Sq Ft BRT#532427300 Improvements:
Residential Property
AGATHA DANIEL AND TABITHA DANIEL
C.P. May Term, 2014 No. 02767 \$182,786.57
KML Law Group, PC

1501-339

821 North 26th Street 19130-1851 15th wd.
2445 Sq Ft OPA# 151281100 Improvements:
Residential Property
FRANK J. ALLEN, JR. C.P. April Term,
2010 No. 01404 \$408,734.74 Phelan
Hallinan, LLP

1501-340

1851 East Pacific Street 19134 45th wd.
711.03 Sq Ft BRT#452170600 Improvements:
Residential Property
MARIA I. ROMERO C.P. November Term,
2013 No. 03069 \$71,473.03 KML Law
Group, PC

1501-341

551 South Salford Street 19143 3rd wd.
1093 Sq Ft BRT#032211300 Improvements:
Residential Property
JERRY C. CARR C.P. July Term, 2014 No.
3350 \$57,560.68 Bradley J. Osborne, Esq.

1501-342

11133 Drake Drive 19154 66th wd. 1450 Sq Ft
BRT#662226700 Improvements: Residential
Property
THOMAS F. KURTZ AND LAUREN N.
TENAGLIA C.P. January Term, 2014
No. 000733 \$127,974.78 Christopher A.
DeNardo, Esq.

1501-343

1124 South 22nd Street 19146 36th wd. Land
Area-12240 Sq Ft; Improvement Area-2016
Sq Ft BRT#871548350 Improvements:
Commercial Property

SHERIFF'S SALE

LEON HARLY C.P. July Term, 2014 No.
01307 \$234,271.35 Scott A. Dietterick,
Esq.; Kathryn L. Mason, Esq.; James D. Young,
Esq.

1501-344

6539 North Uber Street 19138-3106 10th wd.
1096 Sq Ft OPA# 102020400 Improvements:
Residential Property
ALLEN CAPEHART C.P. September
Term, 2013 No. 02468 \$71,746.74 Phelan
Hallinan, LLP

1501-345

3339 Morrell Avenue 19114-1221 66th wd.
880 Sq Ft OPA# 661136900 Improvements:
Residential Property
NANCY E. MCNAMEE C.P. June Term,
2014 No. 04356 \$149,177.27 Phelan
Hallinan, LLP

1501-346

6209 Mershon Street 19149-3015 62nd wd.
1200 Sq Ft OPA# 621580800 Improvements:
Residential Property
JOHN REDFERN A/K/A JOHN M. REDFERN;
DAWN A. DECAMPLI A/K/A DAWN ANN
DECAMPLI C.P. September Term, 2013
No. 01445 \$58,408.19 Phelan Hallinan, LLP

1501-347

4809 McKean Avenue 19144-4707 13th wd.
1283 Sq Ft OPA# 133146600 Improvements:
Residential Property
KAREN HALL SOLEBO A/K/A KAREN
SOLEBO; ABAYOMI Q. SOLEBO C.P. July
Term, 2014 No. 02493 \$81,986.10 Phelan
Hallinan, LLP

1501-348

1324 Locust Street, Unit 530 19107-5604 5th wd. 319 Sq Ft OPA# 888115422
Improvements: Condominium
ARTHUR L. BROWN C.P. March Term,
2012 No. 00019 \$148,437.28 Phelan
Hallinan, LLP

1501-349

3162 West Master Street 19121-4423 29th wd.
1230 Sq Ft OPA# 888290168 Improvements:
Residential Property
GARY BOWMAN C.P. June Term, 2014 No.
04804 \$250,617.55 Phelan Hallinan, LLP

1501-350

5859 Upland Way 19131-3029 52nd wd.
1280 Sq Ft OPA# 522007300 Improvements:
Residential Property
TARNISHE TUNSTALL C.P. February
Term, 2014 No. 00447 \$136,324.24 Phelan
Hallinan, LLP

1501-351

951 East Schiller Street 19134-1314 33rd wd.
1176 Sq Ft OPA# 331196000 Improvements:
Residential Property
VERNON COYLE C.P. May Term, 2012
No. 01887 \$65,049.51 Phelan Hallinan, LLP

1501-352

221 East Comly Street, a/k/a 221 Comly Street 19120-1104 35th wd. 1238 Sq Ft
OPA# 352144700 Improvements: Residential
Property
TROY A. WALLER; ROBIN ATKINSON
WALLER C.P. January Term, 2014 No.
02657 \$114,013.20 Phelan Hallinan, LLP

1501-353

6822 Lynford Street 19149-2116 54th wd.
1172 Sq Ft OPA# 542188300 Improvements:
Residential Property
JAGJIT S. CHAWLA C.P. August Term,
2013 No. 02886 \$89,515.64 Phelan
Hallinan, LLP

1501-354

1340 Greeby Street 19111 53rd wd. 1152
Sq Ft BRT#531142600 Improvements:
Residential Property
YI CHENG C.P. June Term, 2014 No. 04175
\$45,244.58 KML Law Group, PC

1501-355

1249 Magee Avenue 19111-4941 53rd wd.
1440 Sq Ft OPA# 532009000 Improvements:
Residential Property
OSNEY BUENO DA ROCHA C.P. October
Term, 2013 No. 00782 \$70,210.02 Phelan
Hallinan, LLP

1501-356

1116 West Moyamensing Avenue 19148-3616 39th wd. 1134 Sq Ft OPA# 394110200
Improvements: Residential Property
FRANK L. CASILLO C.P. September
Term, 2012 No. 03270 \$182,461.84 Phelan
Hallinan, LLP

1501-357

1159 Overington Street 19124-3134 23rd wd.
1164 Sq Ft OPA# 234078600 Improvements:
Residential Property
DAVID BOWENS AND WILLAMAE
WOODBURY C.P. May Term, 2013 No.
00555 \$110,977.35 Phelan Hallinan, LLP

1501-358

6527 Marsden Street a/k/a 6527 Marsdon

SHERIFF'S SALE

Street 19135 41st wd. 1084 Sq Ft
BRT#411275000 Improvements: Residential
Property
GERALYN FATTORE AND PATRICK M.
FATTORE C.P. July Term, 2014 No. 00714
\$78,512.35 KML Law Group, PC

1501-359

7054 Lincoln Drive 19119-2542 22nd wd.
2292 Sq Ft OPA# 223279500 Improvements:
Residential Property
TIMOTHY E. ROWE; BRIAN M. GREEN
C.P. August Term, 2012 No. 00033 \$405,718.60
Phelan Hallinan, LLP

1501-360

536 North 58th Street 19131-4836 4th wd.
1792 Sq Ft OPA# 043134100 Improvements:
Residential Property
CHANEL R. DRAYTON A/K/A CHANEL
DRAYTON C.P. August Term, 2012 No.
02010 \$62,215.35 Phelan Hallinan, LLP

1501-361

1853 East Venango Street 19134-1521
45th wd. 1272 Sq Ft OPA# 452150000
Improvements: Residential Property
ANTONIO SANTIAGO C.P. October
Term, 2013 No. 02858 \$49,871.52 Phelan
Hallinan, LLP

1501-362

2547 Collins Street, a/k/a 2547 East Collins Street 19125-1724 31st wd. 778 Sq Ft OPA#
311202400 Improvements: Residential
Property
DAVID R. BURKE AND KELLY R. BURKE
C.P. March Term, 2014 No. 00620 \$121,236.79
Phelan Hallinan, LLP

1501-363

3928 Haverford Avenue 19104-1808 24th wd.
1938 Sq Ft OPA# 242205800 Improvements:
Residential Property
GEORGE BLACK C.P. August Term, 2012
No. 00609 \$69,830.43 Phelan Hallinan, LLP

1501-364

838 Magee Avenue 19111-4812 53rd wd.
1260 Sq Ft OPA# 531178100 Improvements:
Residential Property
CHUNTELL SHORT A/K/A CHUNTELL L.
SHORT C.P. May Term, 2012 No. 01016
\$107,002.50 Phelan Hallinan, LLP

1501-365

1547 South Mole Street 19146-4837 36th wd.
1072 Sq Ft OPA# 365099600 Improvements:
Residential Property
CARIDAD A. MARANAN C.P. September
Term, 2012 No. 02849 \$27,791.60 Phelan
Hallinan, LLP

1501-366

6761 Dorel Street 19142-2606 40th wd. 1188
Sq Ft BRT#406341800 Improvements:
Residential Property
DAVID MGHENSA C.P. November Term,
2013 No. 02318 \$92,843.67 KML Law
Group, PC

1501-367

236 Fairmount Avenue 19123 5th wd. 1452
Sq Ft BRT#055159800 Improvements:
Residential Property
SANDRA M. FRAZIER C.P. March Term,
2014 No. 02725 \$245,812.12 KML Law
Group, PC

1501-368

4200 I Street 19124 33rd wd. 1152 Sq Ft
BRT#332153700 Improvements: Residential
Property
MICHAEL P. HINES C.P. January Term,
2014 No. 02787 \$72,584.16 KML Law
Group, PC

1501-369

2567 East Elkhart Street 19134 25th wd.
678 Sq Ft BRT#251103100 Improvements:
Residential Property
KIMBERLY C. BOBB C.P. April Term,
2014 No. 02807 \$85,565.39 KML Law
Group, PC

1501-370

4529 Milnor Street 19124 23rd wd. 1204
Sq Ft BRT#231045900 Improvements:
Residential Property
JENNIFER M. PLITT C.P. April Term,
2014 No. 01725 \$102,403.76 KML Law
Group, PC

1501-371

2324 North Howard Street 19133 19th wd.
1201 Sq Ft BRT#191036310 Improvements:
Residential Property
CYDMARIE TORRES C.P. May Term, 2013
No. 01441 \$95,314.01 KML Law Group, PC

1501-372

5222 Oakland Street 19124-1814 62nd wd.
1366 Sq Ft OPA# 621386500 Improvements:
Residential Property
CRYSTAL ANDERSON C.P. April Term,
2014 No. 02670 \$112,583.93 Phelan
Hallinan, LLP

SHERIFF'S SALE

1501-373

4915 Penn Street, a/k/a 4915 North Penn Street 19124-2613 23rd wd. 1676 Sq Ft
OPA# 232424400 Improvements: Residential
Property
JOHN A. PRIMERANO C.P. March
Term, 2014 No. 05393 \$55,998.07 Phelan
Hallinan, LLP

1501-374A-B

5824-38 North 13th Street – Premises A – 19141-4121 49th wd. (formerly the 42nd wd.)
25536 Sq Ft BRT#881150537 Improvements:
Commercial Real Estate
5840-50 North 13th Street – Premises B – 19141-4121 49th wd. (formerly the 42nd wd.)
21000 Sq Ft BRT#881150538 Improvements:
Commercial Real Estate
MARION COURT, LLC C.P. September
Term, 2014 No. 02958 \$427,633.16 Stern
& Eisenberg, PC

1501-375

9217 Andover Road 19114-3818 57th wd.
1688 Sq Ft OPA# 572281100 Improvements:
Residential Property
PATRICK C. PARKINSON; ANNA MARIE
PARKINSON A/K/A ANNA M. ROSSELLI
C.P. October Term, 2006 No. 04233
\$152,700.38 Phelan Hallinan, LLP

1501-376

339 Lemonte Street 19128-4546 21st wd.
1536 Sq Ft OPA# 212313900 Improvements:
Residential Property
EUGENE BUTTERFIELD, JR. C.P. August
Term, 2013 No. 02269 \$296,366.68 Phelan
Hallinan, LLP

1501-377

1525 West Duncannon Avenue 19141-1636 17th wd. 2323 Sq Ft OPA# 171072500
Improvements: Residential Property
LEIGHTON S. PERRINS C.P. June Term,
2014 No. 04577 \$139,543.24 Phelan
Hallinan, LLP

