

Sheriff's Sale Notices for June 3, 2014

SHERIFF'S SALE

THIRD PUBLICATION

Properties to be sold by Sheriff Jewell Williams, on Tuesday, June 3, 2014 at the:

FIRST DISTRICT PLAZA
3801 MARKET STREET
10:00 A.M. (DST).

JUDICIAL/FORECLOSURE SALE CONDITIONS OF SHERIFF SALE

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.

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

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.

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.

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.

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.

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.

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.

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.

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

Prospective purchasers are directed to the Web site of the Philadelphia Bureau of Revision of Taxes, (btrweb.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 website 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.

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 descriptive information about the property from the BRT website. Effective Date: July 7, 2006

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NOTICE OF SCHEDULE OF DISTRIBUTION

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 June 3, 2014.

Distribution will be made in accordance with the Schedule unless exceptions are filed thereto within ten (10) days thereafter.

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.

EXPLANATION

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.

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.

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.

Very truly yours,

JEWELL WILLIAMS, Sheriff
City and County of Philadelphia
www.OfficeofPhiladelphiaSheriff.com

The following property, sale of which was postponed from the June 5, 2012 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1206-376A-B

51st wd. (5420-28 Paschall Ave. - Premises A 19143) 170' Northeast of 55th St., Front: 130', Depth 195' BRT#884350840 Improvements: Commercial Property
51st wd. (5430-44 Paschall Ave. - Premises B - 19143) Intersection of the Southeasterly side of Paschall Ave. and the Northeasterly side of 55th St. Front: 170' Depth: 195' BRT#884350845 Improvements: Commercial Property FREDERICK COOPER C.P. March Term, 2012 No. 0081 Kerry S. Schuman, Esq.

The following property, sale of which was postponed from the August 7, 2012 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1208-458

4010 Marple St. 19136 65th wd. Situate on the southwest side of Marple St (40' wide) at the distance of 155' 1/4" northwest from the northwest side of Erdrick St (50' wide) in the 65th ward of the City of Philadelphia; 2847.8 Sq Ft BRT#651087200
PAVITTAR SINGH C.P. March Term, 2012 No. 2287 \$97,165.62 Alan C. Gershenson, Esq.

The following property, sale of which was postponed from the June 4, 2013 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1306-499

2618 South Howard Street AKA 2618 Howard Street 19148-4743 39th wd. 1530 Sq. Ft. PRCL#391251216 Improvements: Residential Property
MAUREEN KANE C.P. January Term, 2012 No. 03056 \$79,427.86 Phelan Hallinan, LLP

The following property, sale of which was postponed from the August 6, 2013 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1308-439

5737 Woodcrest Avenue 19131 52nd wd. 1392 Sq. Ft. BRT#522155600 Improvements: Residential Dwelling
GEORGIA BURSE C.P. April Term, 2012 No. 03714 \$87,836.78 Udren Law Offices, P.C.

The following property, sale of which was postponed from the September 10, 2013 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

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1309-452

721 Mckean Street 19148 39th wd. row 2 sty, masonry; 2285.6 Sq. Ft. BRT#393025600 Improvements: Residential Dwelling
JEFFREY SPEARMAN, JR. C.P. August Term, 2012 No. 01904 \$228,828.26 McCabe, Weisberg, & Conway, P.C.

1309-484

5647 Addison Street 19143 60th wd. Row 2 sty, masonry; 1774.5 Sq. Ft. BRT#604125600 Improvements: Residential Dwelling
PROPERTY OF KENNETH M. AMES, ADMINISTRATOR OF THE ESTATE OF YVONNE AMES, DECEASED MORTGAGOR AND REAL OWNER C.P. March Term, 2013 No. 00633 \$73,952.16 McCabe, Weisberg, & Conway, P.C.

1309-530

6108 West Jefferson Street aka 6108 Jefferson Street 19151-3901 34th wd. 2152.50 Sq. Ft. PRCL#342060900 Improvements: Residential Property
AINSLEY JARRETT C.P. November Term, 2012 No. 02298 \$142,771.11 Phelan Hallinan, LLP

The following property, sale of which was postponed from the October 1, 2013 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1310-302

442-444 East Indiana Avenue 19134 7th wd. 1849.5 Sq. Ft.; row 2 sty masonry BRT#071240600 Improvements: Residential Dwelling
KEITH FEINGOLD, KNOWN SURVIVING HEIR OF ALMAR FEINGOLD, DECEASED MORTGAGOR, AND REAL OWNER, CORINNA FEINGOLD, KNOWN SURVIVING HEIR OF ALMAR FEINGOLD, DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF ALMAR FEINGOLD, DECEASED MORTGAGOR AND REAL OWNER C.P. May Term, 2012 No. 00292 \$73,937.50 McCabe, Weisberg, & Conway, P.C.

1310-314

7464 Rhoads Street 19151 34th wd. 1626.90 Sq. Ft. BRT#343156200 Improvements: Residential Property
CARLA WATTS C.P. January Term, 2011 No. 02976 \$126,895.20 KML Law Group, P.C.

1310-331

734 Millwood Road 19115-4122 63rd wd. 6774 Sq. Ft. PRCL#632049100 Improvements: Residential Property
MATTHEW KLINE AND DELILAH KLINE C.P. March Term, 2013 No. 02984 \$267,249.35 Phelan Hallinan, LLP

1310-341

2214 West Cumberland Street 19132 16th wd. 2700 Sq. Ft.; row 2sty masonry BRT#162283500 Improvements: Residential Dwelling
RONALD W. WARREN C.P. September Term, 2012 No. 01780 \$61,727.54 McCabe, Weisberg, & Conway, P.C.

1310-343

5033 Schuyler Street 19144 13th wd. 6888 Sq. Ft.; s/d w det gar 3 sty masonry BRT#133158300 Improvements: Residential Dwelling
ANTHONY WALL C.P. July Term, 2008 No. 02738 \$481,628.89 McCabe, Weisberg, & Conway, P.C.

1310-347

153 North Lindenwood Street 19139 44th wd. 1208 Sq. Ft.; row 2sty masonry BRT#44154600 Improvements: Residential Dwelling
PROPERTY OF RONALD WILLIAMS, KNOWN SURVIVING HEIR OF SARAH S. WILLIAMS, DECEASED MORTGAGOR AND REAL OWNER, HARVEY WILLIAMS, KNOWN SURVIVING HEIR OF SARAH S. WILLIAMS, DECEASED MORTGAGOR AND REAL OWNER, STEPHANIE WILLIAMS, KNOWN SURVIVING HEIR OF SARAH S. WILLIAMS, DECEASED MORTGAGOR AND REAL OWNER, CARISSA WILLIAMS, ONLY SURVIVING HEIR OF SARAH S. WILLIAMS, DECEASED MORTGAGOR AND REAL OWNER AND UNKOWN SURVIVING HEIRS OF SARAH S. WILLIAMS, DECEASED MORTGAGOR AND REAL OWNER. C.P. July Term, 2011 No. 01075 \$63,479.67 McCabe, Weisberg,

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& Conway, P.C.

1310-430

4311 Shel mire Avenue 19136-3624 65th wd. 1279.47 Sq. Ft. PRCL#651045700 Improvements: Residential Property
ANDREW DEMPSKY AND CYNTHIA DEMPSKY C.P. March Term, 2012 No. 01216 \$126,734.24 Phelan Hallinan, LLP

1310-517

346 East Church Lane 19144 12th wd. 4113 Sq. Ft.; semi/det 3 sty stone BRT#122032700 Improvements: Residential Dwelling
RICHARD A. TYLER JR., DIVONNE TYLER AND THE UNITED STATES OF AMERICA C/O UNITED STATES ATTORNEY FOR THE EASTERN DISTRICT OF PENNSYLVANIA C.P. February Term, 2013 No. 00993 \$203,469.26 McCabe, Weisberg, & Conway, P.C.

1310-537

6109 Marsden Street 19135 41st wd. 3260 Sq. Ft.; s/d conv apt 2 sty masonry BRT#411262000 Improvements: Residential Dwelling
ANTHONY PIZZARO C.P. December Term, 2006 No. 00791 \$90,776.44 McCabe, Weisberg, & Conway, P.C.

1310-617

5615 Catharine Street 19143-2814 46th wd. Land area: 1065 Sq. Ft. BRT#463095700 Improvements: Row 2 Story Masonry
BRIGETTE CAMPBELL C.P. November Term, 2012 No. 02568 \$84,363.06 Milstead & Associates, LLC

1310-681

5624 Morton Street 19144-1330 12th wd. On the Southwest Side of Morton St. 196 feet Northwest of Armat St.; Front: 16 ft. 0 in. Depth: 99 ft. 1/8 in. Subject To Mortgage Sarasota Coolidge Equities, LLC and Caroline McIntyre Subject To Rent Ground Rent
MILTON MCINTYRE C.P. December Term, 2008 No. 2523 \$29,750.00 Richard L. Vanderslice, Esq.

The following property, sale of which was postponed from the November 5, 2013 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1311-308

2709 South Adler Street 19148-4908 39th wd. 957.60 Sq. Ft. BRT#395260500 Improvements: Residential Dwelling
JOSEPH MICALI AND LISA MICALI C.P. March Term, 2013 No. 00302 \$144,715.22 Udren Law Offices, P.C.

1311-408

1720 South Bancroft Street 19145 26th wd. 742 Sq. Ft. BRT#365160700 Improvements: Residential Dwelling
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER BEVERLY LYNN SAUNDERS, DECEASED; BEVERLY LYNN SAUNDERS, DECEASED; SHELLEY SAUNDERS, KNOWN HEIR OF BEVERLY LYNN SAUNDERS, DECEASED C.P. September Term, 2010 No. 01884 \$39,357.05 Udren Law Offices, P.C.

1311-412

406 Wood Street 19106 5th wd. 663 Sq. Ft. BRT#056015000 Improvements: Residential Dwelling
RONALD B. MCKAY C.P. August Term, 2012 No. 03320 \$443,378.86 Udren Law Offices, P.C.

1311-526

4624 Rising Sun Avenue 19140 42nd wd. Row 2 sty masonry; 950 Sq. Ft. BRT#422350600 Improvements: Residential Dwelling
BENJAMIN SANTIAGO C.P. February Term, 2013 No. 01662 \$89,771.07 McCabe, Weisberg, & Conway, P.C.

1311-555

6522 Lansdowne Avenue 19151-3704 34th wd. 1485 Sq. Ft. PRCL#344020500 Improvements: Residential Property
DEBRA A. CHANCE C.P. July Term, 2012 No. 03568 \$79,258.85 Phelan Hallinan, LLP

1311-705

3701-03 North Broad Street 19140-3643 43rd wd. see Exhibit "A" OPA#883362500 Improvements: See Exhibit "a"
3701-03 NORTH BROAD STREET C.P.

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September Term, 2009 No. 0317 \$876,598.54
Michael A. Bowman, Esq.

1311-745

5412 North Fairhill Street 19120 61st wd. semi det 2sty masonry; 3605 Sq. Ft. BRT#612292300 Improvements: Residential Dwelling
JACQUES E. POLYCARPE AND CATHELINE C. POLYCARPE C.P. April Term, 2013 No. 02752 \$125,947.10 McCabe, Weisberg, & Conway, P.C.

The following property, sale of which was postponed from the December 3, 2013 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1312-314

609 East Wishart Street 19134 33rd wd. 1064 Sq. Ft.; row 2 sty masonry BRT#331027900 Improvements: Residential Dwelling
GREGORY STANISLAUS C.P. June Term, 2013 No. 01488 \$52,662.11 McCabe, Weisberg & Conway, P.C.

1312-324

510 Dickinson Street 19147 1st wd. 1168 Sq. Ft.; row 3 sty masonry BRT#011268200 Improvements: Residential Dwelling
KATHLEEN FRANGOS AND PAUL FRANGOS C.P. June Term, 2013 No. 01919 \$230,102.73 McCabe, Weisberg & Conway, P.C.

1312-341

413 Spruce Street 19106 5th wd. 487 Sq. Ft.; res condo 3sty masonry BRT#888042025 Subject to Mortgage Improvements: Condominium
CAROLE ACKERMAN C.P. December Term, 2009 No. 02242 \$135,097.67 McCabe, Weisberg & Conway, P.C.

1312-350

614 North 67th Steet 19151 34th wd. 975 Sq. Ft. BRT#64N1254 and 93 Improvements: Row B/gar 2story Masonry
PROPERTY OF SHARON ROSS-HAYMAN, ORIGINAL MORTGAGOR AND REAL OWNER AND FELTON A. HAYMAN, ORIGINAL MORTGAGOR C.P. April Term, 2013 No. 04511 \$127,414.59 Milstead & Associates, LLC

1312-358

1251 Alcott Street 19149 35th wd. 1088 Sq. Ft.; row 2 sty masonry BRT#352089200 Improvements: Residential Dwelling
JOSEPH R. RAYMOND C.P. January Term, 2013 No. 01963 \$104,732.60 McCabe, Weisberg & Conway, P.C.

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, Kirn & Javardian, LLC

1312-388

5745 North 20th Street 19138-2901 17th wd. 1834.16 Sq. Ft. PRCL#172375300 Improvements: Residential Property
JOEL J. DAVENPORT, IN HIS CAPACITY AS HEIR OF THE ESTATE OF GOLDIE E. DAVENPORT, JACQUELINE DAVENPORT, IN HER CAPACITY AS HEIR OF THE ESTATE OF GOLDIE E. DAVENPORT, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER GOLDIE E. DAVENPORT, DECEASED. C.P. June Term, 2012 No. 03959 \$95,600.30 Phelan Hallinan, LLP

1312-404

3408 Arthur Street 19136-2322 64th wd. Containing in front or breadth on the said Arthur Street, 20 feet and extending of that width in length or depth southwestwardly between parallel lines at right angles to the said Arthur Street. Improvements: Semi/det 2 Sty Frame
JOSEPH J. BRETT AND ROCHELLE BRETT C.P. May Term, 2011 No. 00526 \$131,095.41 Chandra M. Arkema, Esq.

1312-409

1156 North 64th Street 19151-3127 34th wd. 1600 Sq. Ft. BRT#344255600 Improvements: Residential Dwelling
PHYLLIS WELTON C.P. February Term,

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2013 No. 00105 \$151,458.43 Law Offices of Gregory Javardian

1312-420

1669 East Hunting Park Avenue 19124 33rd wd. 1275 Sq. Ft. BRT#332089900 Improvements: Residential Property JOSE ANOTNIO GONZALEZ C.P. January Term, 2011 No. 03759 \$96,170.43 KML Law Group, P.C.

1312-430

4649 Whitaker Avenue 19120-4637 42nd wd. 1557.13 Sq. Ft. BRT#421563700 Subject to Mortgage Improvements: Residential Dwelling DIANA M. BARANIECKI C.P. May Term, 2011 No. 02475 \$30,796.41 Powers, Kirm & Javardian, LLC

1312-438

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 \$128,912.98 Phelan Hallinan, LLP

1312-469

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 Christopher A. DeNardo, Esq.

1312-470

423 Knorr Street 19111-4614 35th wd. 2500 Sq. Ft. OPA#353147100 Improvements: Residential Property REGINALD SMITH C.P. February Term, 2013 No. 03235 \$95,352.34 Phelan Hallinan, LLP

1312-473

6333 Vandike Street 19135-3305 41st wd. 1336.50 Sq. Ft. OPA#411346000 Improvements: Residential Property FRANK MCCLAIN C.P. December Term, 2011 No. 02908 \$77,525.45 Phelan Hallinan, LLP

1312-494

1511 North 54th Street 19131 44th wd. 1543 Sq. Ft. BRT#442361100 Improvements: Residential Property WENDELL GREEN C.P. June Term, 2013 No. 03495 \$111,118.90 KML Law Group, P.C.

1312-502

6258 Algard Street 19135-3502 55th wd. 1136 Sq. Ft. OPA#552344600 Improvements: Residential Property CHRISTINA DIGUILLIO C.P. February Term, 2013 No. 00677 \$99,449.25 Phelan Hallinan, LLP

1312-545

13009 Townsend Road, Unit L-2 19154-1001 66th wd. PRCL#888660489 Improvements: Condominium Unit RANDI S. HORN C.P. April Term, 2012 No. 02543 \$139,291.14 Phelan Hallinan, LLP

1312-562

1351 Saint Vincent Street 19111 S/D w detached garage 2 story mason BRT#532332400 Improvements: Residential Dwelling SHANE ROSENTHAL C.P. June Term, 2010 No. 02288 \$162,091.18 Federman & Associates, LLC

1312-600

7542 Woodbine Avenue 19151-2720 34th wd. 1633.50 Sq. Ft. PRCL#343200000 Improvements: Residential Property DANA H. WILLIAMS C.P. April Term, 2013 No. 01199 \$88,037.47 Phelan Hallinan, LLP

The following property, sale of which was postponed from the January 7, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1401-354

840-842 North Broad Street 19130-2234 15th wd. Situate on the west side of Broad Street (as widened to 113 feet) at the distance of 78 feet northward from the north side of Parrish Street. Subject to Mortgage Improvements: Auto Repair Shop Masonry EFEDUA E. OKOLO AND ROSEMARY OKOLO C.P. September Term, 2009 No. 01783 \$127,452.07 Emmanuel J. Argentieri, Esq.

1401-378

2626 Oakford Street 19146 36th wd. 1818 Sq. Ft.; row 2 sty masonry BRT#362048700 Improvements: Residential Dwelling BRUCE POWELL AND SEDELLE POWELL C.P. September Term, 2009 No. 00354 \$75,859.32 McCabe, Weisberg, & Conway, P.C.

1401-424

5147 Oakland Street 19124 23rd wd. 1214 Sq.

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Ft.; row b/gar 2sty BRT#621399800 Subject to Rent Improvements: Residential Dwelling JOSEPH BIANCHIMANO AND THOMAS PRENDERGAST C.P. March Term, 2012 No. 04080 \$105,691.76 McCabe, Weisberg, & Conway, P.C.

1401-433

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

1401-437

5231 Pine Street 19143 60th wd. 1400 Sq. Ft.; row 2 sty masonry BRT#602128800 Improvements: Residential Dwelling ABDELLATIF CHAKRANE C.P. March Term, 2010 No. 00259 \$51,692.00 McCabe, Weisberg, & Conway, P.C.

1401-446

318 North Felton Street 19139 34th wd. 1487.01 Sq. Ft. BRT#341258300 Improvements: Residential Property CHANTELLE NELSON C.P. November Term, 2010 No. 04134 \$58,482.99 KML Law Group, P.C.

1401-448

523 Burnham Road 19119 22nd wd. 2650 Sq. Ft. BRT#223071900 Improvements: Residential Property JOHN C. CHIVERS C.P. May Term, 2012 No. 00685 \$94,008.94 KML Law Group, P.C.

1401-461

7300 Cresheim Road, Unit B-9 19119 9th wd. 1019 Sq. Ft.. All that certain unit designated as Unit B-9 being a unit in "Cresheimbrook Condominium", a condominium located at 7302 Cresheim Road, in the 9th ward of the City of Philadelphia, Commonwealth of Pennsylvania designated in the Declaration Creating and Establishing Cresheimbrook Condominium, dated 4/3/1979 and recorded in the Department of Records in and for the County of Philadelphia on 4/6/1979 in Deed Book DCC 1924 page 454 and any amendments thereto and in the Declaration Plan of Cresheimbrook Condominium, dated 4/___/1979 and recorded as aforesaid on 04/16/1979 in Deed Book DCC 1924 page 478 and any amendments thereto. BRT#888200017 Subject to Mortgage Improvements: Residential Condominium SIGRID JOHNSON C.P. May Term, 2010 No. 4008 \$17,962.98 Hal A. Barrow, Esq.

1401-467

1324 North 53rd Street 19131-4335 44th wd. 1520 Sq. Ft. OPA#442336700 Improvements: Residential Property LISA PEEK C.P. August Term, 2006 No. 02911 \$48,383.52 Phelan Hallinan, LLP

1401-495

1641 South 26th Street 19145-1214 36th wd. 691.88 Sq. Ft. OPA#364213000 Improvements: Residential Property ROBERT CHAMBERS C.P. July Term, 2013 No. 00323 \$37,227.28 Phelan Hallinan, LLP

1401-506

2340 East Hazzard Road aka 2340 East Hazzard Street 19125 31st wd. 966.84 Sq. Ft. BRT#314111200 Improvements: Residential Property CHRISTOPHER STORY C.P. April Term, 2009 No. 003565 \$144,870.32 Amy Glass, Esq.

1401-554

1600 South 53rd Street 19143 51st wd. On the corner formed by the intersection of the southwest side of 53rd Street with the southeast side of Greenway Avenue. Southwest corner of 53rd Street; front 16 ft 11 in; depth 67 ft, 0 in. OPA#512074200 Improvements: Commercial Property SANDRA WESTBROOK C.P. November Term, 2008 No. 04081 \$127,201.50 Ron L. Woodman, Esq.

1401-583

6659 Vandike Street 19135 41st wd. 2021.25 Sq. Ft. BRT#411353700 Improvements: Residential Dwelling DANIEL MCILHENNY C.P. July Term, 2013 No. 03164 \$55,885.26 Udren Law Offices, P.C.

1401-616

528 West York Street 19133 19th wd. 1854 Sq. Ft. BRT#191433700 Subject to Mortgage Improvements: Residential Property MARIE CLAIRE BEAUVIL C.P. October Term, 2010 No. 3697 \$78,672.04 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1401-623 A-B

400 West Cheltenham Avenue — Premises A — 19120 61st wd. On southwesterly side of the intersection of southwest line of Cheltenham

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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 OPA/BRT#882756700

GWANG HO YI C.P. April Term, 2009 No. 01149 \$899,460.38 Ron L. Woodman, Esq.

1401-635

1152 South 10th Street 19147 2nd wd. 992 Sq. Ft. BRT#021548700 Improvements: Residential Property HAROLD EVANS C.P. May Term, 2010 No. 03153 \$423,070.49 KML Law Group, P.C.

1401-677

5627 Catharine Street 19143-2814 46th wd. 1065 Sq. Ft. OPA#463096300 Improvements: Residential Property LATANYA HOLMES, MARGARET HOLMES AND KENYA D. HOLMES C.P. January Term, 2012 No. 02772 \$101,244.49 Phelan Hallinan, LLP

The following property, sale of which was postponed from the February 4, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1402-308

6128 Lawndale Avenue aka 6128 Lawndale Street 19111 935 Sq. Ft. BRT#352320215 Improvements: Residential CUONG MANH PHAM AND DOA B. NGUYEN, H/W C.P. March Term, 2013 No. 02052 \$278,308.33 Dana S. Plon, Esq.

1402-314

6723 North 18th Street 19126-2603 10th wd. 1252.80 Sq. Ft. OPA#101085200 Improvements: Residential Property RAINFORD THOMAS C.P. March Term, 2013 No. 00160 \$141,981.43 Phelan Hallinan, L.L.P.

1402-320

1826 Placid Street 19152-1113 56th wd. 4173.35 Sq. Ft. OPA#562248600 Improvements: Residential Property CLEATUS SANTEE AND JENNIFER SANTEE C.P. January Term, 2012 No. 00446 \$162,359.11 Phelan Hallinan, L.L.P.

1402-325

440 West Susquehanna Avenue 19122-1537 19th wd. 906.61 Sq. Ft. OPA#191393500 Improvements: Residential Property CAMERON GLENN C.P. March Term, 2013 No. 02414 \$59,397.72 Phelan Hallinan, L.L.P.

1402-326

15022 Theresa Drive 19116-1442 58th wd. 5628.96 Sq. Ft. OPA#583165146 Improvements: Residential Property RICHARD HULL AND HELEN HULL C.P. March Term, 2013 No. 02992 \$132,125.85 Phelan Hallinan, L.L.P.

1402-333

5903 Osage Avenue 19143-1119 3rd wd. 883.50 Sq. Ft. OPA#032052500 Improvements: Residential Property DORCINE V. CROPPER AND ROBERT L. CROPPER C.P. September Term, 2013 No. 00634 \$18,840.67 Phelan Hallinan, L.L.P.

1402-336

8437 Williams Avenue 19150-1920 50th wd. 1604.70 Sq. Ft. OPA#502275100 Improvements: Residential Property LISA WICKS C.P. May Term, 2012 No. 01444 \$136,496.08 Phelan Hallinan, L.L.P.

1402-338

1841 Master Street 19121-4907 47th wd. 1666 Sq. Ft. OPA#471114800 Improvements: Residential Property FRED A. EBBA AKA FRED A. EBBA C.P. March Term, 2007 No. 00158 \$125,371.36 Phelan Hallinan, L.L.P.

1402-352

1978 West Cheltenham Avenue 19138-2234 10th wd. 1424 Sq. Ft. OPA#101407300 Improvements: Residential Property MARGUERITE M. JEAN-BAPTISTE AND MANETTE HYACINTHE C.P. March Term, 2013 No. 03655 \$119,696.52 Phelan Hallinan, L.L.P.

1402-354

3620 Richmond Street 19134-6218 45th wd. 1552 Sq. Ft. OPA#451154200 Improvements: Residential Property JAMES RISPO AKA JAMES R. RISPO, SR. C.P. June Term, 2013 No. 02378 \$70,178.82 Phelan Hallinan, L.L.P.

1402-355

5109 Locust Street 19139-4123 60th wd. 1708.52 Sq. Ft. OPA#602074900 Improvements: Residential Property KAREN R. SNEAD, IN HER CAPACITY AS HEIR OF MARY L. GOODEN, DECEASED. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR

SHERIFF'S SALE

ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER MARY L. GOODEN, DECEASED. C.P. February Term, 2012 No. 03097 \$73,728.52 Phelan Hallinan, L.L.P.

1402-357

1348 Pennington Road 19151-2838 34th wd. 1603 Sq. Ft. OPA#343327100 Improvements: Residential Property CURTIS SINGLETON C.P. February Term, 2013 No. 01075 \$141,946.87 Phelan Hallinan, L.L.P.

1402-366

4707 Frankford Avenue 19124 23rd wd. 1574.28 Sq. Ft. BRT#871112250 Improvements: Commercial Real Estate INDRAWATIE PERMESARDIAN AND TARIQ ADHAM C.P. July Term, 2012 No. 02356 \$108,282.24 Stern & Eisenberg, P.C.

1402-382

2640 South 66th Street 19142-2702 40th wd. 1012 Sq. Ft. BRT#406021300 Improvements: Residential Real Estate THE UNKNOWN HEIRS, EXECUTORS, OF DEVEISS OF THE ESTATE OF BEATRICE H. BILLA C.P. August Term, 2013 No. 3146 \$87,284.76 Stern & Eisenberg, P.C.

1402-389

469 East Pleasant Street 19119 22nd wd. 1406 Sq. Ft.; row b/gar 2sty masonry BRT#222078800 Improvements: Residential Dwelling FILBERT FRANCOIS C.P. February Term, 2009 No. 02202 \$144,295.97 McCabe, Weisberg, & Conway, P.C.

1402-391

6605 North 13th Street 19126 61st wd. 61'6-5/8" frontage x 153'9-5/8" depth OPA#611193500 Improvements: Residential Property GREGORY BROWN AND VANESSA BROWN C.P. July Term, 2012 No. 00881 \$46,057.46 Richard M. Squire & Associates, L.L.C.

1402-393

2431 Reed Street, Unit 2 19146 36th wd. North side of Reed St intersection of Reed & 25th; front irregular lot BRT#884122506 Improvements: Industrial Condominium Containing 14954 Sq Ft Improvement Area SCST REALTY GROUP, L.L.C. C.P. January Term, 2012 No. 01424 \$627,178.99 James W. Hennessey, Esq., Dilworth Paxson L.L.P.

1402-395

2106 North Marvne 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.

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.

1402-398

216 South 52nd Street 19139 60th wd. 1530 Sq. Ft. BRT#602182300 Improvements: Multi-story Office C.P. May Term, 2013 No. 03977 \$116,807.75 Scott A. Dietherick, Esq. and/or Kathryn L. Mason, Esq.

1402-404

4660 Torresdale Avenue 19124-3451 23rd wd. 1193.55 Sq. Ft. OPA#232378900 Improvements: Residential Property SANDRA VAZQUEZ AKA SANDRA MELINDA VAZQUEZ C.P. March Term, 2012 No. 00703 \$84,485.25 Phelan Hallinan, L.L.P.

1402-407

1813 South 65th Street 19142-1423 40th wd. 1740 Sq. Ft. OPA#401199000 Improvements: Residential Property DAHN DENNIS C.P. May Term, 2013 No. 01890 \$29,766.36 Phelan Hallinan, L.L.P.

1402-409

1904 Plymouth Street aka 1904 1/2 Plymouth Street aka 1904 "A" Plymouth Street 19138-2705 10th wd. 1200 Sq. Ft. BRT#101309200 Improvements: Residential Property MARCIA RUBIN AS SOLE OWNER C.P. May Term, 2012 No. 3456 \$91,277.60 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, L.L.C.

1402-410

1813 Penfield Street 19126-1539 10th wd. 1014 Sq. Ft. OPA#101378900 Improvements:

SHERIFF'S SALE

Residential Property ERIC LEE C.P. June Term, 2013 No. 02379 \$90,675.70 Phelan Hallinan, L.L.P.

1402-411

6335 Morton Street 19144-1606 22nd wd. 1324.51 Sq. Ft. OPA#592213035 Improvements: Residential Property ALONZO PICKERON AKA ALONZO PICKRON C.P. September Term, 2013 No. 00694 \$70,298.52 Phelan Hallinan, L.L.P.

1402-414

2552 East Somerset Street 19134-4743 25th wd. 2000 Sq. Ft. OPA#251006000 Improvements: Residential Property JAMES R. RISPO C.P. June Term, 2013 No. 02382 \$91,604.49 Phelan Hallinan, L.L.P.

1402-415

2227 West Dauphin Street 19132-4704 16th wd. 1170 Sq. Ft. BRT#162252800 Improvements: Residential Property KEENA M. BRINKLEY C.P. April Term, 2012 No. 2026 \$84,761.24 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, L.L.C.

1402-419

1410 South 52nd Street 19143-5041 51st wd. 1811 Sq. Ft. BRT#27 S 18219; Tax Acct #512009000 Subject to Mortgage Improvements: Residential Property ZAHAVA FISCH C.P. December Term, 2011 No. 2447 \$73,043.23 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, L.L.C.

1402-422

1948 South 23rd Street 19124 48th wd. 1188 Sq. Ft. BRT#482259300 Improvements: Residential Property ROBERT D. WILSON C.P. October Term, 2009 No. 1636 \$78,890.39 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, L.L.C.

1402-427

3135 F Street 19134-2403 33rd wd. 1120 Sq. Ft. BRT#331292500 Subject to Mortgage Improvements: Residential Property REGINA S. JONES, AS SOLE OWNER C.P. February Term, 2012 No. 1465 \$60,432.44 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, L.L.C.

1402-429

2411 Bleigh Avenue aka 2411 Bleigh Street 19152-4309 56th wd. 2583 Sq. Ft. BRT#561311300 Improvements: Residential Property SHAHENA BEGUM AND MAMUNUR RASHID, WIFE AND HUSBAND, AS TENANTS BY THE ENTIRETY C.P. May Term, 2012 No. 2233 \$213,441.28 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, L.L.C.