1501-378

SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE
<p>1501-386 5028 Cottage Street 19124-2137 62nd wd. 996 Sq Ft OPA# 622375500 Improvements: Residential Property CARMEN MALDONADO C.P. May Term, 2014 No. 03606 \$66,317.53 Phelan Hallinan, LLP</p> <p>1501-387 6413 Belfield Avenue 19119-3907 22nd wd. 1088 Sq Ft OPA# 221245700 Improvements: Residential Property ELIZABETH WEBB C.P. November Term, 2013 No. 00210 \$114,658.62 Phelan Hallinan, LLP</p> <p>1501-388 5403 Tackawanna Street 19124-1410 62nd wd. 1056 Sq Ft OPA# 622315600 Improvements: Residential Property DEMETRIOUS GARRETT C.P. May Term, 2014 No. 01732 \$76,326.38 Phelan Hallinan, LLP</p> <p>1501-389 1011 Griffith Street 19111-2616 63rd wd. 1041 Sq Ft OPA# 631270200 Improvements: Residential Property STEVEN DROHOMIRECKI C.P. July Term, 2010 No. 01078 \$220,990.29 Phelan Hallinan, LLP</p> <p>1501-390 125 W. Roosevelt Boulevard 19120 42nd wd. Land Area--1760 Sq Ft; Improvement Area--2112 Sq Ft BRT#422105600 Improvements: Commercial Property PHILADELPHIA BUILDING CO. C.P. January Term, 2014 No. 02572 \$130,737.97 Scott A. Dietterick, Esq.; Kathryn L. Mason, Esq.; James D. Young, Esq.</p> <p>1501-391 3016 Almond Street 19134-5028 25th wd. 1092 Sq Ft OPA# 251304000 Improvements: Residential Property LISA MARIE BRADY C.P. November Term, 2013 No. 01935 \$136,638.85 Phelan Hallinan, LLP</p> <p>1501-392 1043 West Russell Street 19140-5420 43rd wd. 1156 Sq Ft OPA# 431081500 Improvements: Residential Property JACQUELINE PARKER C.P. December Term, 2013 No. 02412 \$19,443.17 Phelan Hallinan, LLP</p> <p>1501-393 140 East Walnut Lane 19144-2005 59th wd. 1512 Sq Ft OPA# 592058900 Improvements: Residential Property LONDYN MCGUIGAN C.P. August Term, 2013 No. 00006 \$167,914.98 Phelan Hallinan, LLP</p> <p>1501-394 2224 Reed Street 19146-4225 36th wd. 1068 Sq Ft OPA# 364001100 Improvements: Residential Property REGINA KOZLOWSKI; THADDEUS KOZLOWSKI C.P. August Term, 2013 No. 03048 \$116,714.02 Phelan Hallinan, LLP</p> <p>1501-395 5811 Montrose Street 19143-3019 46th wd. 998 Sq Ft; Located on North Side of Montrose Street, 77 ft Westward of West side of 58th Street, Front: 15 ft, Depth: 62 ft OPA# 033072400 Subject To Mortgage of States Resources Corp., successor by assignment to Fleet National Bank, successor by merger to Summit Bank, successor to Accredited Mortgage Service Subject To Rent Ground Rent EUGENE PETERS AND MARIAN PETERS C.P. April Term, 2014 No. 03340 \$63,835.25 Phillip D. Berger, Esq., Berger Law Group, PC</p> <p>1501-396 2450 South Hutchinson Street 19148-3726 39th wd. 940 Sq Ft OPA# 393478600 Improvements: Residential Property MICHAEL C. GRIMDITCH A/K/A MICHAEL GRIMDITCH C.P. February Term, 2014 No. 00038 \$50,556.77 Phelan Hallinan, LLP</p> <p>1501-397 6337 Morton Street 19144 22nd wd. 1760 Sq Ft BRT#592213037 Improvements: Residential Dwelling ALONZO PICKRON C.P. November Term, 2013 No. 00474 \$94,993.54 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.</p> <p>1501-398 843 Jackson Street 19148-3107 39th wd. 1070 Sq Ft OPA# 393317100 Improvements: Residential Property SAKHORN LON; MONY SOEUN C.P. June Term, 2013 No. 02660 \$83,454.42 Phelan Hallinan, LLP</p> <p>1501-399 5322 Turner Street 19131 52nd wd. 976 Sq Ft BRT#521047200 Improvements: Residential Property HENRY MOORE AND PEGGY THOMPSON C.P. July Term, 2013 No. 04862 \$132,002.79</p>	<p>KML Law Group, PC</p> <p>1501-400 1006 70th Avenue 19126-2103 61st wd. 2048 Sq Ft OPA# 611444500 Improvements: Residential Property ROCHELLE L. REYNOLDS C.P. August Term, 2012 No. 00611 \$278,345.09 Phelan Hallinan, LLP</p> <p>1501-401 1017 East Cliveden Street 19119-3919 22nd wd. 2262 Sq Ft OPA# 221054000 Improvements: Residential Property ROBERT HOLLOMON; VELVET HOLLOMON C.P. March Term, 2012 No. 02383 \$247,767.89 Phelan Hallinan, LLP</p> <p>1501-402 6825 Roosevelt Boulevard a/k/a 6825 E. Roosevelt Boulevard 19149 55th wd. 1368 Sq Ft BRT#551526500 Improvements: Residential Property DEREK JACKSON C.P. August Term, 2013 No. 01843 \$82,096.46 KML Law Group, PC</p> <p>1501-403 3323 Wellington Street 19149-1615 55th wd. 1656 Sq Ft OPA# 551474500 Improvements: Residential Property BETTY NICHOLSON A/K/A BETTYANN NICHOLSON C.P. December Term, 2011 No. 01729 \$119,386.80 Phelan Hallinan, LLP</p> <p>1501-404 1212 Haworth Street 19124-2508 23rd wd. 1730 Sq Ft OPA# 234163300 Improvements: Residential Property CARMEN RODRIGUEZ C.P. June Term, 2014 No. 04809 \$80,825.19 Phelan Hallinan, LLP</p> <p>1501-405 2651 South Carroll Street 19142 40th wd. 960 Sq Ft BRT#406106000 Improvements: Residential Property LAWRENCE S. TAYLOR C.P. March Term, 2013 No. 01685 \$33,562.74 KML Law Group, PC</p> <p>1501-406 1508 Brown Street 19130-2906 15th wd. 2595 Sq Ft OPA# 152234400 Improvements: Residential Property JAMES EDWARD SMITH C.P. March Term, 2012 No. 03105 \$314,819.62 Phelan Hallinan, LLP</p> <p>1501-407 6034 North 11th Street 19141 49th wd. 1664 Sq Ft BRT#493077500 Improvements: Residential Property ZAKIYAH SALAHUD-DIN C.P. February Term, 2013 No. 02768 \$102,221.28 KML Law Group, PC</p> <p>1501-408 1527 Swain Street 19130 15th wd. 1552 Sq Ft BRT#152183900 Improvements: Residential Dwelling OMAR JEFFERSON AND KIMBERLY N. MCGLONN-LUCAS C.P. July Term, 2014 No. 00860 \$342,623.90 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.</p> <p>1501-409 5858 Chew Avenue 19138-1736 59th wd. 1297 Sq Ft OPA# 591203800 Improvements: Residential Property KELLY ROZIER C.P. August Term, 2012 No. 00615 \$66,201.92 Phelan Hallinan, LLP</p> <p>1501-410 727 West Rockland Street 19120-3746 49th wd. 1264 Sq Ft BRT#491123200 Improvements: Residential Dwelling MIMS AND MIMS PROPERTIES, LLC AND BRENDA MIMS C.P. July Term, 2014 No. 01549 \$80,451.15 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.</p> <p>1501-411 6504 Crescentville Road 19120 61st wd. 1164 Sq Ft BRT#61-1003700 Improvements: Residential Dwelling ROSEMARIE M. LEE C.P. July Term, 2014 No. 00889 \$88,998.04 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.</p> <p>1501-412 8437 Williams Avenue 19150-1920 50th wd. 1141 Sq Ft OPA# 502275100 Improvements: Residential Property LISA WICKS C.P. May Term, 2012 No. 01444 \$169,422.71 Phelan Hallinan, LLP</p> <p>1501-413 580 East Godfrey Avenue 19120 35th wd. 1454 Sq Ft BRT#351094300 Improvements: Residential Dwelling WILLIE OTEAL WALTON C.P. November Term, 2013 No. 02053 \$83,207.52 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.</p> <p>1501-414 320 North 40th Street 19104 6th wd. 3439 Sq Ft BRT#88-1-1616-00 Improvements: Residential Dwelling</p>	<p>GWENDOLYN LEWIS A/K/A GWENDOLYN V. LEWIS; RASHEED LEWIS A/K/A RASHEED J. LEWIS C.P. March Term, 2014 No. 04545 \$280,159.63 Udren Law Offices, PC</p> <p>1501-415 5812 Washington Avenue 19143-3022 3rd wd. 1420 Sq Ft BRT#033113600 Improvements: Residential Dwelling RUBY BAKER COLLINS, KNOWN HEIR OF CARL COLLINS, LAST RECORD OWNER; UNKNOWN HEIRS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER CARL COLLINS C.P. February Term, 2014 No. 01846 \$89,047.15 Udren Law Offices, PC</p> <p>1501-416 2804 Fuller Street 19152-3103 64th wd. 1250 Sq Ft BRT#64-1-2282-00 Improvements: Residential Dwelling JOHN SULLICK A/K/A JOHN S. SULLICK C.P. June Term, 2014 No. 04320 \$133,031.95 Udren Law Offices, PC</p> <p>1501-417 1210 West Jefferson Street 19122 20th wd. 1600 Sq Ft BRT#20-1011200 Improvements: Residential Dwelling APRIL REEVES A/K/A APRIL V. REEVES C.P. September Term, 2013 No. 02666 \$124,535.37 Udren Law Offices, PC</p> <p>1501-418 2503 South Alden Street 19143 40th wd. 934 Sq Ft BRT#402019300 Improvements: Residential Dwelling ESTATE OF ROBIN DAVENPORT A/K/A ROBIN A. DAVENPORT C/O BARBARA MCBRIDE, PERSONAL REPRESENTATIVE; BARBARA MCBRIDE, PERSONAL REPRESENTATIVE OF THE ESTATE OF ROBIN DAVENPORT A/K/A ROBIN A. DAVENPORT; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ROBIN DAVENPORT A/K/A ROBIN A. DAVENPORT, DECEASED C.P. September Term, 2010 No. 00444 \$63,338.61 Udren Law Offices, PC</p> <p>1501-419 2944 Willits Road 19136 57th wd. 1040 Sq Ft BRT#57-2-0757-00 Improvements: Residential Dwelling UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER IRENE BRUDER A/K/A IRENE S. BRUDER; IRENE BRUDER A/K/A IRENE S. BRUDER, LAST RECORD OWNER C.P. February Term, 2014 No. 02265 \$146,621.46 Udren Law Offices, PC</p> <p>1501-420 12039 Sewell Road 19116 58th wd. 1412 Sq Ft BRT#58-2-587800 Improvements: Residential Dwelling WILLIAM E. EGENOLF C.P. May Term, 2009 No. 03805 \$155,566.17 Udren Law Offices, PC</p> <p>1501-421 2005 East Madison Street 19134-3222 45th wd. 1188 Sq Ft BRT#45-2-018940 Improvements: Residential Dwelling LYNNE A. KOURKOUMELIS A/K/A LYNNE A. KOURKOUMELIS; ALEXANDROS G. KOYRKOYMELIS C.P. March Term, 2014 No. 03578 \$46,720.03 Udren Law Offices, PC</p> <p>1501-422 6350 Brous Avenue 19149 62nd wd. 1308 Sq Ft BRT#62-1-592400 Improvements: Residential Dwelling JAMES W. CORCORAN C.P. May Term, 2014 No. 03563 \$25,465.85 Udren Law Offices, PC</p> <p>1501-423 7842 Gilbert Street 19150-2504 50th wd. 1084 Sq Ft OPA# 502112600 Improvements: Residential Property TEENA COLEMAN C.P. January Term, 2014 No. 02654 \$130,858.87 Phelan Hallinan, LLP</p> <p>1501-424 2022 South Garnet Street 19145-2803 48th wd. 962 Sq Ft OPA# 481299200 Improvements: Residential Property RENATA HALL C.P. March Term, 2014 No. 05397 \$147,895.16 Phelan Hallinan, LLP</p> <p>1501-425 1716 Fox Chase Road 19152-1814 56th wd. 1067 Sq Ft OPA# 562174500 Improvements: Residential Property TINA CAULK C.P. May Term, 2013 No. 02589 \$195,518.56 Phelan Hallinan, LLP</p> <p>1501-426 307 Unruh Avenue 19111-4654 35th wd.</p>	<p>1365 Sq Ft OPA# 353126400 Improvements: Residential Property TAKESHA N. MOSS C.P. July Term, 2012 No. 01844 \$205,828.64 Phelan Hallinan, LLP</p> <p>1501-427 5932 Erdrick Street 19135-3912 62nd wd. 1380 Sq Ft OPA# 622344300 Improvements: Residential Property UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOSEPH GEIGER, DECEASED C.P. March Term, 2014 No. 01047 \$55,034.03 Phelan Hallinan, LLP</p> <p>1501-428 525 Christian Street 19147-4003 2nd wd. 1698 Sq Ft OPA# 022105200 Improvements: Residential Property UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JACQUELINE D. BROWN, DECEASED; NIGIL MOORE, IN HIS CAPACITY AS ADMINISTRATOR AND HEIR OF THE ESTATE OF JACQUELINE D. BROWN C.P. July Term, 2013 No. 01913 \$98,587.41 Phelan Hallinan, LLP</p> <p>1501-429 1223 South 49th Street 19143-4441 27th wd. 1392 Sq Ft OPA# 273050500 Improvements: Residential Property VINCENT HOWELL C.P. February Term, 2014 No. 00119 \$59,156.57 Phelan Hallinan, LLP</p> <p>1501-430 1307 Knorr Street 19111-4905 53rd wd. 1386 Sq Ft OPA# 532139200 Improvements: Residential Property EVA TOROK; TIBOR TOROK C.P. April Term, 2013 No. 00616 \$114,485.06 Phelan Hallinan, LLP</p> <p>1501-431 3115 Gaul Street 19134-4415 25th wd. 962 Sq Ft OPA# 251383000 Improvements: Residential Property UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MICHAEL J. MCDERMOTT A/K/A MICHAEL MCDERMOTT, DECEASED C.P. June Term, 2014 No. 04581 \$78,962.13 Phelan Hallinan, LLP</p> <p>1501-432 2422 West Fifth Street 19125-4126 28th wd. 798 Sq Ft OPA# 281280600 Improvements: Residential Property JOSEPH E. BENNETT; MARK C. NUZZO C.P. April Term, 2014 No. 03916 \$31,768.50 Phelan Hallinan, LLP</p> <p>1501-433 5945 North Lawrence Street 19120-1828 61st wd. 1316 Sq Ft OPA# 612353100 Improvements: Residential Property DANIEL ALTIDOR C.P. March Term, 2014 No. 02195 \$46,641.37 Phelan Hallinan, LLP</p> <p>1501-434 161 West Grange Avenue 19120-2445 61st wd. 1290 Sq Ft OPA# 612073800 Improvements: Residential Property VANESSA D. AVENT C.P. January Term, 2014 No. 01295 \$24,181.34 Phelan Hallinan, LLP</p> <p>1501-435 3129 Stirling Street 19149-3117 55th wd. 960 Sq Ft OPA# 551006100 Improvements: Residential Property MUHAMMAD MAYS C.P. May Term, 2014 No. 01725 \$111,441.13 Phelan Hallinan, LLP</p> <p>1501-436 7332 Briar Road 19138-1328 50th wd. 1086 Sq Ft BRT#501335800 Improvements: Row B/gar 2 Story Masonry ANDREW CLARK C.P. September Term, 2012 No. 01032 \$232,104.55 Milstead & Associates, LLC</p> <p>1501-437 12628 Medford Road 19154-1448 66th wd. 1360 Sq Ft BRT#663244100 Improvements: Row B/gar 2 Story Masonry MANOLITA I.M. EVANS C.P. June Term, 2013 No. 02585 \$153,604.24 Milstead & Associates, LLC</p> <p>1501-438 8242 Williams Avenue 19150 50th wd. 1464 Sq Ft BRT#502246700 Improvements: Residential Real Estate OCTAVIA ROSSER C.P. May Term, 2014 No. 01909 \$147,214.88 Stern & Eisenberg, PC</p>	<p>1501-439 1712 North 55th Street 19131-3509 4th wd. (formerly part of the Fifty Second wd.) 2118 Sq Ft BRT#041319200 Improvements: Residential Real Estate SETH NTIM AGYARKO AND ANGELA ODOM C.P. July Term, 2014 No. 02787 \$50,010.72 Stern & Eisenberg, PC</p> <p>1501-440 904 Ripley Street 19111-2622 63rd wd. 1140 Sq Ft BRT#63-1-2865-00 Improvements: Residential Property LISA COLANZI C.P. June Term, 2014 No. 00830 \$186,642.76 Christopher A. DeNardo, Esq.</p> <p>1501-441 3202 South 20th Street 19145-5706 26th wd. 2090 Sq Ft BRT#262166710 Improvements: Residential Property MARTIN A. JANCO AND MARY C. JANCO C.P. July Term, 2012 No. 940 \$496,691.46 Christopher A. DeNardo, Esq.</p> <p>1501-442 833 Sanger Street 19124 35th wd. 1240 Sq Ft BRT#351219000 Improvements: Residential Property SUNDAY E. ADEYEMI AND BOLA ADEYEMI C.P. February Term, 2014 No. 01501 \$32,737.29 Christopher A. DeNardo, Esq.</p> <p>1501-443 6122 Catharine Street 19143 3rd wd. 1376 Sq Ft BRT#03-3-0088-00 Improvements: Residential Property NICOLE GODBOLT C.P. July Term, 2014 No. 000791 \$76,819.81 Christopher A. DeNardo, Esq.</p> <p>1501-444 5844 Akron Street 19149-3402 62nd wd. 1084 Sq Ft BRT#621426000 Improvements: Residential Property VENUS G. MOUZON AND ANTHONY MOUZON C.P. February Term, 2014 No. 000990 \$163,478.26 Christopher A. DeNardo, Esq.</p> <p>1501-445 1221 West Wyoming Avenue 19140-1248 49th wd. 1664 Sq Ft BRT#491071100 Improvements: Residential Dwelling SHANEK M. COPEs, PERSONAL REP. OF THE ESTATE OF DOROTHY L. COMER, DECEASED AND NAKEEAH RUSSELL, PERSONAL REP. OF THE ESTATE OF DOROTHY L. COMER, DECEASED C.P. January Term, 2014 No. 02139 \$50,799.98 Law Offices of Gregory Javardian</p> <p>1501-446 1428 South 27th Street 19146-3701 36th wd. 1070 Sq Ft BRT#364296200 Improvements: Residential Dwelling JOHN B. HUDOME AND DAN NOCELLA C.P. August Term, 2014 No. 01402 \$65,980.27 Martha E. Von Rosenstiel, Esq., Heather Riloff, Esq.</p> <p>1501-447 5219 Horrocks Street 19124-1811 62nd wd. 1318 Sq Ft BRT#621346500 Improvements: Row B/gar 2 Story Masonry RICHARD MITCHELL SR. A/K/A RICHARD MILLER, ORIGINAL MORTGAGOR AND JOSELYN A. MITCHELL A/K/A JOSELYN A. TINSLEY, ORIGINAL MORTGAGOR AND REAL OWNER C.P. May Term, 2014 No. 01022 \$166,595.78 Milstead & Associates, LLC</p> <p>1501-448 9843 Bonner Street 19115-2303 58th wd. 1720 Sq Ft OPA# 581471600 Improvements: Residential Property SVYATOSLAV FELTSAN; MARIANNA FELTSAN C.P. November Term, 2013 No. 02369 \$213,021.29 Phelan Hallinan, LLP</p> <p>1501-449 2443 East Clearfield Street 19134-4438 25th wd. 1530 Sq Ft OPA# 251121700 Improvements: Residential Property ANTHONY PIZZARO C.P. June Term, 2012 No. 02626 \$169,464.16 Phelan Hallinan, LLP</p> <p>1501-450 4536 D Street 19120-4525 42nd wd. 1080 Sq Ft OPA# 421449800 Improvements: Residential Property EDWIN GUILBE C.P. August Term, 2014 No. 00567 \$79,663.34 Phelan Hallinan, LLP</p> <p>1501-451 1223 Atwood Road 19151-3110 34th wd. 1262 Sq Ft OPA# 344329700 Improvements: Residential Property SEBASTIAN R. REMBERT; FRANCINE M. REMBERT C.P. August Term, 2012 No. 01882 \$57,550.63 Phelan Hallinan, LLP</p> <p>1501-452 6173 Reinhard Street 19142-2427 40th wd. 924 Sq Ft OPA# 401278300 Improvements:</p>

SHERIFF'S SALE

Residential Property
JOEL ORTNER C.P. June Term, 2014 No. 03862 \$30,195.74 Phelan Hallinan, LLP

1501-453

1306 South Carlisle Street 19146-4811
36th wd. 1216 Sq Ft OPA# 365028500
Improvements: Residential Property
ANDRE MURRAY; DELORES MURRAY;
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT, TITLE
OR INTEREST FROM OR UNDER LILLIE
BROWN, DECEASED C.P. October
Term, 2007 No. 02516 \$43,468.69 Phelan
Hallinan, LLP

1501-454

6909 Sherwood Road 19151-2324 34th wd.
2316 Sq Ft BRT#344170600 Improvements:
Residential Property
WALTER N. DOBBINS III C.P. April Term,
2013 No. 02960 \$291,117.26 KML Law
Group, PC

1501-455

2146 Knorr Street 19149-2306 54th wd.
1152 Sq Ft BRT#542004000 Improvements:
Residential Property
RANDELL GREEN C.P. July Term, 2013
No. 04282 \$97,007.96 KML Law Group, PC

1501-456

6239 Walker Street 19135-3507 55th wd.
1136 Sq Ft BRT#52324700 Improvements:
Residential Property
JOHN S. RAZIANO C.P. July Term, 2014
No. 01821 \$109,250.43 KML Law Group,
PC

1501-457

3406 Disston Street 19149-2010 55th wd.
1330 Sq Ft OPA# 551301700 Improvements:
Residential Property
JASON SMITH C.P. August Term, 2013 No.
00779 \$89,241.10 Phelan Hallinan, LLP

1501-458

3245 Tara Road 19154-3309 66th wd. 800
Sq Ft OPA# 662474700 Improvements:
Residential Property
JOAN BEAR C.P. June Term, 2013 No.
02810 \$75,885.55 Phelan Hallinan, LLP

1501-459

4118 Bennington Street 19124-5217 33rd wd.
684 Sq Ft OPA# 332287500 Improvements:
Residential Property
ANDREA DEMPSEY AND ROBERT
DEMPSEY A/K/A ROBERT W. DEMPSEY
C.P. August Term, 2012 No. 02817 \$87,983.17
Phelan Hallinan, LLP

1501-460

7161 Torresdale Avenue 19135-1327 65th wd.
1500 Sq Ft OPA# 871585370 Improvements:
Residential Property
VIOLETTA NOEL; WILLY NOEL C.P.
January Term, 2013 No. 00878 \$161,745.60
Phelan Hallinan, LLP

1501-461

7207 Ogontz Avenue 19138-1303 50th wd.
1386 Sq Ft BRT#501304800 Improvements:
Residential Property
UNKNOWN HEIRS OF DORIS TARBORO,
DECEASED; HOWARD TARBORO, SOLELY
IN HIS CAPACITY AS HEIR OF DORIS
TARBORO, DECEASED; LARRY TARBORO,
SOLELY IN HIS CAPACITY AS HEIR OF
DORIS TARBORO, DECEASED; MARSHA
TURNER, SOLELY IN HER CAPACITY AS
HEIR OF DORIS TARBORO, DECEASED;
PRISCILLA CURRY, SOLELY IN HER
CAPACITY AS HEIR OF DORIS TARBORO,
DECEASED C.P. February Term, 2013 No.
02663 \$94,975.37 KML Law Group, PC

1501-462

2321 West Tioga Street 19140-3808 11th wd.
2829 Sq Ft BRT#112106900 Improvements:
Residential Property
THE UNKNOWN HEIRS OF IRMA J.
SANDERS, DECEASED AND VELVET
COLLADO, SOLELY IN HER CAPACITY AS
HEIR OF IRMA J. SANDERS, DECEASED
C.P. January Term, 2014 No. 00179 \$65,483.33
KML Law Group, PC

1501-463

2853 N. Bonsall Street 19132-2006 11th wd.
1050 Sq Ft BRT#111388200 Improvements:
Two Story Masonry Dwelling
TERRELL MOON C.P. January Term,
2014 No. 02145 \$52,671.39 Bernstein-
Burkley, PC

1501-464

870 North 19th Street 19130-2022 15th wd.
2148 Sq Ft OPA# 151056400 Improvements:
Residential Property
GREGORY HAGAN C.P. April Term, 2011
No. 01710 \$407,695.72 Phelan Hallinan,
LLP

1501-465

5919 North Lawrence Street 19120-1828
61st wd. 1316 Sq Ft OPA# 612351800

SHERIFF'S SALE

Improvements: Residential Property
JOSEPH L. BRADY, JR. C.P. September
Term, 2012 No. 01613 \$68,312.37 Phelan
Hallinan, LLP

1501-466

1383 Anchor Street 19124-1203 62nd wd.
1132 Sq Ft OPA# 621071100 Improvements:
Residential Property
VICTOR M. PEREZ C.P. February Term,
2014 No. 00460 \$126,779.23 Phelan
Hallinan, LLP

1501-467

2923 South Juniper Street 19148-4950
39th wd. 1376 Sq Ft OPA# 395354000
Improvements: Residential Property
ARTHUR P. JULIANO, III AND RENEE
JULIANO C.P. February Term, 2013 No.
01079 \$139,763.23 Phelan Hallinan, LLP

1501-468

7526 Brockton Road 19151-2825 34th wd.
1120 Sq Ft OPA# 343147700 Improvements:
Residential Property
WILLIE B. FORD C.P. November Term,
2009 No. 02163 \$126,773.23 Phelan
Hallinan, LLP

1501-469

**3850 Woodhaven Road #612 a/k/a 3850
Woodhaven Road Unit 612 19154-2752**
66th wd. 880 Sq Ft OPA# 888660318
Improvements: Condominium
MIRIAM R. ROBINSON C.P. June Term,
2014 No. 02069 \$116,216.46 Phelan
Hallinan, LLP

1501-470

866 Bridge Street 19124 35th wd. 964 Sq Ft
BRT#351145500 Improvements: Residential
Property
MARQUITA R. WAITES A/K/A MARQUITA
WAITES C.P. September Term, 2013 No.
00177 \$112,346.25 KML Law Group, PC

1501-471

6922 Theodore Street 19142 40th wd. 1138
Sq Ft BRT#406246300 Improvements:
Residential Property
VICKI R. OFORI AND DEBORAH RILEY
C.P. December Term, 2007 No. 02016
\$69,455.86 KML Law Group, PC

1501-472

2235 South 71st Street 19142 40th wd. 1244
Sq Ft BRT#403217400 Improvements:
Residential Property
LISA BOOKHART C.P. November Term,
2013 No. 02786 \$31,137.45 KML Law
Group, PC

1501-473

2452 Amber Street 19125 31st wd. 1630 Sq Ft
BRT#311127800 Improvements: Residential
Property
SHARI B. LEVINE C.P. August Term,
2012 No. 01735 \$189,018.96 KML Law
Group, PC

1501-474

3338 Saint Vincent Street 19149-1624
55th wd. 1472 Sq Ft OPA# 551436700
Improvements: Residential Property
PATRICIA ANN GADOMSKI A/K/A
PATRICIA ANN GADOMSKI-REMPP A/K/A
PATRICIA REMPP C.P. July Term, 2012
No. 04554 \$92,328.19 Phelan Hallinan, LLP

1501-475

1027 East Chelten Avenue 19138-1833
59th wd. 1402 Sq Ft OPA# 591016000
Improvements: Residential Property
YVONNE M. BROWN C.P. May Term,
2013 No. 01557 \$141,841.32 Phelan
Hallinan, LLP

1501-476

1931 East Cambria Street 19134-3519
25th wd. 1192 Sq Ft OPA# 252100700
Improvements: Residential Property
CARLOS J. PAGAN C.P. July Term, 2009
No. 03872 \$54,983.19 Phelan Hallinan, LLP

1501-477

4736 Large Street 19124-2947 23rd wd. 1280
Sq Ft OPA# 234202300 Improvements:
Residential Property
DOMINICK GIBBS C.P. April Term, 2013
No. 01049 \$180,399.86 Phelan Hallinan,
LLP

1501-478

7015 Crittenden Street 19119-1330 22nd wd.
1802 Sq Ft OPA# 222269200 Improvements:
Residential Property
ALONZO PICKERON C.P. November
Term, 2013 No. 00203 \$275,312.46 Phelan
Hallinan, LLP

1501-479

8616 Rugby Street 19150-2706 50th wd.
1200 Sq Ft OPA# 502089500 Improvements:
Residential Property
LEONARD M. WAKEFIELD A/K/A
LEONARD WAKEFIELD C.P. January
Term, 2012 No. 04366 \$163,868.11 Phelan
Hallinan, LLP

SHERIFF'S SALE

1501-480

222 West Penn Street 19144-3904 12th wd.
2032 Sq Ft OPA# 124016000 Improvements:
Residential Property
JOE W. JOHNSON C.P. April Term, 2014
No. 01211 \$122,785.93 Phelan Hallinan,
LLP

1501-481

**1324 Locust Street, Unit 530 19107-
5604** 5th wd. 319 Sq Ft OPA# 888115422
Improvements: Condominium
ARTHUR L. BROWN C.P. March Term,
2012 No. 00019 \$148,437.28 Phelan
Hallinan, LLP

1501-482

2325 West Huntingdon Street 19132-3625
16th wd. 1320 Sq Ft OPA# 162323100
Improvements: Residential Property
RENEE JOYNER C.P. January Term, 2014
No. 02808 \$61,324.27 Phelan Hallinan, LLP

1501-483

1825 Harrison Street 19124-2852 23rd wd.
1338 Sq Ft OPA# 232212200 Improvements:
Residential Property
HABIBA YATE C.P. March Term, 2014 No.
03094 \$99,199.07 Phelan Hallinan, LLP

1501-484

1032 North Orianna Street 19123-1549
5th wd. 2043 Sq Ft OPA# 057095420
Improvements: Residential Property
JOSEPH STEWARD, III AND SHARON
MCIPHERSON C.P. May Term, 2008 No.
03544 \$436,757.89 Phelan Hallinan, LLP

1501-485

54 West Pomona Street 19144-1914 59th wd.
1919 Sq Ft OPA# 593092400 Improvements:
Residential Property
NICHOLAS THOMPSON, IN HIS CAPACITY
AS ADMINISTRATOR AND HEIR OF THE
ESTATE OF ETHEL FORREST; UNKNOWN
HEIRS, SUCCESSORS, ASSIGNS, AND ALL
PERSONS, FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST
FROM OR UNDER ETHEL FORREST,
DECEASED C.P. June Term, 2014 No.
01962 \$147,311.73 Phelan Hallinan, LLP

1501-486

219 Widener Street 19120-1840 61st wd.
1050 Sq Ft OPA# 612122800 Improvements:
Residential Property
ERICA SHUBERT C.P. February Term,
2012 No. 03591 \$75,980.42 Phelan
Hallinan, LLP

1501-487

4211 North 8th Street 19140-2212 43rd wd.
1244 Sq Ft OPA# 433350800 Improvements:
Residential Property
WILLIAM CASANAS C.P. June Term, 2014
No. 04582 \$61,084.55 Phelan Hallinan, LLP

1501-488

3436 Almond Street 19134-5313 45th wd.
948 Sq Ft OPA# 451299200 Improvements:
Residential Property
ZBIGNIEW SULIK C.P. September Term,
2012 No. 02840 \$117,822.46 Phelan
Hallinan, LLP

1501-489

1115 Hower Lane 19115-4810 63rd wd. 2310
Sq Ft OPA# 632075200 Improvements:
Residential Property
BASHIRAN BIBI AND SHAHBAZ KHAN
C.P. March Term, 2013 No. 02983 \$383,909.96
Phelan Hallinan, LLP

1501-490

12729 Medford Road 19154-1417 66th wd.
1360 Sq Ft OPA# 663261700 Improvements:
Residential Property
SILVIO M. IANNUZZI, III; NANCY L.
BOSSERT C.P. February Term, 2012 No.
03096 \$169,344.55 Phelan Hallinan, LLP

1501-491

330 North Salford Street 19139-1228 4th wd.
1050 Sq Ft OPA# 042263400 Improvements:
Residential Property
KENNETH MORRIS C.P. April Term, 2012
No. 03250 \$59,045.44 Phelan Hallinan, LLP

1501-492

6020 N. 11th Street 19141 49th wd. 1664
Sq Ft more or less BRT#49-3-0768-00
Improvements: Residential Dwelling
PAULINE HOWARD A/K/A PAULEEN
HOWARD C.P. November Term, 2009 No.
01502 \$105,242.45 Scott P. Sheetman, Esq.