1402-430

1235 Levick Street 19111 53rd wd. 1

SHERIFF'S SALE

1402-449

2722 North 45th Street 19131 52nd wd. 1354 Sq. Ft.; row b/gar 2sty stone BRT#521225800 Improvements: Residential Dwelling
GLENROY THOMPSON C.P. April Term, 2013 No. 04663 \$154,932.99 McCabe, Weisberg, & Conway, P.C.

1402-450

2061 Albright Street 19134 45th wd. 1149 Sq. Ft. BRT#452187000 Subject to Mortgage Improvements: Residential Property
DAVID A. BAUMANN AND JANICE BAUMANN, HIS WIFE C.P. September Term, 2008 No. 001291 \$70,811.38 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, L.L.C.

1402-451

4945 Florence Avenue 19143 51st wd. 1126 Sq. Ft.; row 2sty masonry BRT#511139700 Improvements: Residential Dwelling
JAMES WATSON C.P. May Term, 2013 No. 01657 \$144,749.08 McCabe, Weisberg, & Conway, P.C.

1402-456

6059 Allman Street 19142 40th wd. 952 Sq. Ft. BRT#401243300 Improvements: Residential Property
SANAYAH H. MILLER C.P. July Term, 2013 No. 00828 \$86,625.80 KML Law Group, P.C.

1402-458

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

1402-469

224 North 50th Street 19139 44th wd. 2338.93 Sq. Ft. BRT#441066302 Improvements: Residential Dwelling
MARQUITTA FORTUNE AND BYRONE TYREE C.P. May Term, 2010 No. 04021 \$65,892.73 Mark J. Udren, Esq.

1402-475

4930 Knorr Street 19135-2425 41st wd. 1778.60 Sq. Ft. BRT#412017000 Improvements: Residential Dwelling
JOHN C. KUHN C.P. August Term, 2012 No. 01822 \$188,571.56 Milstead & Associates, L.L.C.

1402-479

605 East Sanger Street 19120-1720 35th wd. 1162.27 Sq. Ft. BRT#351216200 Improvements: Row/b Gar 2 Story Masonry
VALERIE GARY-MITCHELL AND JAMES E. MITCHELL C.P. February Term, 2012 No. 00034 \$139,426.06 Milstead & Associates, L.L.C.

1402-480

6014 Ogontz Avenue 19141-1312 17th wd. 1744 Sq. Ft. OPA#172253800 Improvements: Residential Property
ESTATE OF DAMIAN WILSON AKA DAMIAN CHRISTOPHER WILSON. BELLA WILSON, ADMINISTRATRIX AND HEIR OF THE ESTATE OF DAMIAN WILSON AKA DAMIAN CHRISTOPHER WILSON. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER DAMIAN WILSON AKA DAMIAN CHRISTOPHER WILSON, DECEASED. C.P. May Term, 2009 No. 02851 \$143,011.49 Phelan Hallinan, L.L.P.

1402-485

108 West Norris Street 19122-2439 18th wd. 1625 Sq. Ft. BRT#183195108 Improvements: Residential Dwelling
HAROLD WINGFIELD C.P. February Term, 2013 No. 000122 \$51,884.83 Law Offices of Gregory Javardian

The following property, sale of which was postponed from the February 4, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1402-489

5527 Irving Street 19139 46th wd. 1350 Sq. Ft. BRT#604058000 Improvements: Residential Property
CLINTON WASHINGTON C.P. February Term, 2012 No. 2889 \$88,135.81 Amy Glass, Esq.

1402-491

1823 East Moyamensing Avenue 19148-1944 1st wd. 1242.50 Sq. Ft. OPA#011214200 Improvements: Residential Property
JOHN E. MCNAMEE C.P. July Term, 2012 No. 03408 \$292,150.00 Phelan Hallinan, L.L.P.

SHERIFF'S SALE

1402-494

6142 Tackawanna Street 19135-3416 41st wd. 1785.92 Sq. Ft. OPA#552239800 Improvements: Residential Property
BRYAN J. GALIE C.P. August Term, 2012 No. 00036 \$38,853.30 Phelan Hallinan, L.L.P.

1402-496

2735 Lardner Street 19149 62nd wd. (formerly part of the 55th wd., which was formerly the 35th wd.) 1005 Sq. Ft. BRT#621187400 Improvements: Residential Property
HUMBERTO L. TORRES, JR. C.P. July Term, 2013 No. 001207 \$116,412.73 Amy Glass, Esq.

1402-500

1737 Tasker Street 19145 36th wd. 1104 Sq. Ft. BRT#365373600 Improvements: Residential Property
CAVELLO REX C.P. April Term, 2013 No. 003439 \$112,633.31 Amy Glass, Esq.

1402-501

1815 East Tulpehocken Street 19138-1210 10th wd. 2451.69 Sq. Ft. OPA#102219200 Improvements: Residential Property
TAMARA L. WILLIAMS C.P. April Term, 2012 No. 03763 \$24,401.44 Phelan Hallinan, L.L.P.

1402-524

1832 Green Street aka 1832 Green Street, Unit C 19130-4143 15th wd. 0.00 Sq. Ft. OPA#888154074 Improvements: Residential Property
MARK W. TOTTEN C.P. September Term, 2013 No. 00491 \$175,308.96 Phelan Hallinan, L.L.P.

1402-538

2443 Tremont Street 19115-5032 56th wd. BRT#562265818 Subject to Mortgage Improvements: Residential Dwelling
JEROME R. STINNIE AND MANUELA T. STINNIE C.P. July Term, 2012 No. 04662 \$259,472.23 Powers, Kim & Javardian, L.L.C.

1402-540

936 Brill Street 19124-1008 35th wd. 1057 Sq. Ft. BRT#351178200 Subject to Mortgage Improvements: Residential Dwelling
YELENA SHOKH C.P. August Term, 2012 No. 02226 \$45,186.29 Powers, Kim & Javardian, L.L.C.

1402-542

1059 Edgemore Road 19151-3009 34th wd. 1120 Sq. Ft. BRT#344387800 Subject to Mortgage Improvements: Residential Dwelling
EDWARD CRAWFORD C.P. July Term, 2012 No. 04496 \$88,426.26 Powers, Kim & Javardian, L.L.C.

1402-544

3134 Gaul Street 19134-4447 25th wd. 1440 Sq. Ft. BRT#251396600 Subject to Mortgage Improvements: Residential Dwelling
GAVIN FENNELLY AND MONICA FENNELLY C.P. July Term, 2012 No. 04803 \$144,450.21 Powers, Kim & Javardian, L.L.C.

1402-545

4116 Baring Street 19104-2266 6th wd. 1252.80 Sq. Ft. BRT#061026500 Subject to Mortgage Improvements: Residential Dwelling
ANTHONY JORDAN C.P. July Term, 2012 No. 02305 \$147,696.77 Powers, Kim & Javardian, L.L.C.

1402-548

7815 Germantown Avenue 19118-3526 9th wd. 2270.80 Sq. Ft. OPA#091151400 Improvements: Residential Property
DAVID W. DAVIS AND WILFORD E. MORTON C.P. July Term, 2012 No. 01659 \$245,397.66 Phelan Hallinan, L.L.P.

1402-550

3527 East Crown Avenue 19114-1916 66th wd. 3254 Sq. Ft. OPA#661230800 Improvements: Residential Property
THOMAS HINTON AND JENNIFER HINTON C.P. December Term, 2012 No. 04006 \$219,137.43 Phelan Hallinan, L.L.P.

1402-557

6912 Old York Road 19126 61st wd. 6091.08 Sq. Ft. BRT#611203000 Improvements: Residential Property
ANNIE M. JOHNSON C.P. May Term, 2010 No. 01129 \$26,285.75 KML Law Group, P.C.

1402-566

7211 North Broad Street 19126-1729 61st wd. 4314.86 Sq. Ft. OPA#611214100 Improvements: Residential Property
JUAN COREANO C.P. March Term, 2013 No. 03660 \$230,120.09 Phelan Hallinan, L.L.P.

1402-574

3309 Morning Glory Road aka L1D9 Morning Glory Road 19154-1819 66th wd. 2160 Sq. Ft. OPA#663041700 Improvements: Residential Property

SHERIFF'S SALE

LAWRENCE O. PHILLIPS C.P. March Term, 2013 No. 00029 \$155,954.15 Phelan Hallinan, L.L.P.

1402-577

1735 South Taylor Street 19145 36th wd. 672 Sq. Ft. BRT#364183800 Improvements: Residential Dwelling
ELLEN REGENBOGEN AND BONI WOLF C.P. June Term, 2013 No. 001623 \$61,135.09 Martha E. Von Rosenstiel Esq., Heather Riloff, Esq.

1402-588

423 Leverington Avenue 19128 21st wd. On southeasterly side of Leverington Avenue 175 ft 0 in southwesterly side of Mitchell St front; 25 ft 0 in; depth 81 ft 1-3/4-in OPA#212248700 Improvements: Residential Dwelling
ANTHONY R. MASCIERI C.P. June Term, 2013 No. 02834 \$232,654.75 Kerry S. Schuman, Esq.

1402-590

611 East Mt. Pleasant Avenue and 615 East Mt. Pleasant Avenue 19119 22nd wd. 11161.05 Sq. Ft. and 20759.08 Sq. Ft. BRT#222149700 & BRT#222149800 Subject to Mortgage Improvements: Residential Dwelling
LOUIS DREW AND LA VADA DREW ENGLISH C.P. January Term, 2011 No. 00251 \$683,717.08 Udren Law Offices, P.C.

1402-596

6133 Oakley Street 19111 35th wd. 1605 Sq. Ft. BRT#352260100 Improvements: Residential Dwelling
HOLLY CRON C.P. February Term, 2013 No. 02392 \$135,069.70 Martha E. Von Rosenstiel Esq., Heather Riloff, Esq.

1402-598

4231 Frost Street 19136-3125 41st wd. 1080 Sq. Ft. BRT#651222500 Improvements: Residential Dwelling
GREGGORY G. GINTER C.P. February Term, 2013 No. 01338 \$104,700.76 Pressman & Doyle, L.L.C.

1402-599

4049 K Street 19124 33rd wd. 1056 Sq. Ft. BRT#332326100 Improvements: Residential Property
CARMEN SAEZ C.P. July Term, 2011 No. 003184 \$116,831.85 Amy Glass, Esq.

1402-602

226 East Roosevelt Boulevard 19120-3935 42nd wd. 2285 Sq. Ft. OPA/BRT#421128000 Improvements: Residential Property
NORMAN BEY C.P. March Term, 2011 No. 2003 \$81,510.84 Andrew L. Miller, Esq.

1402-603

2443 South Hicks Street 19145 26th wd. 720 Sq. Ft. BRT#41S6163 & BRT#261187000 Improvements: Residential Dwelling
CYNTHIA CARONARO AND DANIEL F. CARONARO C.P. April Term, 2013 No. 00756 \$176,353.28 Udren Law Offices, P.C.

1402-605

908 East Mount Pleasant Avenue 19150 50th wd. 4300 Sq. Ft. BRT#502437600 Improvements: Residential Dwelling
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER VALERINE THOMAS AKA VALERIE E. THOMAS, DECEASED. VALERINE THOMAS AKA VALERIE E. THOMAS, DECEASED. JEROLD THOMAS KNOWN HEIR OF VALERINE E. THOMAS AKA VALERIE E. THOMAS, DECEASED. RAMON THOMAS, KNOWN HEIR OF VALERINE E. THOMAS AKA VALERIE E. THOMAS, DECEASED. C.P. June Term, 2011 No. 03262 \$170,269.61 Udren Law Offices, P.C.

1402-612

453 West Bringham Street 19144 12th wd. 2412 Sq. Ft.; semi/det 3 sty masonry BRT#123113700 Improvements: Residential Dwelling
SONJA J. HASKINS C.P. August Term, 2013 No. 02197 \$97,365.40 McCabe, Weisberg, & Conway, P.C.

1402-618

2130 South Beechwood Street 19145 48th wd. 980 Sq. Ft.; row 2sty masonry BRT#482178900 Improvements: Residential Dwelling
KRISTI A. HOPKINS, EXECUTRIX OF THE ESTATE OF RICHARD R. HOPKINS, JR., DECEASED MORTGAGOR AND REAL OWNER AND RICHARD R. HOPKINS, JR. C.P. June Term, 2013 No. 01636 \$52,234.30 McCabe, Weisberg, & Conway, P.C.

1402-629

614 North 57th Street 19131 34th wd. 1524.64 Sq. Ft. BRT#043096000 Improvements: Residential Dwelling
MICHAEL B. KELLY C.P. May Term, 2013 No. 02575 \$45,985.40 Udren Law Offices, P.C.

SHERIFF'S SALE

1402-630

4717 Bleigh Avenue 19136-4101 65th wd. 1560 Sq. Ft. OPA#651021900 Improvements: Residential Property
TERRANCE COOK C.P. January Term, 2008 No. 00988 \$127,986.85 Phelan Hallinan, L.L.P.

1402-635

640 South 51st Street 19143 46th wd. 1792 Sq. Ft. BRT#462137500 Improvements: Residential Real Estate
ANDRIA RICHARDSON-FOUNTAIN, ADMINISTRATRIX OF THE ESTATE OF HATTIE L. ABRAHAM C.P. June Term, 2013 No. 1413 \$25,956.49 Stern & Eisenberg, P.C.

1402-636

1543 66th Avenue aka 1543 West 66th Avenue 19126-2766 10th wd. 1248 Sq. Ft. OPA#101220500 Improvements: Residential Property
JUWAN DILL C.P. July Term, 2012 No. 02857 \$159,151.57 Phelan Hallinan, L.L.P.

1402-642

1723 Harrison Street 19124 23rd wd. 1880 Sq. Ft.; semi det 2 sty masonry BRT#232210500 Improvements: Residential Dwelling
PROPERTY OF MARSHA FLETCHER KNOWN SURVIVING HEIR OF MATTIE FLETCHER, DECEASED MORTGAGOR AND REAL OWNER C.P. August Term, 2013 No. 01924 \$43,569.44 McCabe, Weisberg, & Conway, P.C.

1402-643

3250 North Lee Street 19134-2211 7th wd. 917 Sq. Ft. OPA#073014100 Improvements: Residential Property
JORGE VAZQUEZ AND ALMA VAZQUEZ C.P. March Term, 2013 No. 02427 \$66,034.15 Phelan Hallinan, L.L.P.

1402-650

135 East Herman Street aka 135 Herman Street 19144-2018 59th wd. 2250 Sq. Ft. OPA#592088800 Improvements: Residential Property
VICTORIA AKWEI AKA VICTORIA AKWEL AND SAMUEL A. AKWEI AKA SAMUEL A. AKWEL C.P. June Term, 2013 No. 00566 \$62,285.23 Phelan Hallinan, L.L.P.

1402-653

2324 South Franklin Street 19148-3821 39th wd. 672 Sq. Ft. OPA#393225900 Improvements: Residential Property
JOWANNA SCOTT AKA JOWANNA S. SCOTT C.P. September Term, 2013 No. 02624 \$48,761.33 Phelan Hallinan, L.L.P.