1501-493

6345 Horrocks Street 19149-2829 54th wd.
1152 Sq Ft OPA# 541235800 Improvements:
Residential Property
DENISE G. DORSEY, IN HER CAPACITY
AS ADMINISTRATRIX AND HEIR OF
THE ESTATE OF JEANNETTE DORSEY;
GWENDOLYN DORSEY, IN HER CAPACITY
AS HEIR OF THE ESTATE OF JEANNETTE
DORSEY; MICHAEL DORSEY IN HIS
CAPACITY AS HEIR OF THE ESTATE
OF JEANNETTE DORSEY; MAURICE

SHERIFF'S SALE

DORSEY, IN HIS CAPACITY AS HEIR OF
THE ESTATE OF JEANNETTE DORSEY;
SHARON CALVIN, IN HER CAPACITY AS
HEIR OF THE ESTATE OF JEANNETTE
DORSEY; RONALD DORSEY, JR. IN HIS
CAPACITY AS HEIR OF THE ESTATE
OF JEANNETTE DORSEY; UNKNOWN
HEIRS, SUCCESSORS, ASSIGNS, AND ALL
PERSONS, FIRMS, OR ASSOCIATIONS
CLAIMING RIGHT, TITLE OR INTEREST
FROM OR UNDER JEANNETTE DORSEY,
DECEASED. C.P. March Term, 2014 No.
00157 \$133,243.45 Phelan Hallinan, LLP

1501-494

2324 South Franklin Street 19148-3821
39th wd. 1000 Sq Ft OPA# 393225900
Improvements: Residential Property
JOWANNA SCOTT A/K/A JOWANNA S.
SCOTT C.P. September Term, 2013 No.
02624 \$48,761.33 Phelan Hallinan, LLP

1501-495

1702 Kennedy Street 19124-1302 62nd wd.
720 Sq Ft OPA# 622156515 Improvements:
Residential Property
JOSEPH E. CLINTON A/K/A JOSEPH
CLINTON; THE MARIAN FOUNDATION
C.P. March Term, 2013 No. 02720 \$26,735.07
Phelan Hallinan, LLP

1501-496

1916 South 68th Street 19142-1214 40th wd.
1024 Sq Ft OPA# 403188300 Improvements:
Residential Property
ANTOINETTE MARSHALL AND
JONATHAN COUSINS C.P. October
Term, 2011 No. 03495 \$66,503.97 Phelan
Hallinan, LLP

1501-497

**2215 Melvin Street, a/k/a 2215 North Melvin
Street 19131-2207** 52nd wd. 1706 Sq Ft
OPA# 522248900 Improvements: Residential
Property
CLARENCE HARVEY C.P. May Term,
2013 No. 00289 \$119,606.85 Phelan
Hallinan, LLP

1501-498

**2808 Welsh Road A, a/k/a 2808 Welsh Road
Unit A 19152-1505** 57th wd. 1680 Sq Ft
OPA# 571034866 Improvements: Residential
Property
VENDREDI CHEA C.P. July Term, 2012
No. 03995 \$246,131.47 Phelan Hallinan,
LLP

1501-499

8112 Lindbergh Boulevard 19153-1606
40th wd. 1440 Sq Ft BRT#40-5-8475-37
Improvements: Single Family Row Home
TRACY BOGANS C.P. August Term, 2013
No. 000265 \$133,572.11 Craig H. Fox, Esq

1501-500

1220 N. 51st Street 19131-4401 44th wd.
1309 Sq Ft; Beginning point: Situate on the
southwest corner of 51st Street and Stiles Street;
thence westward along the south side of said
Stiles Street 69 feet 2 inches. OPA# 442253308
Improvements: Row W/det Gar 2 Sty Masonry
HIAWATHA TAYLOR (DECEASED) C.P.
March Term, 2012 No. 03379 \$76,450.50
Richard J. Nalbandian, III

1501-501

8012 Lindbergh Boulevard 19153-1601
40th wd. 1440 Sq Ft BRT#405847511
Improvements: Residential Property
KIFLE TESSEMA, AS SOLE OWNER C.P.
December Term, 2013 No. 03073 \$180,170.86
Zucker, Goldberg & Ackerman, LLC

1501-502

2232 South Bouvier Street 19145 26th wd.
784 Sq Ft BRT#262053100 Improvements:
Residential Property
WILLIAM J. DOYLE, JR. C.P. March
Term, 2014 No. 00793 \$145,162.33 Zucker,
Goldberg & Ackerman, LLC

1501-503

3412 Saint Vincent Street 19149-1626
55th wd. 1480 Sq Ft OPA# 551438400
Improvements: Residential Property
KEVIN M. RAWLEY; DONNA MARIE
MULHOLLAND C.P. July Term, 2014 No.
01354 \$127,283.04 Phelan Hallinan, LLP

1501-504

2750 North 46th Street 19131-1529 52nd wd.
1578 Sq Ft OPA# 521231900 Improvements:
Residential Property
MARISA S. BARNES-HOPKINS C.P.
March Term, 2013 No. 04323 \$139,798.71
Phelan Hallinan, LLP

1501-505

1422 Kerbaugh Street 19140-3033 13th wd.
992 Sq Ft BRT#132263600 Improvements:
Residential Property
ALLEN SPEARMAN C.P. July Term, 2014
No. 01871 \$31,606.51 KML Law Group, PC

1501-506

243 North Alden Street 19139 4th wd. 1028
Sq Ft BRT#042205900 Improvements:

SHERIFF'S SALE

Residential Property
DEBORAH BAKER AS ADMINISTRATRIX
OF THE ESTATE OF MARTHA S. BAKER,
DECEASED C.P. June Term, 2014 No.
04721 \$30,636.55 KML Law Group, PC

1501-507

602 Longshore Avenue 19111-4313 35th wd.
1188 Sq Ft BRT#353155900 Improvements:
Residential Property
SUDAN A. MUHAMMAD AND BARBARA
S. MUHAMMAD C.P. June Term, 2014 No.
00163 \$177,517.13 KML Law Group, PC

1501-508

5848 Cedar Avenue 19143-1934 3rd wd.
1314 Sq Ft BRT#032141700 Improvements:
Residential Property
SUSAN L. ROGERS C.P. September Term,
2013 No. 04002 \$87,569.28 KML Law
Group, PC

1501-509

6646 Greenway Avenue 19142-1629 40th wd.
950 Sq Ft BRT#403133600 Improvements:
Residential Property
JOHN DOE, OWNER OR ANY UNKNOWN
PERSONS HAVING OR CLAIMING AN
INTERST OR TITLE TO THE SUBJECT
PREMISES C.P. February Term, 2013 No.
03357 \$151,344.28 KML Law Group, PC

1501-510

212 West Sheldon Street 19120 42nd wd.
1120 Sq Ft BRT#422197300 Improvements:
Residential Property
DAKOTA ROSE BROOKS, SOLELY IN
HER CAPACITY AS HEIR OF ANGELA
JACKSON, DECEASED C.P. April Term,
2013 No. 02268 \$39,958.57 KML Law
Group, PC

1501-511

318 North Felton Street 19139-1103 34th wd.
1294 Sq Ft BRT#341258300 Improvements:
Residential Property
CHANTELLE NELSON C.P. November
Term, 2010 No. 04134 \$58,482.99 KML
Law Group, PC

1501-512

311 East Price Street 19144 59th wd. 2928
Sq Ft BRT#591080600 Improvements:
Residential Property
TERANCE L. WILSON C.P. December
Term, 2013 No. 01977 \$168,469.58 KML
Law Group, PC

1501-513

1308 South Warnock Street 19147 1st wd.
1957 Sq Ft BRT#012471300 Improvements:
Residential Property

SHERIFF'S SALE

Residential Dwelling
ALICE LASHLEY AND KELVIN A. LASHLEY C.P. November Term, 2012 No. 02933 \$80,962.26 Udren Law Offices, PC

1501-521
5933 North Hutchinson Street, Unit B 19141 49th wd. 1120 Sq Ft BRT#492156510 Improvements: Residential Dwelling
WILBURT E. JAMES; SHAKIELA CLARK C.P. February Term, 2011 No. 01760 \$125,939.46 Udren Law Offices, PC

1501-522
6519 Vandike Street 19135-2825 41st wd. 1056 Sq Ft BRT#41-1-3488-00
JOCELYN WHITE C.P. June Term, 2014 No. 04375 \$135,455.61 Milstead & Associates, LLC

1501-523
1308 Wells Street 19111 53rd wd. 1213 Sq Ft BRT#532016000 Improvements: Residential Dwelling
CHUI W. CHENG C.P. August Term, 2014 No. 01931 \$118,239.71 Udren Law Offices, PC

1501-524
143 North Wanamaker Street 19139-2444 4th wd. 1224 Sq Ft BRT#04-2-095800 Improvements: Row 2 Sty Masonry
JOSEPH KLIMCZAK AND JEFFREY DULDULAO A/K/A JEFFREY DULDAO C.P. October Term, 2013 No. 02768 \$70,072.15 Milstead & Associates, LLC

1501-525
7310 North Bouvier Street 19126-1535 10th wd. 1481 Sq Ft BRT#10-1-0795-00 Improvements: Row B/gar 2 Sty Masonry
JORGE FAGUNDES AND THE UNITED STATES OF AMERICA C/O THE U.S. ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA C.P. June Term, 2014 No. 00243 \$110,165.74 Milstead & Associates, LLC

1501-526
5702 North Lambert Street 19138-2910 49th wd. 952 Sq Ft BRT#172423700 Improvements: Row B/gar 2 Sty Masonry
DAWN Y. LARRY C.P. March Term, 2012 No. 00954 \$73,449.01 Milstead & Associates, LLC

1501-527
11704 Corry Road 19154 66th wd. 1400 Sq Ft BRT#66-2-038700 Improvements: Residential Dwelling
SUZANNE MAIER O'DONNELL A/K/A SUZANNE M. MAIER C.P. April Term, 2013 No. 02988 \$181,452.23 Udren Law Offices, PC

1501-528
948 East Price Street 19138-1720 59th wd. 1040 Sq Ft BRT#591069000 Subject to Mortgage Improvements: Row B/gar 2 Sty Masonry
KARL GAMBLE, EXECUTOR OF THE ESTATE OF MARY J. MARSHALL, DECEASED ORIGINAL MORTGAGOR AND REAL OWNER C.P. January Term, 2014 No. 01436 \$37,407.05 Milstead & Associates, LLC

1501-529
5939 Locust St 19139-3831 3rd wd. 1254 Sq Ft BRT#03-1-0847.00 Improvements: Row 2 Sty Masonry
LEONARD M. BURNHAM AND LILLIE JOE BARBER C.P. February Term, 2014 No. 01300 \$46,160.04 Milstead & Associates, LLC

1501-530
1421 Robbins Street 19149-2751 54th wd. 1320 Sq Ft BRT#541083900 Improvements: Row B/gar 2 Sty Masonry
SHAWN T. AMOS AND CELESTE BLIGEN-AMOS C.P. September Term, 2013 No. 00395 \$139,290.42 Milstead & Associates, LLC

1501-531
6238-6240-6242 Catharine Street 19143 3rd wd. (formerly part of the 46th wd.) 1344 Sq Ft BRT#0-33-0128-10 Improvements: Residential Dwelling
MARIA E. PERRIN C.P. July Term, 2012 No. 03497 \$53,207.38 Udren Law Offices, PC

1501-532
5921 Pine Street 19143-1123 3rd wd. 1376 Sq Ft BRT#032032000 Subject to Mortgage Improvements: Residential Dwelling
EDWARD J. CODY, SR., PERSONAL REPRESENTATIVE OF THE ESTATE OF MURRAY PRICE, JR. A/K/A MURRAY PRICE, DECEASED C.P. January Term, 2014 No. 01911 \$25,509.48 Law Offices of Gregory Javardian

1501-533
5819 Theodore Street 19143-6010 40th wd. 1445 Sq Ft BRT#402243000 Improvements:

SHERIFF'S SALE

Residential Real Estate
STEPHEN DAVIS C.P. April Term, 2014 No. 03245 \$64,563.40 Stern & Eisenberg, PC

1501-534
6621 Lynford Street 19149 54th wd. 1152 Sq Ft BRT#541176500 Improvements: Residential Real Estate
JOSEPH F. SPEDDING AND MICHELLE SPEDDING C.P. March Term, 2014 No. 03018 \$147,214.88 Stern & Eisenberg, PC

1501-535
5524 Larchwoof Avenue 19143 46th wd. 1440 Sq Ft BRT#463003300 Subject to Mortgage Improvements: Residential Property
SUKEYNA FILLIS C.P. January Term, 2014 No. 2039 \$103,462.27 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh Levy Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Jana Fridfinnsdottir, Esq., Brian Nicholas, Esq., Denise Carlon, Esq., Zucker, Goldberg & Ackerman, LLC

1501-536
1003 E. Luzerne Street 19124-5205 33rd wd. 1206 Sq Ft BRT#332019800 Improvements: Residential Real Estate
DAISY FLEMING C.P. October Term, 2013 No. 00322 \$154,751.64 Stern & Eisenberg, PC

1501-537
1935 Tasker Street 19145-1429 36th wd. 720 Sq Ft BRT#363062500 Subject to Mortgage Improvements: Residential Dwelling
CHARLES P. DONATO C.P. April Term, 2014 No. 04142 \$79,270.16 Thomas A Capehart, Esq.

1501-538
5760 Rodman Street 19143-1942 46th wd. 1408 Sq Ft BRT#463036500 Improvements: Residential Property
RONALD MATURIN, SOLE OWNER C.P. January Term, 2014 No. 2038 \$59,590.13 Zucker, Goldberg & Ackerman, LLC

1501-539
7836 Temple Road 19150-2110 50th wd. 990 Sq Ft BRT#501061600 Improvements: Row B/gar 2 Sty Masonry
DEBORAH EDWARDS AND THE UNITED STATES OF AMERICA C/O THE U.S. ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA C.P. July Term, 2013 No. 01812 \$106,490.31 Milstead & Associates, LLC

1501-540
3251-63 Boudinot Street 19134 33rd wd. 10660 Sq Ft BRT#884341430 Improvements: Ind. Lght Mfg Masonry
GAU T. LY C.P. June Term, 2014 No. 02535 \$274,240.86 Milstead & Associates, LLC

1501-541
5926 Spruce Street 19139 46th wd. 1330 Sq Ft BRT#032001200 Improvements: Row 2 Sty Masonry
DOROTHY KEENAN, HEIR OF MINNIE DAVIS, DECEASED MORTGAGOR AND REAL OWNER; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER MINNIE DAVIS, DECEASED MORTGAGOR AND REAL OWNER C.P. January Term, 2014 No. 02471 \$69,092.86 Milstead & Associates, LLC

1501-542
2807 Sebring Road 19152 57th wd. 1224 Sq Ft BRT#571058500 Improvements: S/d W B/g 2s Frame
ALBERTO BALIO A/K/A ALBERT BALIO AND YESENIA BALIO C.P. February Term, 2014 No. 02829 \$200,910.74 Milstead & Associates, LLC

1501-543
348 N Horton St 19139 34th wd. 1290 Sq Ft BRT#341203600 Improvements: Row 2 Sty Masonry
KEVIN NELSON AND SHEILA SHERMAN A/K/A SHEILA NELSON C.P. March Term, 2014 No. 01386 \$69,940.73 Milstead & Associates, LLC

1501-544
7844 Temple Road 19150-2110 50th wd. 990 Sq Ft BRT#501062000 Improvements: Row B/gar 2 Sty Masonry
JEANNINE SLOAN C.P. July Term, 2014 No. 01561 \$165,956.81 Milstead & Associates, LLC

1501-545
443 South 51st St 19143 60th wd. 2930 Sq Ft BRT#60-2165200 Improvements: S/d Conv Apt 3 Sty Masonry
ROBERT W. WILSON C.P. April Term, 2014 No. 01694 \$135,695.36 Milstead & Associates, LLC

SHERIFF'S SALE

1501-546
3322 East Thompson St 19134-5309 45th wd. 1254 Sq Ft BRT#451244400 Row W/det Gar 2 Sty Masonry
EDWARD S. PODLASZEWSKI, REAL OWNER AND ORIGINAL MORTGAGOR AND DEBRA PODLASZEWSKI, REAL OWNER C.P. July Term, 2014 No. 01295 \$188,164.64 Milstead & Associates, LLC

1501-547
3189 Aramingo Ave 19134-4421 25th wd. 1082 Sq Ft BRT#251466900 Improvements: Row 2 Sty Masonry
EDWARD DITZEL AND KATHLEEN DITZEL C.P. June Term, 2014 No. 04851 \$28,012.13 Milstead & Associates, LLC

1501-548
406 West Queen Lane 19144-4607 22nd wd. 1260 Sq Ft BRT#123121900 Improvements: Semi Det 2 Sty Masonry
THOMAS MORGAN AND SCHELL MORGAN C.P. May Term, 2013 No. 02265 \$74,472.01 Milstead & Associates, LLC

1501-549
1507 North Frazier Street 19131-3803 4th wd. 956 Sq Ft BRT#04-3-2723-00 Improvements: Row 2 Sty Masonry
DANIELLE A. JONES C.P. July Term, 2014 No. 02381 \$48,738.21 Milstead & Associates, LLC

1501-550
5700 Florence Avenue 19143 40th wd. 1470 Sq Ft BRT#51-3-2731-00 Improvements: Row 2 Sty Masonry
CLAUDE DEVASTY C.P. January Term, 2014 No. 00941 \$87,226.01 Milstead & Associates, LLC

1501-551
3341 Gratz Street 19140-4924 38th wd. 1379 Sq Ft BRT#11-2-2602-00 Improvements: Row 2 Sty Masonry
JOHN HALL AND ANGELA HALL C.P. July Term, 2014 No. 00192 \$52,113.56 Milstead & Associates, LLC

1501-552
5750-52 Rising Sun Avenue 19120-1626 35th wd. 3611 Sq Ft BRT#351315300 Improvements: Det Conv Apt 2 Sty Masonry
ROSENEX MICHEL C.P. June Term, 2014 No. 01596 \$300,251.52 Milstead & Associates, LLC

1501-553
6525 Grays Ave 19142-2219 40th wd. 992 Sq Ft BRT#40-6-1856-00 Improvements: Row 2 Sty Masonry
AARON HARVEY C.P. July Term, 2014 No. 02222 \$98,190.23 Milstead & Associates, LLC

1501-554
7108 Theodore Street 19142 40th wd. 960 Sq Ft BRT#404256400 Improvements: Residential Property
CHERVON HARVEY C.P. July Term, 2010 No. 02107 \$77,760.46 KML Law Group, PC

1501-555
7662 Brentwood Road 19151 34th wd. 1120 Sq Ft BRT#343227000 Improvements: Residential Property
JAMES L. HAYES C.P. July Term, 2011 No. 01819 \$44,462.66 KML Law Group, PC

1501-556
2644 East Clearfield Street 19134 25th wd. 1193.50 Sq Ft BRT#251114200 Improvements: Residential Property
DANIELLE J. MOORE AND RONALD M. SWANSON C.P. September Term, 2010 No. 02402 \$62,890.79 KML Law Group, PC

1501-557
5200 Duffield Street 19124 62nd wd. 1440 Sq Ft BRT#622239500 Improvements: Residential Property
GEORGETTE PETERSON C.P. April Term, 2013 No. 00076 \$90,869.09 KML Law Group, PC

1501-558
6028 Angora Terrace 19143 3rd wd. 1220 Sq Ft BRT#034031200 Improvements: Residential Property
ALLEN CANNADY C.P. May Term, 2013 No. 00853 \$38,782.17 KML Law Group, PC

1501-559
249 West Duval Street 19144 59th wd. 2351 Sq Ft BRT#593118300 Improvements: Residential Property
BRANDON ALSTON A/K/A BRANDON DAVID ALSTON C.P. May Term, 2013 No. 03720 \$223,569.58 KML Law Group, PC

1501-560
1404 South 28th Street 19146 36th wd. 1184 Sq Ft BRT#364343000 Improvements: Residential Property
ROSE T. BRETT C.P. August Term, 2009 No. 03944 \$54,583.44 KML Law Group, PC

SHERIFF'S SALE

1501-561
849 East Russell Street 19134 33rd wd. 1350 Sq Ft BRT#331180000 Improvements: Residential Property
KIMBERLY CRUZ C.P. May Term, 2014 No. 02369 \$67,102.24 KML Law Group, PC

1501-562
881 Perkiomen Street 19130 15th wd. 1344 Sq Ft BRT#151374700 Improvements: Residential Property
JANET FRIEL, AS ADMINISTRATRIX OF THE ESTATE OF ALEXANDER FRIEL, DECEASED C.P. June Term, 2014 No. 00153 \$220,877.45 KML Law Group, PC

1501-563
1533 West Butler Street 19140 13th wd. 1199.66 Sq Ft BRT#131084400 Improvements: Residential Property
KEITH A. KING C.P. June Term, 2013 No. 01874 \$23,304.41 KML Law Group, PC

1501-564
177 Linton Street 19120 61st wd. 990 Sq Ft BRT#612143500 Improvements: Residential Property
VALERIE A. SMITH C.P. July Term, 2014 No. 01880 \$104,085.23 KML Law Group, PC

1501-565
5713A Erdrick Street 19135-3907 62nd wd. 2178 Sq Ft BRT#622350900 Improvements: Residential Property
LANCE TORPEY AND MARYANN TORPEY C.P. January Term, 2014 No. 02904 \$187,114.82 KML Law Group, PC

1501-566
583 Van Kirk Street 19120 35th wd. 1196.25 Sq Ft BRT#352117400 Improvements: Residential Property
JHAMIKA DAKAR C.P. January Term, 2010 No. 01523 \$125,857.76 KML Law Group, PC

1501-567
229 Widener Street 19120 61st wd. 1050 Sq Ft BRT#612122300 Improvements: Residential Property
NOELIA ANDINO-TORO C.P. February Term, 2012 No. 04034 \$85,351.83 KML Law Group, PC

1501-568
2625 South Daggett Street 19142-2804 40th wd. 1128 Sq Ft OPA# 406007100 Improvements: Residential Property
KHALILAH FELDER C.P. December Term, 2011 No. 03325 \$73,313.98 Phelan Hallinan, LLP

1501-569
4310 Lawndale Street 19124-4310 33rd wd. 720 Sq Ft OPA# 332265200 Improvements: Residential Property
EVELYN SPERDUTO; ROBERT SPERDUTO C.P. October Term, 2010 No. 02929 \$90,718.51 Phelan Hallinan, LLP

1501-570
9908 Bustleton Avenue, Unit G4 19115-2111 58th wd. 1203 Sq Ft OPA# 888580384 Improvements: Condominium Unit
GWENDOLYN THOMAS C.P. October Term, 2013 No. 02462 \$98,926.32 Phelan Hallinan, LLP

1501-571
4414 Devereaux Street, a/k/a 4414 Devereaux Avenue 19135-3604 55th wd. 1500 Sq Ft OPA# 552024600 Improvements: Residential Property
AHSAN ULLAHA AND BIBI WALIMA ULLAHA A/K/A BIBI W. KHAN C.P. February Term, 2014 No. 01511 \$138,889.32 Phelan Hallinan, LLP

1501-572
2433 South Garnet Street 19145-4227 26th wd. 1068 Sq Ft OPA# 262133300 Improvements: Residential Property
WILLIAM CARBO C.P. July Term, 2014 No. 00543 \$47,700.23 Phelan Hallinan, LLP

1501-573
1621 South 16th Street 19145-1503 36th wd. 1080 Sq Ft OPA# 365124500 Improvements: Residential Property
FANG L. NG A/K/A FANG LY NG C.P. June Term, 2014 No. 04583 \$99,022.06 Phelan Hallinan, LLP

1501-574
1820 South 9th Street 19148-1660 1st wd. 1176 Sq Ft OPA# 012388500 Improvements: Residential Property
CARMEN VELAZQUEZ AND MARVIN VELAZQUEZ C.P. July Term, 2009 No. 00417 \$181,436.02 Phelan Hallinan, LLP

1501-575
732 Brighton Street 19111-4028 53rd wd. 1551 Sq Ft OPA# 532244100 Improvements: Residential Property
NATACHA E. AUDAIN A/K/A NATACHA AUDAIN C.P. August Term, 2012 No. 03177 \$120,860.35 Phelan Hallinan, LLP

SHERIFF'S SALE

1501-576
1621 South Franklin Street 19148-1222 1st wd. 988 Sq Ft OPA# 012186100 Improvements: Residential Property
CHERYL MCCLASHIE-GANT C.P. October Term, 2007 No. 05072 \$56,131.08 Phelan Hallinan, LLP

1501-577
1823 East Moyamensing Avenue 19148-1944 1st wd. 2364 Sq Ft OPA# 011214200 Improvements: Residential Property
JOHN E. MCNAMEE C.P. July Term, 2012 No. 03408 \$292,150.00 Phelan Hallinan, LLP

1501-578
7722 Delphi Place 19153-1713 40th wd. 1360 Sq Ft OPA# 405858200 Improvements: Residential Property
BRYAN JACKSON C.P. March Term, 2012 No. 00354 \$151,166.97 Phelan Hallinan, LLP

1501-579
5943 North 3rd Street 19120-1843 61st wd. 1118 Sq Ft OPA# 612389700 Improvements: Residential Property
ANDRENA L. DIXON C.P. April Term, 2011 No. 03124 \$97,811.99 Phelan Hallinan, LLP

1501-580
4927 Morris Street 19144-4713 13th wd. 1302 Sq Ft OPA# 133143300 Improvements: Residential Property
YOLANDA R. WANSLEY, IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF THE ESTATE OF MARY WANSLEY A/K/A MARY RUTH WANSLEY C.P. September Term, 2009 No. 00699 \$90,913.64 Phelan Hallinan, LLP

1501-581
2403 South Percy Street 19148-3729 39th wd. 990 Sq Ft OPA# 393443600 Improvements: Residential Property
ANNA CAPORALI C.P. February Term, 2008 No. 01910 \$66,373.24 Phelan Hallinan, LLP

1501-582
440 Delmar Street 19128-4506 21st wd. 1184 Sq Ft BRT#212309300 Improvements: Semi Det 2 Sty Masonry
KIMBERLY RAMPONE A/K/A KIMBERLY MARIE JUNIO AND MICHAEL J. RAMPONE, JR. A/K/A MICHAEL J. RAMPONE C.P. June Term, 2014 No. 02570 \$247,909.98 Milstead & Associates, LLC

1501-583
12014A Tyrone Road a/k/a 12014 Tyrone Road, Unit A 19154-1829 66th wd. 900 Sq Ft BRT#663269900 Improvements: Residential Property
RICHARD A. WHITFORD AND NORMA B. WHITFORD C.P. October Term, 2013 No. 000880 \$235,963.80 Christopher A. DeNardo, Esq.

1501-584
3034 East Street 19134 7th wd. 1120 Sq Ft BRT#071556700 Improvements: Residential Property
DARLENE CASH C.P. August Term, 2013 No. 002421 \$30,144.71 Christopher A. DeNardo, Esq.

1501-585
3166 Reach Street 19134 33rd wd. 1064 Sq Ft BRT#331313700 Improvements: Residential Property
DAWN WILLIAMS C.P. June Term, 2013 No. 003253 \$32,719.61 Christopher A. DeNardo, Esq.

1501-586
1118 Durfor Street 19148 39th wd. 1000 Sq Ft BRT#394096400 Improvements: Residential Property
RITA DIRADDIO-DELLOMO, AS THE ADMINISTRATRIX OF THE ESTATE OF FRANK J. DELLOMO, DECEASED C.P. August Term, 2014 No. 02002 \$243,353.36 Christopher A. DeNardo, Esq.

1501-587
2839 North 12th Street 19133 37th wd. 2018 Sq Ft BRT#372251800 Improvements: Residential Property
ANTHONY CARBONE C.P. June Term, 2013 No. 002624 \$85,577.11 Christopher A. DeNardo, Esq.

1501-588
157 N. Vodges Street 19139 4th wd. 928 Sq Ft BRT#041184000 Improvements: Residential Property
PATRICK N. FAULKNER C.P. August Term, 2014 No. 01996 \$56,370.67 Christopher A. DeNardo, Esq.

1501-589
6956 Pawling Street 19128 21st wd. 1442 Sq Ft BRT#212451100 Improvements: Residential Property
JOHN SCOTT SPENCER AS THE

SHERIFF'S SALE

ADMINISTRATOR OF THE ESTATE OF DEBRA SPENCER C.P. August Term, 2014 001407 \$248,280.45 Christopher A. DeNardo, Esq.

1501-590

7 North Chris Columbus Boulevard #119 19106 5th wd. 2243 Sq Ft BRT#888060140 Improvements: Residential Property
MELONEASE SHAW C.P. August Term, 2014 No. 002810 \$477,203.24 Christopher A. DeNardo, Esq.

1501-591

7050 Van Dike Street 19135 41st wd. 1280 Sq Ft BRT#412423300 Improvements: Residential Property
TERRANCE BERKERY C.P. July Term, 2014 No. 1303 \$148,945.91 Christopher A. DeNardo, Esq.

1501-592

6605 North Gratz Street 19126 10th wd. 1320 Sq Ft BRT#101098100 Improvements: Residential Property
GEORGIA D. GOODMAN-WATSON C.P. July Term, 2014 No. 1304 \$132,399.83 Christopher A. DeNardo, Esq.

1501-593

5150 Chancellor Street 19139-4109 60th wd. 1200 Sq Ft; South Side of Chancellor Street 401'2-1/2" westward from the west side of 51st Street; Front: 15 ft 0 in, Depth: 62 ft 4-3/4 in BRT#60206900 Improvements: Single Family Residence
MATTHEW I. MEHRMAN C.P. December Term, 2013 No. 00522 \$71,689.87 Stephen M. Hladik, Esq.