The following property, sale of which was postponed from the March 4, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1403-314

2128 Oakmont Street 19152 56th wd. 3160.61 Sq. Ft. BRT#561369400 Improvements: Residential Property
JORGE LUCIO, AS SOLE OWNER C.P. February Term, 2011 No. 3298 \$194,628.71 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1403-315

1342 North 57th Street 19131 4th wd. 1434 Sq. Ft. BRT#043103900 Subject to Mortgage Improvements: Residential Property
JERILYN TIMPSON AND MIKE TIMPSON, HER HUSBAND AS TENANTS BY THE ENTIRETY C.P. November Term, 2011 No. 2663 \$100,851.64 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

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

1403-323

1119 East Cheltenham Avenue 19124 35th wd. 1251.25 Sq. Ft. BRT#352017100 Improvements: Residential Property

SHERIFF'S SALE

ROBERT A. LEE, AS SOLE OWNER C.P. April Term, 2011 No. 2339 \$131,771.35 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1403-331

7016 Jackson Street 19135 55th wd. 1440 Sq. Ft. BRT#552470400 Subject to Mortgage Improvements: Residential Property
TIMOTHY LEACH C.P. August Term, 2011 No. 2826 \$132,415.55 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1403-353

1837 Sulis Street 19141-1020 17th wd. 1067.50 Sq. Ft. OPA#171035700 Improvements: Residential Property
MONICA L. MITCHELL C.P. November Term, 2010 No. 03832 \$49,795.79 Phelan Hallinan, LLP

1403-359

110 West Meade Street 19118-3810 9th wd. 1477 Sq. Ft. PRCL#092194300 Improvements: Residential Property
DAVID B. MACDONALD AKA DAVID MACDONALD AND CELIA CRUZ C.P. June Term, 2012 No. 03092 \$151,478.24 Phelan Hallinan, LLP

1403-364

2555 Hobson Street aka 2555 South Hobson Street 19142 40th wd. 1108.52 Sq. Ft. BRT#406082400 Improvements: Residential Property
FREDDIE M. HARRIS, JR., AS SOLE OWNER C.P. November Term, 2010 No. 4125 \$95,626.60 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1403-372

2648 South Felton Street 19142 40th wd. 976 Sq. Ft. BRT#402120400 Improvements: Residential Real Estate
RONALD E. FORTUNE AND DAVID COLETTA C.P. July Term, 2012 No. 01838 \$55,250.03 Stern & Eisenberg, P.C.

1403-378

7930 Mars Place 19153 40th wd. 1611.90 Sq. Ft. BRT#405890025 Subject to Mortgage Improvements: Residential Property
BETTY JEAN CRUMEL C.P. January Term, 2011 No. 0951 \$145,764.60 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1403-385

3010 Salmon Street 19134 25th wd. 1324 Sq. Ft. BRT#251191600 Improvements: Residential Property
JOSEPH R. MONTE, AS SOLE OWNER C.P. May Term, 2013 No. 00012 \$127,381.69 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1403-398

5101 Brown Street 19139-1527 44th wd. Containing in front or breadth of the said Brown Street 18 ft 6 inches and extending in length or depth northward 64 feet 10-1/4 inches on the east line thereof along the said West side of 51st Street Improvements: Semi Det 2 Sty Masonry
SONIA FELIX, KENNETH WHITE AND AL WHITE, JR. C.P. January Term, 2011 No. 03668 \$91,387.87 Chandra M. Arkema, Esq.

1403-407

112 West Tabor Road 19120 42nd wd. 3617.87 Sq. Ft. BRT#422280100 Improvements: Residential Property
MARK MORDUKHAYEV C.P. April Term, 2013 No. 03833 \$126,963.16 KML Law Group, P.C.

SHERIFF'S SALE

1403-453

11704 Joseph Kelly Terrace 19154-1638 66th wd. 10175 Sq. Ft. OPA#662000412 Improvements: Residential Property
KIMBERLY A. MARTINEZ C.P. September Term, 2010 No. 01735 \$274,277.32 Phelan Hallinan, LLP

1403-461

1119 Foster Street 19116-3771 58th wd. 3220.50 Sq. Ft. OPA#582175910 Improvements: Residential Property
IRINA GODOVANNIK C.P. October Term, 2011 No. 01990 \$239,258.49 Phelan Hallinan, LLP

1403-462

1846 West Champlost Street 19141-1318 17th wd. 1414.66 Sq. Ft. OPA#171204500 Improvements: Residential Property
ERIC L. SAVAGE C.P. October Term, 2013 No. 00033 \$124,050.34 Phelan Hallinan, LLP

1403-467

4909 Morris Street 19144-4713 13th wd. 9035.45 Sq. Ft. OPA#133142400 Improvements: Residential Property
ASHLEY BERRY, IN HER CAPACITY AS HEIR OF MINNIE BERRY, DECEASED. KENNETH A. BERRY AKA KENNY BERRY IN HIS CAPACITY AS HEIR OF MINNIE L. BERRY, DECEASED. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER MINNIE L. BERRY, DECEASED. C.P. October Term, 2010 No. 01120 \$23,354.18 Phelan Hallinan, LLP

1403-474

3611 East Crown Avenue aka 3611 Crown Avenue East 19114 66th wd. 2266.88 Sq. Ft. BRT#661232100 Improvements: Residential Property
ROBERT J. HANNA AND KAREN HANNA, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY C.P. August Term, 2011 No. 0148 \$140,813.48 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1403-480

1017 East Cliveden Street 19119-3919 22nd wd. 3051.63 Sq. Ft. OPA#221054000 Improvements: Residential Property
ROBERT HOLLOWOM AND VELVET HOLLOWOM C.P. March Term, 2012 No. 02383 \$229,158.67 Phelan Hallinan, LLP

1403-485

2207 South Woodstock Street 19145-3510 18th wd. 770 Sq. Ft. OPA#481335500 Improvements: Residential Property
REGINA M. GRIER AKA REGINA M. EADDY C.P. December Term, 2012 No. 02947 \$75,074.38 Phelan Hallinan, LLP

1403-494

6244 Clearview Street 19138-1010 59th wd. 1280 Sq. Ft. OPA#592307415 Improvements: Residential Property
JENAE SABIR C.P. November Term, 2010 No. 02010 \$73,911.82 Phelan Hallinan, LLP

1403-502

5336 Ella Street 19120 42nd wd. 6415 Sq. Ft. BRT#42-1-308400 Improvements: Residential Dwelling
MELROSE ROBINSON C.P. May Term, 2013 No. 02667 \$115,784.27 Udren Law Offices, P.C.

1403-503

4349 Deer Path Lane 19154 66th wd. 1757.92 Sq. Ft. BRT#66-2-450600 Improvements: Residential Dwelling
ALAN J. MCCAUSLAND AKA ALAN MCCAUSLAND AND TERESA MCCAUSLAND C.P. August Term, 2013 No. 00987 \$156,503.62 Udren Law Offices, P.C.

1403-511

4830 A Street 19120 42nd wd. 1668.60 Sq. Ft. BRT#4212926002 Improvements: Residential Dwelling
WESLEY, THOMAS, PERSONAL REPRESENTATIVE OF THE ESTATE OF DAISY HALL. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER DAISY HALL, DECEASED. REGINA PATRICIA HALL, KNOWN HEIR OF DAISY HALL, FATIMA CHARMAINE HALL, KNOWN HEIR OF DAISY HALL, LAKITA MONIQUE HALL, KNOWN HEIR OF DAISY HALL, ESTATE OF DAISY HALL, C/O WESLEY THOMAS, PERSONAL REPRESENTATIVE C.P. March Term, 2013 No. 03529 \$37,930.07 Udren Law Offices, P.C.

1403-517

7549 Overbrook Avenue 19151 34th

SHERIFF'S SALE

wd. 1989.54 Sq. Ft. BRT#343256000 Improvements: Residential Property
TANYA R. MAPP C.P. August Term, 2013 No. 00177 \$55,769.38 KML Law Group, P.C.

1403-518

6124 Hawthorne Street 19135 62nd wd. 1343.92 Sq. Ft. BRT#62-2254600 Improvements: Residential Dwelling
MATTHEW TURNBULL AND RAQUEL TURNBULL C.P. June Term, 2013 No. 01514 \$149,464.04 Udren Law Offices, P.C.

1403-545

5017 Tulip Street 19124-2221 62nd wd. 990 Sq. Ft. BRT#622461600 Subject to Mortgage Improvements: Residential Dwelling
KEISHA N. NORTHINGTON C.P. December Term, 2012 No. 02128 \$87,245.68 Powers, Kirn & Javardian, LLC

1403-548

Pennsport Mall - Unit C-17, 230 Moore Street 19148 front 25'11-1/4" depth 59'1-7/8" OPA#011143350 Improvements: Commerical Condominium Unit
MARSHA BETOFF C.P. July Term, 2013 No. 02952 \$78,689.99 Jerome R. Balka, Esq.

1403-552

1720 Wallace Street 19130 15th wd. 2397 Sq. Ft. BRT#152071805 Improvements: Residential Dwelling; Row Conv/apt 3sty Masonry
MICHAEL SUH C.P. February Term, 2013 No. 02376 \$205,173.24 McCabe, Weisberg & Conway, P.C.

1403-556

730 East Upsal Street 19119 22nd wd. 1888 Sq. Ft. BRT#221087600 Improvements: Residential Dwelling; S/d W B/g 2s Masonry
PAULINE P. GRIERSON C.P. September Term, 2010 No. 00884 \$294,516.56 McCabe, Weisberg & Conway, P.C.

1403-559A-I

908-910 Spruce Street, Unit B1 - Premises A - 19107 5th wd. approx 17800 Sq. Ft. BRT#88-8-0420-31 Subject to Mortgage 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 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 Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 6 - Premises D - 19107 5th wd. approx 17800 Sq. Ft. BRT#88-8-0420-36 Subject to Mortgage Subject to Rent Improvements: Condominium Units

908-910 Spruce Street Unit 7 - Premises E - 19107 5th wd. approx 17,800 Sq. Ft. BRT#88-8-0420-37 Subject to Mortgage Subject to Rent Improvements: Condominium Units

908-910 Spruce Street, Unit 8 - Premises F - 19107 5th wd. approx 17800 Sq. Ft. BRT#88-8-0420-38 Subject to Mortgage 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 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 Subject to Rent Improvements: Condominium Units

908-910 Spruce St, Unit 12 - Premises I - 19107 5th wd. approx 17,800 Sq. Ft. BRT#88-8-0420-42 Subject to Mortgage Subject to Rent Improvements: Condominium Units
EFL PARTNERS, X C.P. January Term, 2010 No. 00314 \$4,005,226.47 Loren L. Speziale, Esq.

1403-566

549 North 64th Street 19151 34th wd. 1354 Sq. Ft. BRT#343077100 Improvements: Residential Dwelling; Row 2sty Masonry
MARIAN J. LANCASTER C.P. October Term, 2011 No. 00741 \$98,308.07 McCabe, Weisberg & Conway, P.C.

1403-570

6118 Walton Avenue 19143 46th wd. 1135 Sq. Ft. BRT#032180900 Improvements: Residential Dwelling; Row 2 Sty Masonry
PAULA C. CHAMP-HARRIS AND DONTAE HARRIS AKA DONTAE V. HARRIS C.P. February Term, 2013 No. 00947 \$22,989.54 McCabe, Weisberg & Conway, P.C.

1403-572

1501 Alcott Street 19149 62nd wd. 1471 Sq. Ft. BRT#621106400 Improvements: Residential Dwelling; Row B/gar 2sty Masonry
JOYCE B. WYETH C.P. February Term, 2013 No. 03276 \$148,322.07 McCabe, Weisberg & Conway, P.C.

1403-593

4634 Kendrick Street 19136 65th wd. 1296 Sq. Ft. BRT#652070200 Improvements: Residential Dwelling; Row B/gar 2sty Masonry

SHERIFF'S SALE

RAISHEL C. GANGES-YARDE, ADMINSTRATOR OF THE ESTATE OF BETTY YARDE, DECEASED MORTGAGOR AND REAL OWNER C.P. January Term, 2012 No. 03643 \$135,338.97 McCabe, Weisberg & Conway, P.C.

1403-596

527 Penny Lane, Unit C53 19111 BRT#888630202 Subject to Mortgage Improvements: Residential Dwelling; Res Condominium 3 Story Mas + Other
KATHLEEN CHUNG AKA KATHLEEN BANGWHAM CHUNG AND EUGENE E. CHUNG C.P. November Term, 2010 No. 03349 \$110,803.61 Federman & Associates, LLC

1403-614

572 Rosalie Street 19120-1233 35th wd. 1033.60 Sq. Ft. OPA#352024900 Improvements: Residential Property
MAURICE B. NOCK C.P. February Term, 2013 No. 00797 \$165,587.87 Phelan Hallinan, LLP

1403-615

1913 East Pike Street 19124-4431 45th wd. 1494.90 Sq. Ft. OPA#452218800 Improvements: Residential Property
MICHAEL R. HENCE AND REGINA M. HENCE AKA REGINA M. O'DONNELL C.P. February Term, 2011 No. 03386 \$80,768.04 Phelan Hallinan, LLP

1403-620

1645 West Nedro Avenue 19141 17th wd. 1440 Sq. Ft. BRT#171169300 Subject to Mortgage Improvements: Residential Dwelling
SYLVIA PENDER, ADMINISTRATRIX OF VIRGINIA EVANS, DECEASED C.P. November Term, 2012 No. 02825 \$73,587.82 Powers, Kirn & Javardian, LLC

1403-623

7 North Columbus Boulevard, Unit 208 19106 5th wd. 2229 Sq. Ft.; together with a proportionate undivided interest in the common elements of 1.0255% BRT#888060214
DOUGLAS C. RENTHAL C.P. October Term, 2011 No. 01738 \$103,500 Salaman Grayson, P.C.

The following property, sale of which was postponed from the April 1, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1404-301

223 East Sydney Street 19119 22nd wd. 1023.31 Sq. Ft. BRT#222173100 Improvements: Residential Property
ENITH A. GASKIN C.P. March Term, 2013 No. 001687 \$125,172.46 Bradley J. Osborne, Esq.

1404-302

6337 Morton Street 19144 59th wd. 1324.51 Sq. Ft. BRT#592213037 Improvements: Residential Dwelling
ALONZO PICKRON C.P. November Term, 2013 No. 000474 \$94,993.54 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1404-305

457 East Vernon Road 19119 22nd wd. 2258.75 Sq. Ft. BRT#222037757 Improvements: Residential Property
DARNELL RUSSELL C.P. September Term, 2008 No. 05069 \$131,791.16 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-310

5268 Arlington Street 19131 52nd wd. 3675 Sq. Ft. BRT#521122200 Improvements: Residential Property
CLAUDIA PARKS AND RONALD JAMES PARKS C.P. April Term, 2013 No. 02254 \$72,461.43 KML Law Group, P.C.

1404-311

2446 West Toronto Street 19132 38th wd. 658 Sq. Ft. BRT#381314900 Improvements: Residential Property
KAREN TUCKER C.P. March Term, 2013 No. 03840 \$16,219.07 KML Law Group, P.C.

1404-313

1362 Fanshawe Street 19111 53rd wd. 1203.53 Sq. Ft. BRT#532034900 Improvements: Residential Property
WAYNE M. CROZIER AKA WYANE M. CROZIER AKA WAYNE CROZIER SR. C.P. June Term, 2008 No. 04734 \$125,398.71 KML Law Group, P.C.

1404-316

3657 Old York Road 19140 43rd wd. 1687.56 Sq. Ft. BRT#432160100 Improvements: Residential Property
VERONICA WARD C.P. December Term, 2012 No. 02289 \$150,947.97 KML Law Group, P.C.

SHERIFF'S SALE

1404-320

3202 South 20th Street 19145 26th wd. 1533.60 Sq. Ft. BRT#262166710 Improvements: Residential Property
MARTIN A. JANCO AND MARY C JANCO C.P. July Term, 2012 No. 940 \$496,691.46 Bradley J. Osborne, Esq.

1404-322

1943 Georgian Road 19138 10th wd. 1664 Sq. Ft. BRT#101273800 Improvements: Residential Property
JOHN NEAL AND LOUISE L. NEAL AKA LOUISE L. NEIL C.P. July Term, 2012 No. 2345 \$78,147.99 Bradley J. Osborne, Esq.

1404-323

431 North 64th Street 19151 34th wd. 2778 Sq. Ft. BRT#343074200 Improvements: Residential Property
ALIYA TASHA BASIL C.P. July Term, 2012 No. 3264 \$137,864.68 Bradley J. Osborne, Esq.

1404-326

1024 Magee Avenue 19111-4816 53rd wd. 2877 Sq. Ft. BRT#531180400 Improvements: Residential Real Estate
MANJINDER KAUR, SOLELY IN HIS CAPACITY AS ADMINISTRATOR OF THE ESTATE OF SOHAN SINGH SIDHU C.P. October Term, 2013 No. 03281 \$127,688.82 Stern & Eisenberg, P.C.

1404-332

2331 North 19th Street 19132-4320 16th wd. 1634 Sq. Ft. BRT#162074500 Subject to Mortgage Improvements: Residential Property
TANYA KOSH, AS SOLE OWNER C.P. January Term, 2012 No. 0689 \$43,513.11 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-333

6136 Algard Street 19135 55th wd. 1140 Sq. Ft. BRT#552340600 Improvements: Residential Property
CHRISTOPHER MCCLENDON AND CRESAIE ASHE, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP C.P. August Term, 2011 No. 4006 \$101,726.41 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-336

629 North Frazier Street 19131-4810 34th wd. situate on the east side of Frazier Street at the distance of three hundred and eighty-two (382) feet southward from the south side of Girard Avenue Improvements: Row 2 Sty Masonry
JEFFREY L. THOMAS, SR. C.P. September Term, 2012 No. 03104 \$72,611.42 Bradley J. Osborne, Esq.

1404-341

3320 Kip Street 19134 33rd wd. 862.2 Sq. Ft. BRT#073086200 Improvements: Residential Dwelling
KAREN ORTIZ AKA KAREN N ORTIZ C.P. July Term, 2013 No. 04416 \$61,045.85 Udren Law Offices, P.C.

1404-342

5645 Boyer Street 19138 12th wd. 1032.50 Sq. Ft. BRT#122253800 Improvements: Residential Property
RUTH ANN WEARY AND RUFUS EDWARD WEARY, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP C.P. April Term, 2012 No. 1168 \$16,264.12 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-343

60 West Manheim Street AKA 60 Manheim Street 19144-2973 12th wd. 1315.80 Sq. Ft. BRT#12-3068800 Subject to Mortgage Improvements: Residential Dwelling
PAULA JACKSON C.P. August Term, 2012 No. 03139 \$257,719.08 Powers, Kirn, & Javardian, LLC

1404-347

5413 Akron Street 19124-1201 62nd wd. 1200 Sq. Ft. OPA#621438000 Improvements: Residential Property
ADAMARY SANTANA C.P. May Term, 2013 No. 02297 \$107,226.89 Phelan Hallinan, LLP

1404-350

2626 South Daggett Street 19142-2805 40th wd. 1240 Sq. Ft. OPA#406010600 Improvements: Residential Property
ILISA GREENE AND MICHAEL GREENE C.P. September Term, 2012 No. 03433 \$80,657.99 Phelan Hallinan, LLP

SHERIFF'S SALE

1404-351

422 McClellan Street 19148-1817 1st wd. 762.45 Sq. Ft. OPA#011397000 Improvements: Residential Property
STEPHEN PETTIWAY C.P. March Term, 2012 No. 02619 \$104,873.07 Phelan Hallinan, LLP

1404-352

2318 Rhawn Street 19152-3316 56th wd. 2947.04 Sq. Ft. OPA#561593400 Improvements: Residential Property
ROBERT COLLAND CHERRIE COLL C.P. February Term, 2010 No. 02435 \$124,759.55 Phelan Hallinan, LLP

1404-353

1923 Penfield Street 19138-2716 42nd wd. 1102.50 Sq. Ft. OPA#10-1381300 Improvements: Residential Property
KEVIN WALLACE C.P. June Term, 2013 No. 02509 \$106,389.85 Phelan Hallinan, LLP

1404-354

8850 Bradford Street 19115-5002 56th wd. 4111.46 Sq. Ft. OPA#562451600 Improvements: Residential Property
SHELDON S. RAMCHARITAR AND RENA RAMCHARITAR C.P. November Term, 2011 No. 01018 \$104,944.87 Phelan Hallinan, LLP

1404-357

7023 Ogontz Avenue 19138-2013 10th wd. 1600 Sq. Ft. OPA#101217000 Improvements: Residential Property
WALTER BUTLER C.P. April Term, 2008 No. 04507 \$89,326.02 Phelan Hallinan, LLP

1404-358

3625 North Bouvier Street 19140-4023 13th wd. 910 Sq. Ft. OPA#131231100 Improvements: Residential Property
ALIMAH N. SHAMSID-DEEN AKA ALIMAH DEAN C.P. April Term, 2013 No. 00106 \$47,465.31 Phelan Hallinan, LLP

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.

1404-361

3329 North Mascher Street 19140-5818 7th wd. 1008 Sq. Ft. BRT#07-2-0522-00 Improvements: Residential Property
FRANCISCO SANTIAGO C.P. February Term, 2013 No. 03335 \$45,901.90 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-364

3316 Brighton Street 19149-2029 55th wd. 1665.20 Sq. Ft. BRT#551356900 Improvements: Residential Property
WILLIAM YOUNG, JR., AND CAROL YOUNG, AS TENANTS BY THE ENTIRETY, THEIR ASSIGNS, THE SURVIVOR OF THEM AND THE SURVIVOR'S PERSONAL REPRESENTATIVES AND ASSIGNS. C.P. April Term, 2012 No. 3703 \$163,813.88 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-365

12 South 50th Street 19139-3538 60th wd. 1760 Sq. Ft. OPA#602150700 Improvements: Residential Property
KEITH D. BROCKENBOROUGH, AKA KEITH G. BROCKENBROU, AKA KEITH D. BROCKENBROUGH, AKA KE

SHERIFF'S SALE

1404-382

7540 Sherwood Road 19151 34th wd. 1389.19 Sq Ft BRT#343237200 Improvements: Residential Property
KIA S. SAWYER C.P. August Term, 2013 No. 02951 \$135,708.18 KML Law Group, P.C.

1404-388

4351 North 5th Street 19140-2333 7th wd. 1650 Sq Ft BRT#072183000 Improvements: Residential Property
TIA L. KIMBLE C.P. May Term, 2012 No. 2187 \$121,980.66 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-389

4636 Wingate Street 19136-2860 65th wd. 3800 Sq Ft BRT#652031940 Improvements: Residential Property
ABEL FULLMAN C.P. February Term, 2012 No. 2527 \$133,212.69 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-394

2422 South 3rd Street 19148-4027 39th wd. 966.28 Sq Ft OPA#391364600 Improvements: Residential Property
TONI REED C.P. September Term, 2012 No. 02382 \$170,466.24 Phelan Hallinan, LLP

1404-397

7339 Loretto Avenue 19111 56th wd. 2731.30 Sq Ft BRT#561189900 Improvements: Residential Property
MICHAEL J. NELSON AND TANISHA M. NELSON C.P. March Term, 2013 No. 002149 \$370,860.25 Bradley J. Osborne, Esq.

1404-398

2550 Shields Street 19142 40th wd. 1451.76 Sq Ft BRT#406030600 Improvements: Residential Property
HAROLD SEARLES C.P. May Term, 2013 No. 001047 \$151,803.36 Bradley J. Osborne, Esq.

1404-399

2322 South Hemberger Street 19145-3315 48th wd. 672 Sq Ft OPA#482244800 Improvements: Residential Property
TYREIK H. TURNER AND BRETT GRAY C.P. April Term, 2012 No. 01946 \$106,052.60 Phelan Hallinan, LLP

1404-400

3750 Clarendon Ave, Apt 48, aka 3750 Clarendon Rd, Apt 48 19114-1938 88th wd. Together with all right, title, and interest being 1.1494% and undivided interest of, in and to the common elements as defined by the unit property act of Pennsylvania and as more fully set forth in the aforementioned declaration of condominium and plan OPA#888660048 Improvements: Condominium
ADRIANA C. CUGINI C.P. January Term, 2012 No. 03059 \$101,107.89 Phelan Hallinan, LLP

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.

1404-406

1506 South 58th Street 19143 3rd wd. 2404.08 Sq Ft BRT#034123900 Improvements: Residential Property
SARAH SCOTT C.P. August Term, 2013 No. 000708 \$91,358.12 Bradley J. Osborne, Esq.

1404-409

1830 East Airdrie Street 19124 45th wd. 1058.54 Sq Ft BRT#452205200 Improvements: Residential Property
SAUL MONTGOMERY JR. C.P. December Term, 2012 No. 004281 \$99,441.90 Bradley J. Osborne, Esq.

1404-410

223 West Seymour Street 19144 13th wd. 2053.26 Sq Ft BRT#133074200 Improvements: Residential Dwelling; S/d Con/ apt 3sty Masonry
GRANFORD COLLINS AKA GRANFORD L. COLLINS, JR. C.P. January Term, 2010 No. 01752 \$155,516.02 McCabe, Weisberg, & Conway, P.C.

1404-412

6601 Chew Avenue 19119 22nd wd. 1956 Sq Ft OPA#871106600 Subject to Mortgage Improvements: Commercial Property
TRACEY ALSTON C.P. August Term, 2013

SHERIFF'S SALE

No. 1112 \$114,887.31 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Sarah A. Elia, Esq.

1404-413

370 Tomlinson Place 19116 58th wd. 1732 Sq Ft BRT#582185800 Improvements: Residential Dwelling; S/d W Bg 2s Masonry
MICHAEL GEREAGHTY C.P. September Term, 2013 No. 00974 \$381,481.68 McCabe, Weisberg, & Conway, P.C.

1404-414

2682 Tilton Street 19125 1728 Sq Ft BRT#312179120 Improvements: Residential Dwelling; Row W Bas gar 3sty Masonry
ELIZABETH ARNOLD AND RUSSELL M. ARNOLD C.P. October Term, 2013 No. 00244 \$313,547.17 McCabe, Weisberg, & Conway, P.C.

1404-419

1616 North 57th Street 19131 4th wd. 1044 Sq Ft; row 2sty masonry BRT#043288400 Improvements: Residential Dwelling
JEFFREY BUNDY AND RENEE BUNDY C.P. November Term, 2009 No. 04331 \$100,004.99 McCabe, Weisberg, & Conway, P.C.

1404-421

1906 North 22nd Street 19121 28th wd. 2112 Sq Ft; row 3sty masonry BRT#322092400 Improvements: Residential Dwelling
ALIMAH SHAMSID-DEEN C.P. September Term, 2013 No. 00166 \$154,019.62 McCabe, Weisberg, & Conway, P.C.

1404-423

4303 K Street 19124-4321 33rd wd. 720 Sq Ft; row b/gar 1sty masonry BRT#332331900 Improvements: Residential Dwelling
VICTOR ESTRADA AKA VICTOR MANUEL ESTRADA C.P. May Term, 2013 No. 00364 \$118,693.26 McCabe, Weisberg, & Conway, P.C.

1404-424

1651 Worrell Street 19124 33rd wd. 1245 Sq Ft; row 2sty masonry BRT#332041700 Improvements: Residential Dwelling
FRANK STINSON AND SHARON STINSON C.P. December Term, 2012 No. 01219 \$119,631.54 McCabe, Weisberg, & Conway, P.C.

1404-426

1802 Dallas Street 19126 10th wd. 1260 Sq Ft; row b/gar 2sty masonry BRT#101282200 Improvements: Residential Dwelling
LINDA COLLINS AKA LINDA ALI C.P. April Term, 2012 No. 02819 \$84,204.87 McCabe, Weisberg, & Conway, P.C.

1404-427

2545 South Millick Street 19142 40th wd. 992 Sq Ft; row 2sty masonry BRT#402044700 Improvements: Residential Dwelling
REBECCA WALTERS AND GOUNQUOI DOMAH C.P. February Term, 2013 No. 00841 \$36,213.78 McCabe, Weisberg, & Conway, P.C.

1404-429

601 Anchor Street 19120-1707 35th wd. 2091 Sq Ft BRT#351278400 Improvements: Residential Property
CHARLAYNE MCFARLAND (A SINGLE PERSON) C.P. April Term, 2012 No. 4246 \$79,986.90 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-430

4644 A Street 19120-4440 42nd wd. 1410 Sq Ft BRT#42-1289200 Improvements: Residential Property
HON K. HUYNH C.P. August Term, 2012 No. 1809 \$71,965.55 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-434

1219 North 28th Street 19121 29th wd. 1896 Sq Ft BRT#292089400 Improvements: Residential Property
JAMES E. SMITH C.P. December Term, 2010 No. 0002 \$64,853.40 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-435

1834 South Cecil Street 19143-5506 40th wd. 1264 Sq Ft BRT#40-1-0403-00-00 Improvements: Residential Property
DONELL COOPER AND DONNA M. COOPER, HIS WIFE C.P. January Term, 2012 No. 0715 \$44,764.05 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

SHERIFF'S SALE

1404-437

5462 Morse Street 19131 52nd wd. 1224 Sq Ft BRT#522023800 Improvements: Residential Real Estate
UNKNOWN HEIRS, EXECUTORS AND DEVISEES OF THE ESTATE OF LEOLA WHITE C.P. November Term, 2013 No. 01363 \$99,838.36 Stern & Eisenberg, P.C.

1404-440

1244-1246 South 20th Street 19147 36th wd. 858.90 Sq Ft BRT#361191700 & BRT#361191800 Improvements: Residential Property
BARBARA MOMENT, ADMINISTRATIX OF THE ESTATE OF CORNS MOMENT, DECEASED C.P. September Term, 2013 No. 004269 \$70,888.73 Bradley J. Osborne, Esq.

1404-445

6805 Jackson Street 19135-2211 41st wd. 4507.5 Sq Ft BRT#412316300 Improvements: Residential Dwelling
JOHN PASQUARELLO AKA JOHN PASQUERELLO AND RENEE O'CONNELL C.P. April Term, 2013 No. 03807 \$157,771.01 Law Offices of Gregory Javardian, Esq.

1404-446

1219 Princeton Avenue 19111-4209 53rd wd. 5750 Sq Ft BRT#53-2288900 Improvements: Residential Property
JANINE TUCKER C.P. March Term, 2012 No. 1530 \$268,231.52 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-447

226 Ripka Street 19127 21st wd. 2070 Sq Ft BRT#211416400 Improvements: Residential Property
LYMAN L. HALE IV C.P. August Term, 2012 No. 2370 \$282,327.87 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-448

3475 Weikel Street 19134 45th wd. 1008 Sq Ft BRT#45-1435600 Improvements: Residential Property
DANIEL P. EMERY, AS SOLE OWNER C.P. March Term, 2011 No. 3601 \$50,850.35 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-450

3037 Disston Street 19149-1902 55th wd. 1800.92 Sq Ft BRT#551309100 Improvements: Residential Property
MICHAEL J. HAAS AND EILEEN P. FITZPATRICK, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP C.P. February Term, 2012 No. 0948 \$164,673.68 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-451

2730 South Colorado Street 19145-4707 26th wd. 1440 Sq Ft BRT#262042800 Improvements: Residential Property
DON ANTHONY PICURI, AS SOLE OWNER C.P. February Term, 2012 No. 02859 \$330,317.68 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-454

2834 B Street 19134 7th wd. 1102 Sq Ft BRT#071392300 Improvements: Residential Property
JOHANNA ORTIZ SOLELY IN HER CAPACITY AS HEIR OF LUCIANO ORTIZ, DECEASED, JUANITA MORALES REYES ORTIZ, SOLELY IN HER CAPACITY AS HEIR OF LUCIANO ORTIZ, DECEASED AND UNKNOWN HEIRS OF LUCIANO ORTIZ, DECEASED. C.P. June Term, 2013 No. 01327 \$74,414.72 KML Law Group, P.C.