1501-594

646 East Ontario Street 19134-1228 33rd wd. 978 Sq Ft BRT#33-1-155200 Improvements: Residential Dwelling
KEITH A. DAVIS; WAYNE M. DAVIS; JUAN C. REYES C.P. May Term, 2010 No. 02859 \$69,616.00 Udren Law Offices, PC

1501-595

7343 Ogontz Avenue 19138-1305 50th wd. 1274 Sq Ft BRT#501309400 Improvements: Residential Property
MICHELLE LAMB, AS ADMINISTRATRIX OF THE ESTATE OF MAUREEN E. LAMB, DECEASED C.P. March Term, 2012 No. 02555 \$39,131.37 KML Law Group, PC

1501-596

7227 Jackson Street 19135-1220 41st wd. 1188 Sq Ft BRT#412324100 Improvements: Residential Property
IESHIA D. NEAL C.P. June Term, 2014 No. 01132 \$124,725.08 KML Law Group, PC

1501-597

2008 Lardner Street 19149-3526 62nd wd. 1176 Sq Ft BRT#621161200 Improvements: Residential Property
JOSE CRESPO AND VANEZA LAURIANO C.P. April Term, 2014 No. 02618 \$188,414.08 KML Law Group, PC

1501-598

7200 Limekiln Turnpike 19138-1314 10th wd. 3120 Sq Ft BRT#102072200 Improvements: Residential Property
JENNIFER PEARSON C.P. April Term, 2013 No. 01474 \$242,007.15 KML Law Group, PC

1501-599

2813 North Van Pelt Street 19132-2644 11th wd. 988 Sq Ft BRT#111291500 Improvements: Residential Property
MARKITIA SCOTT C.P. February Term, 2013 No. 01085 \$25,396.96 KML Law Group, PC

1501-600

1213 West Airdrie Street 19140-3706 43rd wd. 1664 Sq Ft OPA# 432211200 Improvements: Residential Property
RAMONA POOLE C.P. April Term, 2014 No. 03500 \$89,621.54 Phelan Hallinan, LLP

1501-601

3549 North 7th Street 19140 43rd wd. 950 Sq Ft OPA# 432089600 Improvements: Residential Property
DIANE CAIN C.P. February Term, 2010 No. 00047 \$64,713.34 Phelan Hallinan, LLP

1501-602

1545 Stevens Street 19149-3310 54th wd. 1126 Sq Ft OPA# 541052900 Improvements: Residential Property
TAMIKA MCDOWELL C.P. August Term, 2014 No. 00906 \$160,804.60 Phelan Hallinan, LLP

1501-603

7910 Michener Avenue 19150-1321 50th wd. 1312 Sq Ft OPA# 501120800 Improvements: Residential Property
MARY DEARRY C.P. June Term, 2014 No. 04806 \$130,222.30 Phelan Hallinan, LLP

1501-604

6520 Torresdale Avenue 19135-2822 41st wd.

SHERIFF'S SALE

1408 Sq Ft OPA# 411298000 Improvements: Residential Property
JOSEPH L. MICKSKO A/K/A JOSEPH MICKSKO C.P. August Term, 2014 No. 02913 \$120,542.27 Phelan Hallinan, LLP

1501-605

7118 Oakland Street 19149-1211 54th wd. 1176 Sq Ft OPA# 542381900 Improvements: Residential Property
ANTONIO PEREZ AND CARMEN PEREZ C.P. December Term, 2011 No. 00027 \$166,036.42 Phelan Hallinan, LLP

1501-606

1681 Dyre Street 19124-1369 62nd wd. 1722 OPA# 622044100 Improvements: Residential Property
LASHAUN D. WEBB A/K/A LASHAUN WEBB C.P. April Term, 2014 No. 02664 \$106,526.28 Phelan Hallinan, LLP

1501-607

1114 South Wilton Street 19143-4207 51st wd. 1470 Sq Ft OPA# 511211400 Improvements: Residential Property
GRANT L. PALMER C.P. February Term, 2009 No. 02439 \$95,175.61 Phelan Hallinan, LLP

1501-608

223 West Berkley Street, a/k/a 223 Berkley Street 19144-4201 13th wd. 1388 Sq Ft OPA# 133013300 Improvements: Residential Property
MICHAEL WILLIAMS C.P. August Term, 2014 No. 03374 \$67,787.72 Phelan Hallinan, LLP

1501-609

2236 Tyson Avenue 19149-1920 54th wd. 1140 Sq Ft BRT#542083700 Improvements: Residential Dwelling
BAO RUN YU C.P. February Term, 2014 No. 01603 \$124,588.44 Powers, Kirm & Associates, LLC

1501-610

7914 Lawndale Avenue 19111-2640 63rd wd. Det W/Gar 2 Sty Frame; 2092 Sq Ft BRT#631175708 Improvements: Residential Dwelling
XIU LING JIANG C.P. December Term, 2013 No. 01576 \$299,915.42 McCabe, Weisberg & Conway, PC

1501-611

6619 Malvern Avenue 19151-2346 34th wd. 1428 Sq Ft OPA# 344085800 Improvements: Residential Property
KYSHA DAVIS; MICHAEL DAVIS C.P. June Term, 2008 No. 04930 \$185,855.88 Phelan Hallinan, LLP

1501-612

3233 North Stillman Street 19129 38th wd. Row 2 Sty Masonry; 956 Sq Ft BRT#381091200 Improvements: Residential Dwelling
MARKEEA J. GLENN C.P. January Term, 2014 No. 00221 \$61,358.04 McCabe, Weisberg & Conway, PC

1501-613

6901 Valley Avenue Unit E1, a/k/a 6901-29 Valley Avenue #E1 19128-1530 88th wd. 780 Sq Ft OPA# 888211041 Improvements: Residential Property
MICHAEL C. OSBORNE C.P. March Term, 2014 No. 00617 \$104,068.96 Phelan Hallinan, LLP

1501-614

6725 North 7th Street 19126 61st wd. Det Conv. Apt 3 Sty Stone; 2205 Sq Ft BRT#611150100 Improvements: Residential Dwelling
CHRISTOPHER ELSETINOW AND LYDIA E. ELSETINOW A/K/A LIDIA ELSETINOW C.P. October Term, 2013 No. 03010 \$56,309.91 McCabe, Weisberg & Conway, PC

1501-615

8530 Verree Road, Floor 2 19111-1325 63rd wd. 1848 Sq Ft OPA# 632258400 Improvements: Residential Property
EDWARD GRELLIS A/K/A GRELLIS J. EDWARDS, JR. C.P. December Term, 2013 No. 01920 \$143,251.90 Phelan Hallinan, LLP

1501-616

1141 Dorset Street 19150 50th wd. Row B/Gar 2 Sty Masonry; 1164 Sq Ft BRT#502379000 Improvements: Residential Dwelling
CLAUDELY JUNIOR CHARLES C.P. January Term, 2014 No. 00194 \$93,697.81 McCabe, Weisberg & Conway, PC

1501-617

10232 Selmer Plaza 19116 58th wd. S/D W/B/G 2 Sty Masonry; 1354 Sq Ft BRT#582459600 Improvements: Residential Dwelling
EUGENIA GIRSH AND VALERY GIRSH C.P. October Term, 2013 No. 00245 \$206,635.88 McCabe, Weisberg & Conway, PC

1501-618

4524 Robbins Avenue, a/k/a 4524 Robbins

SHERIFF'S SALE

Street 19135-3212 41st wd. 928 Sq Ft OPA# 411166400 Improvements: Residential Property
RAYMOND J. TALBOT; KIMBERLY TALBOT C.P. January Term, 2014 No. 02457 \$51,651.09 Phelan Hallinan, LLP

1501-619

7023 Lincoln Drive 19119 22nd wd. S/D W Det Gar 2.5S Masonr; 1883 Sq Ft BRT#223270500 Subject to Mortgage Improvements: Residential Dwelling
CARL HOWARD CARTER, JR. C.P. August Term, 2013 No. 03100 \$215,556.13 McCabe, Weisberg & Conway, PC

1501-620

228 South 49th Street 19139 60th wd. Semi/ Det 3 Sty Masonry; 1968 Sq Ft BRT#601091800 Subject to Mortgage Improvements: Residential Dwelling
MARY ELLEN JONES A/K/A MARY E. JONES C.P. December Term, 2013 No. 00691 \$177,012.38 McCabe, Weisberg & Conway, PC

1501-621

1923 Reed Street 19146 36th wd. Row 2 Sty Masonry; 1109 Sq Ft BRT#361135400 Improvements: Residential Dwelling
LUCAS CHENGULA MWAGALA C.P. October Term, 2013 No. 00841 \$137,633.56 McCabe, Weisberg & Conway, PC

1501-622

3045 North 4th Street 19133 19th wd. Row 2 Sty Masonry; 1176 Sq Ft BRT#193094300 Improvements: Residential Dwelling
JOSEPH F. LORENTI A/K/A JOSEPH F. LORENT C.P. March Term, 2014 No. 00585 \$36,299.21 McCabe, Weisberg & Conway, PC

1501-623

552 Marwood Road 19120 42nd wd. Row W/Det Gar 2Sty Masonr; 1140 Sq Ft BRT#421222000 Improvements: Residential Dwelling
RONALD FULTON C.P. September Term, 2012 No. 03045 \$139,898.78 McCabe, Weisberg & Conway, PC

1501-624

110 West Meade Street 19122-4624 9th wd. 1477 Sq Ft OPA# 092194300 Improvements: Residential Property
DAVID B. MACDONALD A/K/A DAVID MACDONALD AND CELIA CRUZ C.P. June Term, 2012 No. 03092 \$156,972.73 Phelan Hallinan, LLP

1501-626

3408 Tilton Street 19134-6020 45th wd. Row 2 Sty Masonry; 920 Sq Ft BRT#451201400 Improvements: Residential Dwelling
MARIELLEN HANLIN C.P. July Term, 2013 03225 \$51,486.57 McCabe, Weisberg & Conway, PC

1501-627

6526 Cottage Street 19135 55th wd. Row B/ Gar 2 Sty Masonry; 1170 Sq Ft BRT#552392300 Improvements: Residential Dwelling
ASMA A. KHAN, ADMINISTRATRIX OF THE ESTATE OF SHABED KHAN, DECEASED MORTGAGOR AND REAL OWNER C.P. June Term, 2014 No. 01066 \$87,181.76 McCabe, Weisberg & Conway, PC

1501-628

7513 Torresdale Avenue 19140 65th wd. Row B/Gar 2 Sty Masonry; 1440 Sq Ft BRT#651263700 Improvements: Residential Dwelling
JAGDISH SATRA C.P. March Term, 2013 No. 01796 \$85,489.77 McCabe, Weisberg & Conway, PC

1501-629

3034 Memphis Street 19134 25th wd. Row 2 Sty Masonry; 1036 Sq Ft BRT#252318200 Improvements: Residential Dwelling
JANET SMITH AND SHANNON SMITH C.P. November Term, 2011 No. 02793 \$111,036.12 McCabe, Weisberg & Conway, PC

1501-630

1231 North 58th Street 19131-4108 4th wd. 1492 Sq Ft BRT#04-3127400 Improvements: Residential Dwelling
ANTHONY G.D. LEMMON, AS CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF SAMUEL N. LEMMON, DECEASED AND CHERYL LEMMON, AS CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF SAMUEL N. LEMMON, DECEASED C.P. August Term, 2012 No. 00509 \$84,402.93 Powers, Kirm & Associates, LLC

1501-631

6954 Ogontz Ave 19138-2012 10th wd. 1304 Sq Ft BRT#102012700 Improvements: Residential Dwelling
LENORA RILEY C.P. July Term, 2013 No. 00213 \$78,717.44 Powers, Kirm & Associates, LLC

SHERIFF'S SALE

1501-632

2652 East Toronto Street 19134-4909 25th wd. 1108 Sq Ft BRT#251084400 Improvements: Residential Dwelling
JEFFREY M. BEEBE C.P. January Term, 2014 No. 02614 \$103,780.32 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.; Jeniece D. Davis, Esq.

1501-633

4339 Boone Street 19128-4904 21st wd. 1467 Sq Ft BRT#21-1-2702-20 Subject to Mortgage Improvements: Buildings And Improvements
4339 BOONE STREET, LP C.P. December Term, 2012 No. 04017 \$269,509.00 Ashley L. Lerch, Esq.

1501-634

1735 South Taylor Street 19145-1812 36th wd. 984 Sq Ft BRT#36-4-1838-00 Improvements: Residential Dwelling
ELLEN REGENBOGEN AND BONI WOLF C.P. June Term, 2013 001623 \$61,135.09 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.; Jeniece D. Davis, Esq.

1501-635

2904 Gerritt Street 19146 36th wd. 1020 Sq Ft BRT#364229200 Improvements: Residential Real Estate
WALTER J. FULLER C.P. August Term, 2014 No. 00081 \$54,413.86 Stern & Eisenberg, PC

1501-636

6036 Loretto Avenue 19149 53rd wd. 1188 Sq Ft BRT#531313300 Improvements: Residential Real Estate
RONALD MATHURIN C.P. July Term, 2011 No. 02378 \$125,413.65 Stern & Eisenberg, PC

1501-637

4735 Whitaker Avenue 19120 42nd wd. Row B/Gar 2 Sty Masonry; 1200 Sq Ft BRT#421565100 Improvements: Residential Dwelling
REGINALD BATES C.P. December Term, 2012 No. 00967 \$64,421.76 McCabe, Weisberg & Conway, PC

1501-638

2630 South 72nd Street 19153 40th wd. Row 2 Sty Masonry; 1024 Sq Ft BRT#404009100 Improvements: Residential Dwelling
BRUCE E. LEE C.P. April Term, 2009 No. 03346 \$211,912.46 McCabe, Weisberg & Conway, PC

1501-639

3339 Amber Street 19134 45th wd. Row 2 Sty Masonry; 1108 Sq Ft BRT#452228800 Improvements: Residential Dwelling
NAUM TEMCHIN C.P. January Term, 2014 No. 01220 \$58,611.10 McCabe, Weisberg & Conway, PC

1501-640

6109 Marsden Street 19135 41st wd. S/D Conv Apt 2 Sty Masonry; 1260 Sq Ft BRT#411262000 Improvements: Residential Dwelling
ANTHONY PIZZARO C.P. December Term, 2006 No. 00791 \$90,776.44 McCabe, Weisberg & Conway, PC

1501-641

218 West Glenwood Avenue 19140 33rd wd. Row 2 Sty Masonry; 1280 Sq Ft BRT#193252500 Improvements: Residential Dwelling
UNKNOWN SURVIVING HEIRS OF AIDA MELENDEZ, DECEASED MORTGAGOR AND REAL OWNER; EDWIN MONTEZ MELENDEZ, KNOWN SURVIVING HEIR OF AIDA MELENDEZ, DECEASED MORTGAGOR AND REAL OWNER; CATHY MONTEZ MELENDEZ, KNOWN SURVIVING HEIR OF AIDA MELENDEZ, DECEASED MORTGAGOR AND REAL OWNER C.P. December Term, 2013 No. 01183 \$40,579.21 McCabe, Weisberg & Conway, PC

1501-642

1629 East Tulpehocken Street 19138 10th wd. Row B/Gar 2 Sty Masonry; 1212 Sq Ft BRT#102214400 Improvements: Residential Dwelling
MARQUETA SMITH C.P. July Term, 2012 No. 03200 \$148,715.57 McCabe, Weisberg & Conway, PC

1501-643

153 Wolf Street 19148 39th wd. Apt 2-4 Unts 2 Sty masonry; 1440 Sq Ft BRT#391104400 Improvements: Residential Dwelling
LOUIS A. GAROZZO AND PATRICIA GAROZZO C.P. August Term, 2009 No. 01042 \$133,336.48 McCabe, Weisberg & Conway, PC

1501-644

725 North 44th Street 19104 6th wd. Row 3 Sty Masonry; 1620 Sq Ft BRT#061297110 Improvements: Residential Dwelling
THERESA SIMPSON AND LAMAR SIMPSON C.P. June Term, 2011 No.