1404-457

3323 Wellington Street 19149-1615 55th wd. 1438.24 Sq Ft OPA#551474500 Improvements: Residential Property
BETTY NICHOLSON AKA BETTYANN NICHOLSON C.P. December Term, 2011 No. 01729 \$119,386.80 Phelan Hallinan, LLP

1404-458

1124 Unruh Avenue 19111 53rd wd. 2585.06 Sq Ft BRT#53-2058200 Subject to Mortgage Improvements: Residential Dwelling
JUAN PIZARRO AND SARA PIZARRO AKA SARA A. PIZARRO C.P. October Term,

SHERIFF'S SALE

2013 No. 02198 \$89,950.87 Udren Law Offices, P.C.

1404-461

2115 Bryn Mawr Avenue 19131-2501 52nd wd. 2824.23 Sq Ft BRT#521265200 Improvements: Residential Property
KINGSLEY NYARKO C.P. December Term, 2011 No. 2448 \$165,094.11 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-466

509 East Wyoming Avenue 19120-4509 42nd wd. 1280 Sq Ft BRT#421062600 Improvements: Residential Property
SHANETTE JOHNSON, MARRIED & TODD MONTAGUE, MARRIED AS JOINT TENANTS, NOT AS TENANTS BY THE ENTIRETY OR TENANTS IN COMMON C.P. May Term, 2012 No. 0719 \$83,879.09 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-480

5841 Bustleton Avenue 19149 62nd wd. 1623.04 Sq Ft BRT#621508000 Improvements: Residential Property
RUTH N. ERAZO C.P. November Term, 2010 No. 2114 \$117,451.73 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-483

402 Parlin Street 19116 58th wd. 3170 Sq Ft BRT#582048300 Improvements: Residential Property
MARIAMMA ABRAHAM C.P. December Term, 2011 No. 3304 \$171,883.52 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-485

7817 Cedarbrook Avenue 19150 50th wd. 32'8" frontage x 55' depth OPA#501259000 Improvements: Residential Property
LUQMAN L. AKBAR C.P. November Term, 2013 No. 01841 \$131,734.71 Richard M. Squire & Associates, LLC

1404-486

431 West Bringham Street 19144 12th wd. 2412 Sq Ft; semi/det 3 sty masonry BRT#123112600 Improvements: Residential Dwelling
CHRISTOPHER WONG C.P. August Term, 2013 No. 01249 \$234,664.80 McCabe, Weisberg, & Conway, P.C.

1404-490

915 West Tabor Road 19141 49th wd. 1156 Sq Ft; row b/gar 2sty masonry BRT#492058000 Improvements: Residential Dwelling
JONATHAN A. POPE, JR. C.P. July Term, 2013 No. 01899 \$85,155.49 McCabe, Weisberg, & Conway, P.C.

1404-491

2613 South 71st Street 19142-1705 40th wd. 1153.66 Sq Ft BRT#40-6166400 Improvements: Residential Property
AGNES COOPER C.P. March Term, 2012 No. 3928 \$88,657.81 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-492

1510 Benner Street 19149-3302 54th wd. 1158.08 Sq Ft BRT#541020500 Improvements: Residential Property
JOHAVIN BENCITO C.P. July Term, 2012 No. 2349 \$125,081.71 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-493

1752 North Taney Street 19121 32nd wd. 984 Sq Ft BRT#324126100 Improvements: Residential Property
MITZIE LYONS FOSTER C.P. April Term, 2011 No. 00850 \$56,420.55 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1404-501

2448 East Huntingdon Street 19125 31st wd. 1968 Sq Ft; str/off + apts 2 sty masonry BRT#871286850 Improvements: Residential Dwelling
KILE AND SOBOLOSKI REAL ESTATE PARTNERSHIP, AKA KILE & SOBOLOSKI REAL ESTATE PARTNERSHIP C.P.

SHERIFF'S SALE

August Term, 2013 No. 02919 \$131,067.40 McCabe, Weisberg, & Conway, P.C.

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.

1404-504

15011 Endicott Street 19116 58th wd. 1349 Sq Ft; det w/d.gar 1.5 sty mas+0 BRT#583177500 Improvements: Residential Dwelling
CASEY L. ZAKRZEWSKI C.P. July Term, 2013 No. 01891 \$151,528.06 McCabe, Weisberg, & Conway, P.C.

1404-508

6548 Algard Street 19135 55th wd. row b/gar 2sty masonry BRT#552351300 Improvements: Residential Dwelling
HAKIKULISLAM CHOWDHURY C.P. August Term, 2012 No. 02675 \$76,666.85 McCabe, Weisberg, & Conway, P.C.

1404-510

248-250 Market Street 19106 12,500 Sq Ft OPA#871270300/BRT#88-2-502000 Subject to Rent Improvements: Apts 5-50 Units, Masonry
GIULIANO PROPERITES, INC. C.P. June Term, 2013 No. 01502 \$1,983,955.15 Kassia Fialkoff, Esq.

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, 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.

1404-515

3320 Malta Street 19134 33rd wd. 1442 Sq Ft; row 2 sty masonry BRT#331370700 Improvements: Residential Dwelling
JANNETT GUZMAN C.P. October Term, 2009 No. 03703 \$62,665.83 McCabe, Weisberg, & Conway, P.C.

1404-520

2151 Homer Street 19138 10th wd. 1569.04 Sq Ft BRT#102140500 Improvements: Residential Dwelling
YOLANDA FEASTER C.P. August Term, 2013 No. 02172 \$100,568.75 Udren Law Offices, P.C.

1404-521

7043 Torresdale Avenue 19135 41st wd. 2115 Sq Ft BRT#412416400 Subject to Mortgage Improvements: Residential Dwelling
JAMES MACELROY C.P. March Term, 2011 No. 00945 \$161,503.75 Udren Law Offices, P.C.

1404-522

2732 North Garnet Street 19132 38th wd. 787.5 Sq Ft BRT#11-1-2348-00 Improvements: Residential Dwelling
ABDUR-RAHIYM NEEQUAYE C.P. January Term, 2013 No. 01953 \$70,580.40 Udren Law Offices, P.C.

1404-525

2833 Rosehill Street 19134 7th wd. 1064 Sq Ft BRT#07-1-423600 Improvements: Residential Dwelling
RICHARD BAKER C.P. August Term, 2013 No. 00094 \$51,927.55 Udren Law Offices, P.C.

1404-526

5438 Whitby Avenue 19143 51st wd. 1222.5 Sq Ft BRT#51-3-156000 Improvements: Residential Dwelling
CLAUDIE MAE MANLEY AND JOHN VINCENT MANLEY C.P.

SHERIFF'S SALE

2013 No. 02168 \$108,542.66 Stern & Eisenberg, P.C.

1404-528

11182 Hendrix Street 19116 58th wd. 5836 Sq Ft BRT#582372008 Improvements: Residential Real Estate
LORRAINE COURTNEY AND LORRAINE GREEN C.P. March Term, 2008 No. 05410 \$231,502.14 Stern & Eisenberg, P.C.

1404-529

4256 I Street 19124 33rd wd. 1737.2 Sq Ft BRT#33-2-156500 Improvements: Residential Dwelling
NORMA I. ESQUILIN AND ELLIOTT SANCHEZ C.P. December Term, 2011 No. 00253 \$103,017.87 Udren Law Offices, P.C.

1404-530

5759 Leonard Street 19149 62nd wd. (formerly part of the 35th wd.) 1130.49 Sq Ft BRT#621518200 Improvements: Residential Real Estate
LYNN KANE AND THOMAS K. KANE C.P. June Term, 2013 No. 00357 \$77,647.28 Stern & Eisenberg, P.C.

1404-533

6744 Guyer Avenue 19142 40th wd. 1105 Sq Ft BRT#406327300 Improvements: Residential Dwelling
MARY ANN BYRD C.P. October Term, 2011 No. 00171 \$84,313.53 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1404-534

7333 Sommers Road 19138 50th wd. 1936.38 Sq Ft BRT#501327800 Improvements: Residential Dwelling
BRENDA PERRY AKA BRENDA A. PERRY AKA BRENDA A. NESMITH C.P. October Term, 2013 No. 02477 \$104,110.65 Udren Law Offices, P.C.

1404-535

415 South 49th Street 19143-1709 60th wd. 1760 Sq Ft BRT#461226000 Subject to Mortgage Improvements: Two-story Masonry Dwelling
KIM ANH THI NGUYEN C.P. July Term, 2011 No. 02040 \$252,499.86 Bernstein-Burkley, P.C.

1404-537

5410 Large Street 19124 62nd wd. 1455.36 Sq Ft BRT#621334000 Improvements: Residential Dwelling
GREGORY JONES C.P. December Term, 2012 No. 02661 \$108,845.78 Udren Law Offices, P.C.

1404-539

464 East Comly Street 19120 35th wd. 3365.18 Sq Ft BRT#352142800 Improvements: Residential Dwelling
BARBARA A. TYLER AKA BARBARA ANN TYLER, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BARBARA A. TYLER AKA BARBARA ANN TYLER, DECEASED, FRANK LABBE C.P. June Term, 2012 No. 04007 \$113,511.40 Udren Law Offices, P.C.

1404-541

4211 Saint Denis Drive 19114 65th wd. 1928.14 Sq Ft BRT#65245500 Improvements: Residential Dwelling
BRIAN C. KENNISH AND DANIELLE C. KENNISH C.P. September Term, 2007 No. 01682 \$172,496.36 Udren Law Offices, P.C.

1404-544

2224 South Rosewood Street 19145 26th wd. 690 Sq Ft BRT#261102700 Improvements: Residential Real Estate
LISA NOTORFRANCESCO AND LOUIS OLIVERIO C.P. November Term, 2011 No. 02465 \$171,496.43 Stern & Eisenberg, P.C.

1404-545

7905 Caesar Place 19153 40th wd. 1995 Sq Ft BRT#405814500 Improvements: Residential Real Estate
PATRICIA DAVIS C.P. May Term, 2013 No. 02362 \$72,860.58 Stern & Eisenberg, P.C.

1404-548

4132 North 6th Street 19140 43rd wd. 1379.12 Sq Ft BRT#433272000 Improvements: Residential Property
MARIA NEGRON C.P. April Term, 2013 No. 005023 \$26,651.05 Bradley J. Osborne, Esq.

1404-551

318 North Edgewood Street 19139 34th wd. 1995 Sq Ft BRT#341109400 Subject to Mortgage Improvements: Residential Dwelling
CALVIN SANDERS C.P. April Term, 2012 \$72,215.58 Powers, Kirn & Javardian, LLC

1404-552

1412 North 4th Street 19122-3709 18th wd. 841.2 Sq Ft BRT#182229800 Improvements:

SHERIFF'S SALE

Residential Dwelling
JORDAN NIEVES C.P. June Term, 2013 No. 01516 \$195,981.60 Udren Law Offices, P.C.

1404-553

903 North 5th Street 19123-1401 5th wd. 1734 Sq Ft BRT#057133500 Subject to Mortgage Improvements: Residential Dwelling
PAMELA FUERST AKA PAMELA M. FUERST C.P. April Term, 2013 No. 01913 \$466,779.78 Powers, Kirn & Javardian, LLC

1404-554

7550 Tulpehocken Street 19138 50th wd. 1501.20 Sq Ft BRT#501378500 Subject to Mortgage Improvements: Residential Dwelling
BETTY A. WILKINS AND SYLVESTER K. WILKINS C.P. June Term, 2013 No. 02552 \$122,047.31 Powers, Kirn & Javardian, LLC

1404-556

145 West Spencer Street 19120 61st wd. 1140 Sq Ft BRT#611222700 Subject to Mortgage Improvements: Residential Dwelling
SOMSAK SUWANNARAT C.P. March Term, 2013 No. 02594 \$56,842.09 Powers, Kirn & Javardian, LLC

1404-558

324 Par Drive 19115 58th wd. 10034.13 Sq Ft BRT#581189548 Subject to Mortgage Improvements: Det W/gar 2 Sty Frame
JENNIFER CAFFEY AND THE UNITED STATES OF AMERICA C.P. March Term, 2013 No. 1326 \$467,251.75 William J. Levant, Esq.

1404-563

5841 Chester Avenue 19143-5516 40th wd. 1911 Sq Ft BRT#40-1115200 Subject to Mortgage Improvements: Residential Dwelling
THELMA A. WILLIAMS AKA THELMA ANN WILLIAMS AKA THELMA WILLIAMS C.P. October Term, 2012 No. 02022 \$97,154.13 Powers, Kirn & Javardian, LLC

1404-564

7818 Provident Street aka 7818 Provident Road 19150 50th wd. 1237.50 Sq Ft BRT#501165000 Subject to Mortgage Improvements: Row B/gar 2 Sty Masonry
DONNA L. LOMAX C.P. January Term, 2011 No. 00194 \$123,282.46 Milstead & Associates, LLC

1404-567

1502 Cardeza Street 19150-3306 10th wd. 4258.85 Sq Ft BRT#102317000 Subject to Mortgage Improvements: Residential Dwelling
VALERIE M. FRUGE AND JUSTIN F. FRUGE C.P. August Term, 2012 No. 00847 \$107,739.79 Powers, Kirn & Javardian, LLC

1404-568

4238 O Street 19124-4924 33rd wd. 1130.88 Sq Ft BRT#332547100 Improvements: Row 2 Sty Masonry
SERGEY MUSHEYEV C.P. March Term, 2012 No. 00318 \$97,202.37 Milstead & Associates, LLC

1404-570

7727 Rockwell Avenue 19111 63rd wd. 7500 Sq Ft BRT#63-1-1166-00 Subject to Mortgage Improvements: Residential Dwelling
ESTATE OF JEROME BILBEE C.P. February Term, 2013 No. 02856 \$236,271.19 Powers, Kirn & Javardian, LLC

1404-571

3354 E Street 19134-1726 7th wd. 735 Sq Ft BRT#07-3-1959-00 Improvements: Row 2 Story Masonry
JORGE L. MATEO, JR. C.P. August Term, 2012 No. 02299 \$62,051.66 Milstead & Associates, LLC

1404-573

6743 North Smedley Street 19126-2759 10th wd. 1453.50 Sq Ft BRT#138-N-21-70 Improvements: Row B/gar 2sty Masonry
TO BE SOLD AS THE PROPERTY OF ESTELLE WASHINGTON, AKA DENNA WASHINGTON AKA DONNA WASHINGTON AKA DONNA ESTELLE WASHINGTON, SOLELY AS HEIR OF GERALDINE WASHINGTON, DECEASED; GERALDINE WASHINGTON, DECEASED, AND ALL KNOWN AND UNKNOWN INDIVIDUALS, HEIRS, SUCCESSORS, BUSINESS ENTITIES, NON-PROFIT ENTITIES, AND/OR CHARITABLE ENTITIES HAVING AND/OR CLAIMING ANY RIGHT, TITLE, AND/OR INTEREST IN AND/OR FROM THE DECEDENT; JOANNE ROBERTA WASHINGTON, SOLELY AS AN HEIR OF GERALDINE WASHINGTON, DECEASED; PAYTON CHARLES JEFFERSON, SOLELY AS HEIR OF GERALDINE WASHINGTON, DECEASED. C.P. August Term, 2012 No. 02553 \$21,493.74 Milstead & Associates, LLC

1404-578

1324 Locust Street, #322 19107-5643 5th wd. 319 Sq Ft OPA#888115282 Improvements: Residential Property
SHERRY L. SFORZA AKA SHERRY

SHERIFF'S SALE

SFORZA C.P. April Term, 2013 No. 02807 \$99,248.39 Phelan Hallinan, LLP

1404-581

5813 North American Street 19120-1862 61st wd. 1238.77 Sq Ft OPA#612404400 Improvements: Residential Property
WANDA SAUNDERS C.P. June Term, 2007 No. 02491 \$121,135.47 Phelan Hallinan, LLP

1404-582

1908 South Hicks Street 19145-3004 48th wd. 658 Sq Ft OPA#481177100 Improvements: Residential Property
DOLORES COOPER, IN HER CAPACITY AS HEIR OF SHARON COOPER, DECEASED. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SHARON COOPER, DECEASED. C.P. August Term, 2009 No. 03795 \$26,373.99 Phelan Hallinan, LLP

1404-584

6137 Erdrick Street 19135 55th wd. 1440 Sq Ft BRT#552270200 Improvements: Residential Property
STACEY FOCA AND MICHAEL T. FOCA C.P. December Term, 2012 No. 03263 \$148,868.86 KML Law Group, P.C.