SHERIFF'S SALE

02133 \$127,877.45 McCabe, Weisberg & Conway, PC

1501-645

5050 Oxford Avenue 19124 23rd wd. Det W/Det Gar 2 Sty Stone; 2880 Sq Ft BRT#234273200 Improvements: Residential Dwelling
INDRAWATIE PERMESARDIEN C.P. March Term, 2013 No. 03321 \$309,150.75 McCabe, Weisberg & Conway, PC

1501-646

29 Pelham Road 19119 22nd wd. 5220 Sq Ft BRT#223098000 Improvements: Residential Property
FREDA L. WILLIAMS C.P. July Term, 2014 No. 002943 \$387,256.74 Christopher A. DeNardo, Esq.

1501-647

3313 Sheffield Avenue 19136 64th wd. Row B/Gar 2 Sty Masonry; 1484 Sq Ft BRT#642222600 Improvements: Residential Dwelling
GARY ALLEN LINK AND EILEEN M. LINK C.P. March Term, 2014 No. 00330 \$178,771.21 McCabe, Weisberg & Conway, PC

1501-648

947 N 5th Street 19123 5th wd. Row Conv/Apt 3 Sty Masonry; 2918 Sq Ft BRT#057134900 Subject to Mortgage Improvements: Residential Dwelling
TANYA PRIME C.P. November Term, 2013 No. 00020 \$303,510.81 McCabe, Weisberg & Conway, PC

1501-649

2411 South Sartain Street 19148 39th wd. 1040 Sq Ft BRT#394204900 Improvements: Residential Property
KRISTOFER CHARLES KAUFMANN, AS ADMINISTRATOR FOR THE ESTATE OF JOSEPH SICIURO C.P. July Term, 2014 No. 003660 \$91,017.43 Christopher A. DeNardo, Esq.

1501-650

3012 North Stillman Street 19132 38th wd. Row 2 Sty Masonry; 932 Sq Ft BRT#381099000 Improvements: Residential Dwelling
KIM L. HATCHETT, ADMINISTRATOR OF THE ESTATE OF JESSIE HATCHETT, DECEASED MORTGAGOR AND REAL OWNER C.P. August Term, 2013 No. 02792 \$45,665.12 McCabe, Weisberg & Conway, PC

1501-651

7544 Beverly Road 19138 50th wd. Row B/Gar 2 Sty Masonry; 1360 Sq Ft BRT#501366700 Improvements: Residential Dwelling
RONALD CRAWFORD, ADMINISTRATOR OF THE ESTATE OF ELAINE WRIGHT-HOLLOWAY A/K/A ELAINE HOLLOWAY, DECEASED MORTGAGOR AND REAL OWNER C.P. July Term, 2014 00952 \$61,822.85 McCabe, Weisberg & Conway, PC

1501-652

1776 Plymouth Street 19126 10th wd. 1333 Sq Ft BRT#101305100 Improvements: Residential Real Estate
SHENIECE N. WILLIAMS C.P. November Term, 2013 No. 01425 \$85,343.38 Stern & Eisenberg, PC

1501-653

8568 Benton Avenue 19152 56th wd. S/D W B/G 1 Sty Masonry; 1026 Sq Ft BRT#562425800 Improvements: Residential Dwelling
PAUL LABRAKE C.P. July Term, 2013 03338 \$141,419.09 McCabe, Weisberg & Conway, PC

1501-654

3037 Fountain Street 19121 32

SHERIFF'S SALE

03153 \$168,462.97 McCabe, Weisberg & Conway, PC

1501-658

2730 North 46th Street 19131 52nd wd. Row W BAS, GAR 3 Sty Stone; 1354 Sq Ft BRT#521230900 Improvements: Residential Dwelling
TAMARA L. WATKINS C.P. March Term, 2014 No. 00679 \$148,294.72 McCabe, Weisberg & Conway, PC

1501-659

6849 North 19th Street 19126 10th wd. S/D W B/G 2S Masonry; 1728 Sq Ft BRT#101109300 Improvements: Residential Dwelling
JENNIFER IACONO, ADMINISTRATRIX D.B.N. OF THE ESTATE OF ARTHUR J. SLATER, DECEASED MORTGAGOR AND REAL OWNER C.P. June Term, 2014 No. 02796 \$108,390.90 McCabe, Weisberg & Conway, PC

1501-660

4613 C Street 19120 42nd wd. Row B/Gar 2 Sty Masonry; 1200 Sq Ft BRT#421366800 Improvements: Residential Dwelling
ALL UNKNOWN SURVIVING HEIRS OF ANNA SLINEY, DECEASED MORTGAGOR AND REAL OWNER AND ANNA SLINEY C.P. May Term, 2013 No. 02188 \$24,809.99 McCabe, Weisberg & Conway, PC

1501-661

3948 M Street 19124-5519 33rd wd. 1260 Sq Ft BRT#332456200 Improvements: Residential Dwelling
SILVIA M. BARRETO C.P. February Term, 2014 No. 01550 \$69,555.89 Law Offices of Gregory Javardian

1501-662

1821 North Leithgow Street 19122 18th wd. Row 3 Sty Masonry; 1464 Sq Ft BRT#183164500 Improvements: Residential Dwelling
ISMAEL M. JABER C.P. April Term, 2014 No. 01928 \$73,025.71 McCabe, Weisberg & Conway, PC

1501-663

9725 Berea Street 19114-9114 66th wd. 2100 Sq Ft OPA# 661012622 Improvements: Residential Dwelling
VINCENT L. ZAMPIRRI AND LINDA M. ZAMPIRRI C.P. March Term, 2013 No. 01926 \$296,680.13 Joseph R. Loverdi, Esq.

1501-664

5846 Woodbine Avenue 19131 52nd wd. Det w/Det Gar 3 Sty Stone; 3368 Sq Ft BRT#522174400 Improvements: Residential Dwelling
BEATRICE O. MORRIS C.P. March Term, 2014 No. 04526 \$427,363.76 McCabe, Weisberg & Conway, PC

1501-665

1115 Bridge Street 19124-1819 62nd wd. 1248 Sq Ft BRT#621027600 Subject to Mortgage Improvements: Row B/gar 2 Sty Masonry
MILLENIUM PMA, LLC C.P. January Term, 2013 No. 03174 \$80,601.67 Brett L. Messinger, Esq.

1501-666

1539 Mohican Street 19138-1123 10th wd. 1250 Sq Ft OPA# 102244300 Improvements: Residential Dwelling
ROSALIND S. WILLIAMS C.P. July Term, 2014 No. 003916 \$111,774.13 Joseph R. Loverdi, Esq.

1501-667

424 E. Walnut Lane 19144 59th wd. 2200 Sq Ft; S/D Conv. Apt 3 Sty Stone BRT#592063300; PRCL# 52N23-272 Improvements: Residential Dwelling
MARY MONTGOMERY C.P. December Term, 2010 No. 01588 \$177,699.68 Federman & Associates, LLC

1501-668

3257 Cottman Avenue 19149 64th wd. Row B/Gar 2 Sty Masonry; 1416 Sq Ft BRT#641151400 Improvements: Residential Dwelling
MARY ROSE BREINER, KNOWN SURVIVINGHEIROFJAMESJ.MIDDLETON, A/K/A JAMES J. MIDDLETONE, A/K/A JAMES J. MIDDLETON, JR., DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF JAMES J. MIDDLETON, A/K/A JAMES J. MIDDLETONE, A/K/A JAMES J. MIDDLETON, JR., DECEASED MORTGAGOR AND REAL OWNER C.P. April Term, 2014 No. 01314 \$68,511.94 McCabe, Weisberg & Conway, PC

1501-669

567 Alcott Street 19120 35th wd. 1299 Sq Ft BRT#352077200 Improvements: Residential Property
NANA AMOH C.P. April Term, 2013 No. 02361 \$116,706.79 KML Law Group, PC

SHERIFF'S SALE

1501-670

4832 Longshore Avenue 19135-2334 41st wd. 2625 Sq Ft BRT#871563410 Subject to Mortgage Improvements: Row W-off/str 2 Sty Masonry
MU MING ZHENG AND MEIYUN LIN C.P. December Term, 2013 No. 02833 \$102,616.84 Brett L. Messinger, Esq.

1501-671

4827 North 13th Street 19141 49th wd. 1590 Sq Ft BRT#491504200 Improvements: Residential Property
JULIA A. FARLOW C.P. November Term, 2013 No. 01323 \$34,975.96 KML Law Group, PC

1501-672

6042 Hasbrook Avenue 19111-5903 35th wd. 1188 Sq Ft BRT#352255200 Improvements: Residential Property
PEDRO CASTILLO C.P. January Term, 2012 No. 01951 \$139,840.02 KML Law Group, PC

1501-673

532 East Indiana Avenue 19134 7th wd. 1120 Sq Ft BRT#071241800 Improvements: Residential Property
MARILYN RODRIGUEZ A/K/A MARYLIN RODRIGUEZ AND LAZARO PEDROSO SAENZ C.P. January Term, 2010 No. 02406 \$56,501.52 KML Law Group, PC

1501-674

1334 North 60th Street 19151 34th wd. Irregular dimensions OPA# 871155600 Improvements: Residential Property
RUEL P. GREEN A/K/A RUEL P. GREEN, JR. C.P. December Term, 2012 No. 01333 \$78,042.41 Richard M. Squire & Associates, LLC

1501-675

542 West Luray Street 19140 49th wd. Row B/Gar 2 Sty Masonry; 1120 Sq Ft BRT#491042100 Improvements: Residential Dwelling
UNKNOWN SURVIVING HEIRS OF JOAN RODRIGUEZ, DECEASED MORTGAGOR AND REAL OWNER; CHARLENE R. JOHNSON, KNOWN SURVIVING HEIR OF JOAN RODRIGUEZ, DECEASED MORTGAGOR AND REAL OWNER; MIRIAM RODRIGUEZ, KNOWN SURVIVING HEIR OF JOAN RODRIGUEZ, DECEASED MORTGAGOR AND REAL OWNER C.P. February Term, 2014 No. 02805 \$67,028.96 McCabe, Weisberg & Conway, PC

1501-676A-B

1705-41 North American Street – Premises A – 19122 18th wd. 38219 Sq Ft BRT#88-4590800 Subject To Mortgage None other than the mortgage foreclosed by the Plaintiff, Wells Fargo Bank, N.A., successor-by-merger to Wachovia Bank, N.A. Improvements: Industrial Warehouse, Approximately 15129 Square Feet
1743-63 North American Street – Premises B – 19122 18th wd. 38219 Sq Ft BRT#88-4590830 Subject To Mortgage None other than the mortgage foreclosed by the Plaintiff, Wells Fargo Bank, N.A., successor-by-merger to Wachovia Bank, N.A. Improvements: Industrial Warehouse, Approximately 15129 Sq Ft
DREXEL REALTY PARTNERSHIP C.P. November Term, 2013 No. 02831 \$1,172062.28 Christine L. Barba, Esq., Ballard Spahr, LLP

1501-677

7508-10 Dorcas Street 19111 56th wd. Det W/D Gar 2.5 Sty Frame; 1810 Sq Ft BRT#561108100 Improvements: Residential Dwelling
JULIE ZHANG C.P. April Term, 2014 No. 01176 \$209,041.50 McCabe, Weisberg & Conway, PC

1501-678

4303 Deerpath Lane 19154 66th wd. 1488 Sq Ft BRT#662448200 Improvements: Residential Property
PAUL J. QUALI C.P. January Term, 2014 No. 00786 \$180,375.16 Zucker, Goldberg & Ackerman, LLC

1501-679

2908 Normandy Drive 19154 66th wd. 1600 Sq Ft BRT#662494200 Improvements: Residential Property
THOMAS G. MCANDREWS C.P. December Term, 2012 No. 03743 \$165,311.09 Scott A. Dietterick, Esq., and/or Kathryn L. Mason, Esq.

1501-680

1143 Marlyn Road 19151 34th wd. Row 2 Sty Masonry; 1218 Sq Ft BRT#344271700 Improvements: Residential Dwelling
EVELYN EDWARDS C.P. October Term, 2013 No. 03437 \$115,356.90 McCabe, Weisberg & Conway, PC

SHERIFF'S SALE

1501-681

2624 Island Avenue 19153 40th wd. 1860 Sq Ft BRT#405750400; PRCL# 40-50S1-16 Subject to Mortgage Improvements: Residential Property
LORNE LL MORRIS, JR. C.P. January Term, 2011 No. 03329 \$89,720.12 Jeffrey G. Trauger, Esq.

1501-682

2838 Thompson Street, a/k/a 2861 Mercer Street 19134 25th wd. 3232 Sq Ft BRT#251254000 Subject to Mortgage Improvements: Residential Property
THE ESTATE OF CAROL A. MOEGEN, C/O EDWARD HOERST, ADMINISTRATOR C.P. December Term, 2013 No. 00530 \$98,762.86 Jeffrey G. Trauger, Esq.

1501-683

2804 Norcom Road 19154 66th wd. Det 1-1/2 Sty Frame; 1520 Sq Ft BRT#662533400 Improvements: Residential Dwelling
WILLIAM PATRICK ROBINSON C.P. November Term, 2013 No. 02750 \$274,493.08 McCabe, Weisberg & Conway, PC

1501-684A-B

6 Bristow Place – Premises A – 19123 5th wd. 990 Sq Ft PRCL# 05-5-0326-60 Subject to Mortgage Improvements: Single Family Row And Twin (3 Story Masonry)
10 Bristow Place – Premises B – 19123 5th wd. 1309 Sq Ft PRCL# 05-5-0326-80 NORTHERN LIBERTY PARTNERS, INC. C.P. October Term, 2013 No. 001747 \$481,298.45 Everett K. Sheintoch, Esq.