1404-592

3616 Academy Road 19154-2026 66th wd. 1800 Sq Ft OPA#663351900 Improvements: Residential Property
DEBORAH MATTIACCI C.P. March Term, 2012 No. 02378 \$175,458.48 Phelan Hallinan, LLP

1404-600

1334 Earl Street 19125-3314 18th wd. 1131.86 Sq Ft OPA#181114800 Improvements: Residential Property
ATA RICHARD ZANDIEH C.P. June Term, 2010 No. 02487 \$445,305.38 Phelan Hallinan, LLP

1404-601

2024 Longshore Avenue 19149 54th wd. 1679.8 Sq Ft BRT#139N12-122 Improvements: Residential Dwelling
STEVEN JONES, PERSONAL REPRESENTATIVE OF THE ESTATE OF LISA A. ROSENBAUM, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER LISA A. ROSENBAUM, DECEASED. RACHEL ROSENBAUM, KNOWN HEIR OF LISA A. ROSENBAUM, NICHOLAS SALVATORE, KNOWN HEIR OF LISA A. ROSENBAUM ESTATE OF LISA A. ROSENBAUM, C/O STEVEN JONES, PERSONAL REPRESENTATIVE. C.P. May Term, 2013 No. 02704 \$187,719.79 Udren Law Offices, P.C.

1404-613

66 East Coulter Street 19144-2218 12th wd. 2488.75 Sq Ft OPA#122020100 Improvements: Residential Property
JEFFREY DULDULAO C.P. September Term, 2012 No. 03410 \$142,779.24 Phelan Hallinan, LLP

1404-614

2718 South Marvine Street 19148-4919 39th wd. 1191.93 Sq Ft OPA#395307400 Improvements: Residential Property
WILLIAM STERMEL C.P. September Term, 2013 No. 02623 \$262,083.04 Phelan Hallinan, LLP

1404-615

6619 Malvern Avenue 19151-2346 34th wd. 1309 Sq Ft OPA#344085800 Improvements: Residential Property
KYSHA DAVIS AND MICHAEL DAVIS C.P. June Term, 2008 No. 04930 \$185,855.88 Phelan Hallinan, LLP

1404-621

1217 South Clarion Street 19147-4413 2nd wd. 560 Sq Ft OPA#021616700 Improvements: Residential Property
JOSEPH DIBELLA AND MARGARET DIBELLA C.P. February Term, 2010 No. 00451 \$222,087.97 Phelan Hallinan, LLP

1404-622

405 North Salford Street aka 405 N Salford Avenue 19151-4346 4th wd. 1300 Sq Ft PRCL#042258500 Improvements: Residential Property
SHERRI TATE C.P. September Term, 2008 No. 04776 \$60,059.59 Phelan Hallinan, LLP

1404-624

4105 Magee Avenue aka 4105-4107 Magee Avenue 19135-2501 55th wd. 5888 Sq Ft OPA#552145600 Improvements: Residential Property
NICOLE BARKSDALE C.P. August Term, 2013 No. 02063 \$292,367.76 Phelan Hallinan, LLP

SHERIFF'S SALE

1404-628

2720 Cambridge Street 19130-1207 29th wd. 612.48 Sq Ft OPA#292010200 Improvements: Residential Property
JOSE RIVERA AND PAULA RIVERA C.P. March Term, 2010 No. 00464 \$223,355.13 Phelan Hallinan, LLP

1404-629

1521 Clearview Street 19141-2303 17th wd. 1318.12 Sq Ft OPA#171110700 Improvements: Residential Property
ROBIN JOHNSON AKA R. JOHNSON, INDIVIDUALLY AND IN HER CAPACITY AS HEIR OF LEROY JOHNSON, DECEASED. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER LEROY JOHNSON DECEASED C.P. January Term, 2012 No. 00408 \$69,655.07 Phelan Hallinan, LLP

1404-631

2305 Catharine Street 19146-1705 30th wd. 992 Sq Ft OPA#302084800 Improvements: Residential Property
JOHN L. BROOME, JR. C.P. December Term, 2011 No. 02308 \$357,975.97 Phelan Hallinan, LLP

1404-632

1307 Knorr Street 19111-4905 4th wd. 2803.50 Sq Ft OPA#532139200 Improvements: Residential Property
EVA TOROK AND TIBOR TOROK C.P. April Term, 2013 No. 00616 \$101,685.39 Phelan Hallinan, LLP

1404-635

2309 Mifflin Street 19145-1802 48th wd. 975 Sq Ft OPA#482031400 Improvements: Residential Property
CHARLES P. DONATO C.P. March Term, 2010 No. 03709 \$93,315.29 Phelan Hallinan, LLP

1404-642

5731 Rodman Street 19143 46th wd. 2062.5 Sq Ft; Row 2 Sty Masonry BRT#463029200 Improvements: Residential Dwelling
WILLIAM M. COBB AND SHANA M. COBB C.P. February Term, 2009 No. 03252 \$67,781.22 McCabe, Weisberg, & Conway, P.C.

The following property, sale of which was postponed from the May 6, 2014 Sheriff's Sale, will be offered for sale on TUESDAY, June 3, 2014.

1405-310

818 Fuller Street 19111-2315 63rd wd. 2409 Sq. Ft. OPA#631315200 Improvements: Residential Property
DANIEL P. KEARNEY C.P. January Term, 2012 No. 01853 \$139,425.26 Phelan Hallinan, LLP

1405-312

1423 North 29th Street 19121-3601 29th wd. 1024 Sq. Ft. OPA#292156000 Improvements: Residential Property
DWAINE JOHNSON C.P. February Term, 2013 No. 00024 \$92,334.98 Phelan Hallinan, LLP

1405-327

1304 Farrington Road 19151 34th wd. 2260 Sq. Ft. BRT#343343600 Improvements: Residential Property
YOLONDA C CANN C.P. August Term, 2008 No. 00598 \$111,866.56 KML Law Group, PC

1405-329

1325 Passmore Street 19149 53rd wd. 1256.50 Sq. Ft. BRT#53117300 Improvements: Residential Property
RONALD F SHOUR AND ANN MARIE SHOUR C.P. September Term, 2013 No. 04254 \$13,482.11 KML Law Group, PC

1405-332

6904 Lincoln Drive 19119-3009 BRT#223277900 Improvements: Residential Property
BRENDA ROGERS AND STANLEY B. ROGERS C.P. September Term, 2012 No. 03028 \$627,070.75 Phelan Hallinan, LLP

1405-342

7371 Valley Avenue 19128-3223 21st wd. 4300 Sq. Ft. OPA#214176400 Improvements: Residential Property
MICHAEL AVRICH C.P. April Term, 2013 No. 05095 \$179,355.49 Phelan Hallinan, LLP

1405-347

1100 Kenwyn Street 19124-2516 23rd wd. 2905.10 Sq. Ft. OPA#234171600 Improvements: Residential Property
JAMES F SMITH C.P. August Term, 2013 No. 02264 \$177,415.46 Phelan Hallinan, LLP

SHERIFF'S SALE

1405-366

6620 Ross Street 19119 22nd wd. 1095 Sq. Ft. BRT#221218400 Subject to Mortgage Improvements: Residential Property
JOSEPH M. O'MALLEY, AS SOLE OWNER C.P. November Term, 2010 No. 03505 \$67,766.41 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1405-372

4722 Shelmire Avenue 19136 65th wd. 1290 Sq. Ft. BRT#651038900 Subject to Mortgage Improvements: Residential Property
ALEKSANDER SAVITSKIY AND LYUDMILA SAVITSKAYA, AS TENANTS BY THE ENTIRETY C.P. January Term, 2011 No. 3004 \$112,303.41 Scott A. Dietterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1405-406

1134 East Mount Airy Avenue 19150 50th wd. 1837.44 Sq. Ft. BRT#502482600 Improvements: Residential Property
ANTHONY GONZALEZ C.P. September Term, 2008 No. 02268 \$181,842.02 KML Law Group, PC

1405-421

817 66th Avenue 19126 61st wd. 3575 Sq. Ft. BRT#611413900 Improvements: Residential Property
JESSE PEARSON JR. AND LESLIE DAY PEARSON C.P. February Term, 2013 No. 02676 \$260,774.13 KML Law Group, PC

1405-427

3517 Aldine Street 19136 64th wd. (formerly part of the thirty fifth wd.) 1606.91 Sq. Ft. BRT#642119500 Improvements: Residential Dwelling
LYNN M. COPPOLA FKA LYNN M ARMSTRONG AND EUGENE L. COPPOLA, JR. C.P. April Term, 2012 No. 00350 \$130,087.38 Udren Law Offices, PC

1405-432

2426 South Hicks Street 19145 26th wd. 728 Sq. Ft. BRT#26-1199600 Improvements: Residential Dwelling
KATHLEEN M DEROSA AND JOSEPH DEROSA III C.P. October Term, 2013 No. 03592 \$62,673.27 Udren Law Offices, PC

1405-440

1224 North Redfield Street 19151 34th wd. 1800 Sq. Ft. BRT#342173700 Improvements: Residential Real Estate
LUTHER R ROBINSON AND ROBIN WINFIELD C.P. May Term, 2013 No. 01103 \$58,650.48 Stern & Eisenberg, PC

1405-442

4423 Strahle Street 19136 65th wd. 3000 Sq. Ft. BRT#652066007 Improvements: Residential Real Estate
SAMUEL HIGGINSON AND DIANE M. HIGGINSON C.P. October Term, 2013 No. 00819 \$128,435.20 Stern & Eisenberg, PC

1405-451

3711 Lankeau Road 19131-2816 32nd wd. 1803 Sq. Ft. BRT#52-1-4296-00 Improvements: Residential Dwelling
PETER HENRY AND LISA HENRY C.P. December Term, 2003 No. 02391 \$121,388.31 Barbara A. Fein, Esq.

1405-466

6315 Crafton Street 19149-2934 62nd wd. 1379.88 Sq. Ft. OPA#132N19 357 Improvements: Residential Property
ANGELA J. SMITH C.P. September Term, 2011 No. 01103 \$98,195.09 Phelan Hallinan, LLP

1405-469

15136 Kallaste Drive 19116-1407 58th wd. 3255 Sq. Ft. OPA#583165421 Improvements: Residential Property
JEFFREY D. O'GORMAN AND LAURA O'GORMAN C.P. March Term, 2013 No. 0

SHERIFF'S SALE

Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1405-502

6000 Cottage Street 19135 55th wd. 1138 Sq. Ft. BRT#552380800 Improvements: Residential Property

DAVID P. HAMILTON C.P. September Term, 2012 No. 1367 \$64,921.42 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1405-523

314 Dickinson Street 19147 1st wd. 6760 Sq. Ft.; row 3 sty masonry BRT#011264700 Improvements: Residential Dwelling
FRANK J. GALLO AKA FRANK J. GALLO AKA FRANK JOSEPH GALLO, SR. AND JANINE WISNIEWSKI AKA JANINE WISHIEWSKI C.P. September Term, 2011 No. 02101 \$560,544.84 McCabe, Weisberg & Conway, PC

1405-530

2063 East Hagert Street 19125 31st wd. 952 Sq. Ft. BRT#313203900 Improvements: Residential Dwelling
DAVID STEINER C.P. June Term, 2013 No. 02263 \$144,878.70 Martha E. Von Rosenstiel Esq., Heather Riloff, Esq.

1405-533

419 West George Street 19123-1433 65th wd. 507.22 Sq. Ft. BRT#05-7-200500 Improvements: Row 3 Story Masonry
LUCIANO ROMAN C.P. July Term, 2012 No. 04350 \$233,747.07 Milstead & Associates, LLC

1405-539

5352 Oakland Street 19124-1222 62nd wd. 1554 Sq. Ft. BRT#621391200 Improvements: Row B/gar 2 Sty Masonry
LUIS J. NATAL, ORIGINAL MORTGAGOR AND MELANIE L. RODRIGUEZ, ORIGINAL MORTGAGOR AND REAL OWNER C.P. August Term, 2012 No. 01862 \$111,655.43 Milstead & Associates, LLC

1405-553

1819 West Oxford Street 19121 47th wd. 2520 Sq. Ft.; row conv/apt 3sty masonry BRT#471138900 Improvements: Residential Dwelling
JOSE MAYMI C.P. July Term, 2013 No. 01831 \$203,282.56 McCabe, Weisberg & Conway, PC

1405-564

5626 Rising Sun Avenue 19120 61st wd. 1446 Sq. Ft.; row b/gar 2sty masonry BRT#612528500 Improvements: Residential Dwelling
BELSIE TORRES-CANDELARIA, EXECUTRIX OF THE ESTATE OF JOHN J. CLOUTHIER, DECEASED MORTGAGOR AND REAL OWNER C.P. February Term, 2013 No. 01824 \$70,350.40 McCabe, Weisberg & Conway, PC

1405-588

1786 Scattergood Street 19124 62nd wd. 1104.22 Sq. Ft. BRT#622128400 Improvements: Residential Property
CHRISTOPHER SOONG WONG AKA CHRISTOPHER SOONG PAK WONG C.P. September Term, 2013 No. 02321 \$70,861.20 KML Law Group, PC

1405-590

6325 Paschall Avenue 19142 40th wd. 1440 Sq. Ft. BRT#401351700 Improvements: Residential Property
FALAAH MUHAMMAD C.P. June Term, 2013 No. 00007 \$107,843.34 KML Law Group, PC

1405-591

6922 Pascall Avenue 19142 40th wd. 1512 Sq. Ft. BRT#403322800 Improvements: Residential Property
LINDA SAMUEL C.P. September Term, 2013 No. 04163 \$96,446.66 KML Law Group, PC

1405-619

3615 Frankford Avenue 19134 45th wd. 1723 Sq. Ft. BRT#452264300
HUGO ENRIQUE CARDOZA NUNEZ AKA HUGO E. CARDOZA, AKA HUGO E. CARDOZA C.P. December Term, 2013 No. 02938 \$132,054.52 Jennifer D. Gould, Esq.