1501-685

3760 Frankford Avenue 19124 45th wd. 1800 Sq Ft BRT#882967460 Subject to Mortgage 3760 FRANKFORD AVENUE C.P. August Term, 2013 No. 002774 \$280,934.75 McGrath McCall PC

1501-686

11911 Millbrook Road 19154 66th wd. Row B/Gar 2 Sty Masonry; 1296 Sq Ft BRT#6622368800 Improvements: Residential Dwelling
STACEY MCNALLY, A/K/A STACEY M. PAOLANTONIO AND STEPHEN MCNALLY C.P. April Term, 2014 No. 00412 \$221,873.71 McCabe, Weisberg & Conway, PC

1501-687

4074 Higbee Street 19135 62nd wd. Row B/ Gar 2 Sty Masonry; 1068 Sq Ft BRT#622201000 Improvements: Residential Dwelling
ARON GROSS C.P. January Term, 2014 02279 \$48,381.05 McCabe, Weisberg & Conway, PC

1501-688

6115 North 7th Street 19120 61st wd. Row B/Gar 2 Sty Masonry; 1536 Sq Ft BRT#611144800 Improvements: Residential Dwelling
RICHARD T. BROWN A/K/A RICHARD BROWN C.P. March Term, 2014 03947 \$98,902.09 McCabe, Weisberg & Conway, PC

1501-689

1221 South 50th Street 19143 27th wd. Row 2 Sty Masonry; 1510 Sq Ft BRT#273076600 Improvements: Residential Dwelling
KATHY MAY C.P. May Term, 2014 Term No. 02487 \$59,989.77 McCabe, Weisberg & Conway, PC

1501-690

1219 Christian Street 19147 2nd wd. Row 3 Sty Masonry; 1432 Sq Ft BRT#022249510 Subject to Rent Improvements: Residential Dwelling
JANET WILKINS C.P. June Term, 2012 No. 00454 \$134,718.49 McCabe, Weisberg & Conway, PC

1501-691

3738 North 15th Street 19140 13th wd. Semi/ Det 3 Sty Masonry; 2301 Sq Ft BRT#131148100 Subject to Mortgage Improvements: Residential Dwelling
RHUENEAL MCCLARY A/K/A RHUENEAL BUTLER C.P. March Term, 2014 01703 \$63,969.49 McCabe, Weisberg & Conway, PC

1501-692

1425 Hollywood Street 19121 29th wd. Row 2 Sty Masonry; 964 Sq Ft BRT#292247100 Improvements: Residential Dwelling
ADIJAT F. SOLEBO C.P. July Term, 2013 01741 \$92,295.48 McCabe, Weisberg & Conway, PC

1501-693

1925 South 20th Street 19145 48th wd. Row Conv/Apt 2 Sty Masonry; 1760 Sq Ft BRT#481318100 Improvements: Residential Dwelling
ROMEO COSCIA AND ROSALIA COSCIA C.P. October Term, 2013 No. 00406 \$102,539.76 McCabe, Weisberg & Conway, PC

1501-694

3822 North Gratz Street 19140 13th wd.

SHERIFF'S SALE

1332 Sq Ft BRT#131267000 Improvements: Residential Dwelling
CHARLES A.J. HALPIN, III, ESQ., PERSONAL REPRESENTATIVE OF THE ESTATE OF JESSIE CRAWFORD, DECEASED C.P. April Term, 2014 No. 01328 \$62,798.70 Powers, Kirm & Associates, LLC

1501-695

327 Daly Street 19148 39th wd. Row 2 Sty Masonry; 1108 Sq Ft BRT#392140800 Improvements: Residential Dwelling
LILLIAN E. SARCONI, KNOWN SURVIVING HEIR OF ROBERT RUEBIN BRODMAN, DECEASED MORTGAGOR AND REAL OWNER; SANDRA MESETE, KNOWN SURVIVING HEIR OF ROBERT RUEBIN BRODMAN, DECEASED MORTGAGOR AND REAL OWNER; UNKNOWN SURVIVING HEIRS OF ROBERT RUEBIN BRODMAN, DECEASED MORTGAGOR AND REAL OWNER AND IRENE DEL CAMPO, KNOWN SURVIVING HEIR OF ROBERT RUEBIN BRODMAN, DECEASED MORTGAGOR AND REAL OWNER C.P. December Term, 2013 No. 00170 \$155,973.39 McCabe, Weisberg & Conway, PC

1501-696

3304 Ashfield Lane 19114-1204 66th wd. 1440 Sq Ft BRT#661163200 Improvements: Residential Dwelling
CHARLES A.J. HALPIN, III, ESQ., PERSONAL REPRESENTATIVE OF THE ESTATE OF PATRICIA STILLWELL A/K/A PATRICIA ANN MALDONADO, DECEASED C.P. April Term, 2014 No. 00602 \$171,959.28 Powers, Kirm & Associates, LLC

1501-697

6242 North Park Avenue 19141 49th wd. Row 2 Sty Masonry; 1232 Sq Ft BRT#493241200 Improvements: Residential Dwelling
ADDIE S. JONES C.P. March Term, 2014 No. 04705 \$82,066.72 McCabe, Weisberg & Conway, PC

1501-698

4545 Whitaker Avenue 19120-4631 42nd wd. 1328 Sq Ft BRT#421559900 Improvements: Residential Dwelling
JADEYAH E. WILLIAMS A/K/A JADEYAH WILLIAMS C.P. December Term, 2013 No. 00126 \$100,377.09 Law Offices of Gregory Javardian

1501-699

1813 East Willard Street 19134 45th wd. 1030 Sq Ft OPA# 452026900 Improvements: Residential Property
RUTH ANN ORR, SOLELY IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF MARY ANN ORR AND THE ESTATE OF MARY ANN ORR C.P. July Term, 2014 No. 01048 \$281,930.08 Richard M. Squire & Associates, LLC

1501-700

898 Granite St 19124 35th wd. 1776 Sq Ft BRT#871161100 Improvements: Commercial Real Estate
CHRISTOPHER A. WILLIAMS C.P. March Term, 2012 No. 001819 \$36,908.15 Kristofer B. Chiesa, Esq.

1501-701

5843 Florence Avenue 19143 3rd wd. Row 2 Story Masonry; 1510 Sq Ft BRT#034068300 Improvements: Residential Dwelling
ETHEL E EDWARDS; TITLE IS VESTED IN ETHEL E. EDWARDS BY DEED DATED NOVEMBER 6, 2002 AND RECORDED JANUARY 30, 2003 AS INSTRUMENT NO. 50605243 C.P. October Term, 2010 No. 00464 \$52,224.98 Federman & Associates, LLC

1501-702

6828 Chew Avenue 19119-1921 22nd wd. 1626 Sq Ft OPA# 222202100 Improvements: Residential Property
JOSHUA E. POPE, JR. AND SHEILA A. POPE C.P. November Term, 2009 No. 03712 \$245,443.10 Phelan Hallinan, LLP

1501-703

5045 North 16th Street 19141-2240 17th wd. 1314 Sq Ft OPA# 172115400 Improvements: Residential Property
RAYMOND T. BLUE; VERONICA I. BLUE C.P. March Term, 2009 No. 02130 \$75,325.00 Phelan Hallinan, LLP

1501-704

1248 Passmore Street 19111 53rd wd. 1080 Sq Ft BRT#531106500 Improvements: Row B/gar 2 Story Masonry
JOSEPH LOUISSAINT C.P. August Term, 2013 No. 02948 \$66,407.10 Milstead & Associates, LLC

1501-705

2864 Walnut Hill Street 19152-2125 57th wd. 1368 Sq Ft OPA# 571074100 Improvements: Residential Property

SHERIFF'S SALE

NANCY HARRIGAN-LERRO, IN HER CAPACITY AS HEIR OF JOHN LERRO, DECEASED; UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN LERRO, DECEASED C.P. October Term, 2013 No. 00804 \$137,237.82 Phelan Hallinan, LLP

1501-706

3430 Aubrey Avenue 19114-3602 57th wd. 1224 Sq Ft OPA# 572154720 Improvements: Residential Property
JEANNE M. FEDORICK C.P. February Term, 2009 No. 02976 \$104,902.49 Phelan Hallinan, LLP

1501-707

3021 C Street 19134-2901 7th wd. 1008 Sq Ft BRT#071446700 Improvements: Row 2 Story Masonry
JULIO A. HERNANDEZ AND MIDALIA FELICIANO RODRIQUEZ C.P. April Term, 2013 No. 04221 \$76,474.63 Milstead & Associates, LLC

1501-708

367 West Horttter Street 19119-3107 22nd wd. 5916 Sq Ft; On the Northwesterly side of Hortter Street (sixty feet wide); Containing the distance of one hundred thirty-nine feet two inches Northeastwardly from the Northeasterly side of Greene Street, curve; thence extending further a distance on a line of curve to the left with a radius of fifty feet, the arc distance of four feet seven and three-quarters inches to a point of corner; thence extending North forty-six degrees thirty-nine minutes eighteen seconds West the distance of forty-six feet one-eighth inches to a point of corner; thence extending South fifty-four degrees twenty-eight minutes thirty-six seconds West at the distance of One hundred feet to a point of corner; thence extending South forty-eight degrees thirty-seven minutes fifty-three seconds East one hundred sixty feet ten and one-eighth inches BRT#775202000 Subject to Mortgage Improvements: RICHARD HWANG A/K/A KWANG PYO HWANG C.P. August Term, 2014 No. 00988 \$356,717.30 Dominic A. DeCecco, Esq., Hartman Shurr Valeriano

1501-709

2830 Tolbut Street 19136-1021 57th wd. 1296 Sq Ft OPA# 572049115 Improvements: Residential Property
LARRY ROBERTS C.P. July Term, 2014 No. 00016 \$80,295.82 Richard M. Squire & Associates, LLC

1501-710

315 New Street, Apt 302 19106 6th wd. 907 Sq Ft BRT#888056604 Improvements: Res. condo 5+story Masonry
MELANIE A. MARCHAND AND THE UNITED STATES OF AMERICA C/O U.S. ATTORNEY EASTERN DISTRICT OF PENNSYLVANIA C.P. January Term, 2014 No. 02288 \$397,857.54 Milstead & Associates, LLC

1501-711

9201 Krewstown Road 19115 63rd wd. 5933 Sq Ft BRT#882748700; PRCL# 151N14-212 Subject to Mortgage Subject to Rent Improvements: One Story Commercial Building With A One Bay Automated Car Washing Facility, Two Auto Servicing Bays, A Customer Area, Parking Facilities, Signage, And Security Lighting
KREWSIN KLEAN, LLC C.P. August Term, 2014 No. 02057 \$397,450.17 Jack, J. Seitz, Esq.; Zachary J. Cohen, Esq.; Lesavoy Butz & Seitz, LLC

1501-712

2101-2119 Market Street, Unit 2506 19103 8th wd. 1634 Sq Ft BRT#888094430 Subject to Mortgage
JACOB M. YAEGER, AS SOLE OWNER C.P. June Term, 2014 No. 205453 \$11,728.46 Evan R. Bachove, Esq., Fineman Krekstein & Harris, PC

1501-713

6337 North 18th Street 19141 17th wd. 1200 Sq Ft BRT#172271500 Improvements: Residential Property
JAMES DORSEY III C.P. July Term, 2014 No. 00723 \$74,580.39 KML Law Group, PC

1501-714

5261 Delancey Street 19143-1505 60th wd. 1140 Sq Ft BRT#602118000 Improvements: Residential Dwelling
MARNEE BURNETT, PERSONAL REPRESENTATIVE OF THE ESTATE OF IDA A. WILKINSON, DECEASED C.P. June Term, 2014 No. 02714 \$17,856.42 Law Offices of Gregory Javardian

1501-715

8646 Agusta Street 19152 56th wd. 1066 Sq Ft BRT#562354100 Improvements: Residential Dwelling
MARK TERL C.P. February Term, 2014

SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE
No. 02871 \$130,232.27 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.; Jeniece D. Davis, Esq.	1501-718 629 E. Tioga Street 19134 7th wd. 1200 Sq Ft; Row Conv/Apt 2 Sty Masonry PRCL# 07-3-278400 Improvements: Residential Dwelling IVAN TIRADO C.P. May Term, 2012 No. 01235 \$67,164.90 Federman & Associates, LLC	1501-721 1328-1334 Unity Street; 4338-4340 Elizabeth Street 19124 23rd wd. 73091 Sq Ft BRT#884641402 Improvements: Residential Property UNITY CORP, 1328 C.P. July Term, 2012 No. 00926 \$535,701.14 KML Law Group, PC	Undivided 0.602% Interest In Common Elements And Parking Space # 110 MOHAMMAD ARSHA CHUGHTAI C.P. November Term, 2012 No. 01250 \$52,793.79 Stark & Stark, PC	1501-725A-B 5521 Chester Avenue – Premises A -- 19143-5334 51st wd. 1473 Sq Ft BRT#773070100 Improvements: Commercial Property 5523 Chester Avenue -- Premises B -- 19143-5334 51st wd. 1473 Sq Ft BRT#773070200 Improvements: Commercial Property AFRICAN CULTURAL ALLIANCE OF NORTH AMERICA, INC. C.P. June Term, 2012 No. 02939 \$165,000.00 Wilentz, Goldman & Spitzer P.A.
1501-716 1835 South 12th Street 19148 39th wd. 1836 Sq Ft BRT#394591300 Improvements: Residential Dwelling ROSEMARIE SCRENCI A/K/A ROSA MARIE SCRENCI AND CARLO V. SCRENCI C.P. July Term, 2013 004455 \$106,529.20 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.; Jeniece D. Davis, Esq.	1501-719 2027 S. Alden Street 19143 40th wd. 1080 Sq Ft; Row 2 Sty Masonry PRCL# 40-1-0145-00 Improvements: Residential Dwelling LOUIS KARBEDEH C.P. September Term, 2012 No. 002502 \$65,159.53 Federman & Associates, LLC	1501-722 3082 Tulip Street 19134 25th wd. 1184 Sq Ft; Row 2 Sty Masonry PRCL# 252373900 Improvements: Residential Dwelling PENNINGTON 189 MANAGEMENT, LLC C.P. December Term, 2012 No. 02696 \$87,539.64 Federman & Associates, LLC	1501-724A-B 3517 North Front Street – Premises A – 19140 7th wd. Lots 24-25, Block 44N4, Tax Map of Philadelphia, Pennsylvania; 640 Sq Ft BRT#073010500 Improvements: Commercial Real Estate 3519-3525 North Front Street – Premises B – 19140 7th wd. Lots: 24-25, Block 44N4, Tax Map of Philadelphia, Pennsylvania; 3840 Sq Ft BRT#073010600 Improvements: Commercial Real Estate WILLIAM J. O'DRISCOLL, JR. C.P. April Term, 2013 No. 00350 \$86,544.74 Kristofer B. Chiesa, Esq.	
1501-717 5680 Morton Street 19144-1330 12th wd. 994 Sq Ft OPA# 122177700 Subject to Mortgage Improvements: Residential Property ALL KNOWN AND UNKNOWN HEIRS OF ALLEN L. GUNDY C.P. January Term, 2014 No. 00463 \$29,615.32 Brett A. Solomon, Esq., Michael C. Mazack, Esq.	1501-720 5893 Woodcrest Avenue 19131-2214 52nd wd. 1124 Sq Ft BRT#52-2-1617-00 Improvements: Residential Dwelling JESTINE JOHNSON C.P. July Term, 2013 No. 04450 \$79,011.58 Barbara A. Fein, Esq.	1501-723 201-59 North 8th Street, Unit 804 19106 20th wd. 1009 Sq Ft BRT#888037290 Subject to Mortgage Improvements: Residential Condominium Dwelling Together With		

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