1405-628

6046 Carpenter Street 19143 3rd wd. 2319.85 Sq. Ft. BRT#033096200 Improvements: Residential Property
CHARLES STORY C.P. August Term, 2013 No. 02347 \$79,029.50 KML Law Group, PC

1405-639

514 Poplar Street 19123 5th wd. 1503.24 Sq. Ft. BRT#056161545 Improvements: Residential Property

SHERIFF'S SALE

CRYSTAL MARIE STEPHENS C.P. September Term, 2009 No. 1470 \$213,384.96 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1405-651

1956 Devereaux Avenue 19149-3442 62nd wd. 1706.25 Sq. Ft. OPA#621214800 Improvements: Residential Property
FRANCINE FOGLE C.P. May Term, 2013 No. 02741 \$116,613.03 Phelan Hallinan, LLP

1405-652

1053 South 52nd Street 19143-4215 51st wd. 1440 Sq. Ft. OPA#51103660 Improvements: Residential Property
CHARLES GANT C.P. June Term, 2012 No. 02878 \$79,277.19 Phelan Hallinan, LLP

1405-657

5510 West Godfrey Ave 19138 8th wd. 1013 Sq. Ft. BRT#122310500 Improvements: Row 2sty Masonry
JEAN LUNDY C.P. July Term, 2013 No. 033527 \$16,624.95 Jonathan M. Peterson, Esq.

1405-669

2441 South 16th Street 19145-4401 26th wd. 992 Sq. Ft. OPA#261254200 Improvements: Residential Property
ANTHONY LA MACCHIA AND ANGELA LA MACCHIA C.P. January Term, 2013 No. 02919 \$156,994.83 Phelan Hallinan, LLP

1405-675

81 East Phil Ellena Street 19119-2223 22nd wd. 2992.50 Sq. Ft. OPA#222001900 Improvements: Residential Property
LORRAINE D. SCOTT C.P. November Term, 2012 No. 03172 \$106,715.10 Phelan Hallinan, LLP

1405-679

5927 McCallum Street aka 5927 McCullum Street 19144 59th wd. 572.60 Sq. Ft. BRT#593143400 Improvements: Residential Dwelling
PEACH PROPERTIES LLC AND TIFFANY D. CHERRY C.P. April Term, 2013 No. 005094 \$88,825.77 Martha E. Von Rosenstiel Esq., Heather Riloff, Esq.

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

1405-688

12404 Sweet Briar Road 19154 58th wd. 1763.11 Sq. Ft. BRT#663178800 Improvements: Residential Real Estate
RICHARD T. JACKSON AND TONI A. JACKSON C.P. September Term, 2013 No. 004404 \$77,073.48 Stern & Eisenberg, PC

1405-695

12627 Calpine Road 19154 66th wd. 2094.75 Sq. Ft. BRT#663290200 Improvements: Residential Dwelling
DANIELLE BINDER AND JAMES W. BINDER C.P. February Term, 2012 No. 02247 \$200,524.19 Udren Law Offices, PC

1405-696

903 South 54th Street 19143 51st wd. 1566.4 Sq. Ft. BRT#51-1-064600 Improvements: Residential Dwelling
SHAUNA MITCHELL C.P. September Term, 2010 No. 00232 \$104,361.77 Udren Law Offices, PC

1405-697

1027 North 64th Street 19151 34th wd. 4078 Sq. Ft. BRT#344244200 Improvements: Residential Dwelling
MCQUARY BROWN AND TRACEY BROWN C.P. January Term, 2011 No. 00397 \$214,256.72 Udren Law Offices, PC

1405-698

7642 Wyndale Avenue 19151 34th wd. 2958.86 Sq. Ft. BRT#34-3-178900 Improvements: Residential Dwelling
RICHARD JACKSON AKA RICHARD JACKSON, JR. C.P. July Term, 2013 No. 03236 \$52,906.14 Udren Law Offices, PC

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

SHERIFF'S SALE

PERSONAL REPRESENTATIVE OF THE ESTATE OF GERALDINE WASHINGTON. C.P. August Term, 2011 No. 02952 \$73,343.57 Udren Law Offices, PC

1405-700

7625 Overbrook Avenue 19151 34th wd. 1769.92 Sq. Ft. BRT#67-N5-12 Improvements: Residential Dwelling
THOMASINE T. JORDAN C.P. May Term, 2013 No. 00701 \$97,878.61 Udren Law Offices, PC

1405-701

5511 Crowson Street 19144 12th wd. 750 Sq. Ft. BRT#12-2214800 Improvements: Residential Dwelling
IGOR PAVLO C.P. September Term, 2013 No. 02042 \$80,102.97 Udren Law Offices, PC

1405-702

929 Dudley Street 19148 39th wd. 689.50 Sq. Ft. BRT#39-3-275200 Improvements: Residential Dwelling
JACQUELINE BARKOWITZ AKA JACQUELINE POOLER C.P. August Term, 2013 No. 00466 \$176,120.36 Udren Law Offices, PC

SHERIFF'S SALE OF TUESDAY, JUNE 3, 2014

1406-301

3575 Emerald Street 19134 45th wd. 1149.61 Sq. Ft. BRT#452329800 Improvements: Residential Property
TERESA DERR C.P. December Term, 2012 No. 00911 \$71,899.31 KML Law Group, PC

1406-302

1810 Rittenhouse Square, Unit 1709 aka 1806-18 Rittenhouse Sq Unit 1709 aka 1810 Rittenhouse Square #1709 19103-5827 88th wd. Together with all right, title and interest to a 0.747% undivided interest of, in and to the common elements, as more particularly set forth in the declaration. OPA#888083133 Improvements: Residential Property
F. PRICE CONNORS C.P. May Term, 2013 No. 00148 \$14,311.01 Phelan Hallinan, LLP

1406-303

7515 Malvern Avenue 19151 34th wd. 2091.85 Sq. Ft. BRT#343170900 Improvements: Residential Property
JAVIER I TELLADO C.P. October Term, 2013 No. 02067 \$111,550.00 KML Law Group, PC

1406-304

1021 East Phil Ellena Street 19150 50th wd. 3118.75 Sq. Ft. BRT#502358900 Improvements: Residential Property
THE UNKNOWN HEIRS OF MARGUERITE M. BELL AKA MARGUERITTE M. BELL, DECEASED AND MARGUERITTE FORD, SOLELY IN HER CAPACITY AS HEIR OF MARGUERITE M. BELL AKA MARGUERITTE M. BELL, DECEASED C.P. July Term, 2013 No. 03347 \$216,331.30 KML Law Group, PC

1406-305

1902 South 21st Street 19145 48th wd. 999.75 Sq. Ft. BRT#482135900 Improvements: Residential Property
GILBERT GOOLSBY AND MICHELLE GOOLSBY C.P. January Term, 2008 No. 00415 \$47,816.13 KML Law Group, PC

1406-306

2078 Pickwick Street 19134 45th wd. 964 Sq. Ft. BRT#452179400 Improvements: Residential Property
STEVEN ADAMS AKA STEVEN E. ADAMS, JR. C.P. August Term, 2013 No. 02950 \$60,582.95 KML Law Group, PC

1406-307

5322 Turner Street 19131 52nd wd. 918 Sq. Ft. BRT#521047200 Improvements: Residential Property
HENRY MOORE AND PEGGY THOMPSON C.P. July Term, 2013 No. 04862 \$132,002.79 KML Law Group, PC

1406-308

1129 Bingham Street 19115 63rd wd. 5064.60 Sq. Ft. BRT#632126800 Improvements: Residential Property
JOAN B. RYAN AND JEFFREY M. RYAN C.P. October Term, 2013 No. 01791 \$265,574.61 KML Law Group, PC

1406-309

633 East Raymond Street aka Raymond Street 19120 42nd wd. 1131.2 Sq. Ft. BRT#421018700 Improvements: Residential Property
SALEH SAIDSUDKY, SINGLE C.P. December Term, 2011 No. 0750 \$84,604.55

SHERIFF'S SALE

Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-310

749 Magee Avenue 19111 35th wd. 2340 Sq. Ft. BRT#353109401 Improvements: Residential Dwelling
TATYNA PETROSOV AND DMITRIY KOSLOV C.P. July Term, 2013 No. 04445 \$214,085.16 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-311

4437 Devereaux Avenue 19135-3641 55th wd. 2200 Sq. Ft. BRT#552033300 Improvements: Residential Property
MICHAEL CARROLL, AS SOLE OWNER C.P. January Term, 2013 No. 3723 \$118,109.17 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-312

778 South 52nd Street 19143 51st wd. 1200 Sq. Ft. BRT#511039200 Improvements: Residential Dwelling
PAUL BURKE C.P. October Term, 2013 No. 01874 \$76,375.86 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-313

367 Ripka Street 19128 21st wd. 2653.97 Sq. Ft. BRT#212258400 Improvements: Residential Property
RONALD L. CLEMSON, JR. (A MARRIED PERSON) C.P. December Term, 2011 No. 3827 \$159,804.11 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-314

3009 North Croskey Street 19132-1405 11th wd. 1380 Sq. Ft. BRT#111331900 Improvements: Residential Property
UL MOSLEY AS SOLE OWNER C.P. February Term, 2013 No. 0177 \$67,405.44 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-315

6646 Greenway Avenue 19142 40th wd. 1389.50 Sq. Ft. BRT#403133600 Improvements: Residential Property
JOHN DOE, OWNER OR ANY UNKNOWN PERSONS HAVING OR CLAIMING AN INTEREST OR TITLE TO THE SUBJECT PREMISES C.P. February Term, 2013 No. 03357 \$151,344.28 KML Law Group, PC

1406-316

6643 Oakland Street 19149 54th wd. 1113.28 Sq. Ft. BRT#541263800 Improvements: Residential Property
PATRICE ORTIZ C.P. September Term, 2013 No. 03121 \$123,030.04 KML Law Group, PC

1406-317

532 East Indiana Avenue 19134 7th wd. 918 Sq. Ft. BRT#071249800 Improvements: Residential Property
MARILYN RODRIGUEZ AKA MARYLIN RODRIGUEZ AND LAZARO PEDROSO SAENZ C.P. January Term, 2010 No. 02406 \$56,501.52 KML Law Group, PC

1406-318

705 West Carpenter Lane 19119 22nd wd. 3314.40 Sq. Ft. BRT#223120000 Improvements: Residential Property
ROBERT F. PETRONE AND TAMMY L. PETRONE C.P. January Term, 2013 No. 00579 \$415,500.06 KML Law Group, PC

1406-319

5915 Bingham Street 19120 35th wd. 990 Sq. Ft. BRT#352310000 Improvements: Residential Property
LUIS D. JIMENEZ C.P. September Term, 2013 No. 01550 \$120,165.68 KML Law Group, PC

1406-320

608 Elkins Avenue 19120 61st wd. 2150 Sq. Ft. BRT#612027200 Improvements: Residential Property
NATIVITA MONDESIR AND JEAN E. MONDESIR C.P. December Term, 2013 No. 03614 \$30,936.36 KML Law Group, PC

1406-321

507 Burgess Street 19116 58th wd. 6099 Sq. Ft. BRT#582242000 Improvements: Residential Property
RANDOLPH M. HOSEAR AND KRISTINE M. HOSEAR, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETIES C.P. February Term, 2012 No. 0949 \$219,468.59

SHERIFF'S SALE

Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-322

1246 Wagner Avenue 19141-2915 49th wd. 2000 Sq. Ft. BRT#493017200 Improvements: Residential Property
LINWOOD SMITH, AS SOLE OWNER C.P. April Term, 2012 No. 1166 \$114,693.29 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-323

1912 South 56th Street 19143 51st wd. 1160 Sq. Ft. BRT#514222200 Subject to Rent Improvements: Residential Property
CHRISTOPHER R. HOWARD C.P. February Term, 2012 No. 3293 \$32,986.17 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-324

2016 East Tioga Street 19134 45th wd. 1725 Sq. Ft. BRT#452103800 Subject to Mortgage Improvements: Residential Property
JAMES MATTHEWS, AS SOLE OWNER C.P. August Term, 2011 No. 0150 \$96,953.53 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-325

7026 Paschall Avenue 19142-1122 40th wd. 2475 Sq. Ft. BRT#403324700 Improvements: Residential Property
HARRY PYGATT C.P. February Term, 2012 No. 0684 \$41,446.69 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-326

805 Judson Street aka North Judson Street 19130 15th wd. 988 Sq. Ft. BRT#151182500 Improvements: Residential Property
JOSE L. RIVERA AND PAULA M. RIVERA, AS TENANTS BY THE ENTIRETY C.P. April Term, 2009 No. 01345 \$387,283.36 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-327

4220 Maywood Street 19124-4918 33rd wd. 1188 Sq. Ft. BRT#332481000 Improvements: Residential Property
HECTOR SANTIAGO C.P. December Term, 2012 No. 00132 \$33,888.91 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-328

5213 North Warnock Street 19141-4025 49th wd. 2100 Sq. Ft. BRT#492198700 Improvements: Residential Property
RATTANA PHANSACKDY C.P. April Term, 2013 No. 00261 \$129,114.31 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-329

4585 G Street 19120-4633 42nd wd. 1500 Sq. Ft. BRT#421606900 Subject to Mortgage Improvements: Residential Property
NERYS HERNANDEZ C.P. May Term, 2

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1406-332
2740 Ruth Street 19134 25th wd. land area 852.82 Sq. Ft.; improvement area 1052 Sq. Ft. OPA#252556700 Improvements: Residential Real Estate - Single Family Dwelling JAMES N. LAVELLE AND DORITA LAVELLE C.P. December Term, 2013 No. 03829 \$27,929.95 Robert J. Wilson, Esq., Wilson Law Firm

1406-333
8550 Temple Road 19150 50th wd. land area 1450.80 Sq. Ft.; improvement area 1088 Sq. Ft. OPA#501082800 Improvements: Residential Real Estate - Single Family Dwelling ROBIN RENEE BRACE AKA ROBIN BRACE C.P. December Term, 2012 No. 00697 \$135,066.80 Robert J. Wilson, Esq., Wilson Law Firm

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

1406-335
11913 Waldemire Drive 19154-2616 58th wd. 2175.55 Sq. Ft. BRT#662134300 Improvements: Residential Dwelling JAMES F. MONAGHAN JR. AND VICKIE MONAGHAN C.P. March Term, 2013 No. 01335 \$222,522.06 Law Offices of Gregory Javardian

1406-336
1909 Conlyn Street 19141 17th wd. (formerly the 49th wd.) 1381.25 Sq. Ft. BRT#171147200 Improvements: Residential Real Estate MILLICENT WALTERS C.P. June Term, 2013 No. 03191 \$91,705.95 Stern & Eisenberg, PC

1406-337
7156 North 19th Street 19126 10th wd. 1616 Sq. Ft. BRT#10122500 Improvements: Residential Real Estate JOAN R. LIGGEONS AKA JOAN B. LIGGEONS C.P. June Term, 2013 No. 03740 \$85,344.99 Stern & Eisenberg, PC

1406-338
4620 H Street 19124 42nd wd. 1334.64 Sq. Ft. BRT#421633500 Improvements: Residential Real Estate FRANTZ GAILLARD C.P. September Term, 2013 No. 00826 \$140,760.61 Stern & Eisenberg, PC

1406-339
2349 East Hagert Street (aka Hagert Street) 19125-3030 31st wd. 956.2 Sq. Ft. BRT#313212500 Improvements: Residential Property MICHAEL J. FOX C.P. December Term, 2012 No. 1518 \$191,870.23 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-340
5733 Rodman Street 19143 46th wd. 952.5 Sq. Ft. OPA#463029300 Subject to Mortgage Improvements: Residential Property DEREK ALEXANDER C.P. September Term, 2013 No. 00925 \$38,374.50 Brett A. Solomon, Esq.; Michael C. Mazack, Esq.

1406-341
3242 Chatham Street 19134 45th wd. 1120 Sq. Ft. BRT#451383400 Improvements: Residential Property THE UNKNOWN HEIRS OF ADELE ISPHORDING, DECEASED C.P. July Term, 2013 No. 03389 \$81,576.01 KML Law Group, PC

1406-342
6403 Woodcrest Avenue 19151 34th wd. 1600 Sq. Ft. BRT#522080400 Improvements: Residential Property HAROLD BYRD, AS ADMINISTRATOR OF THE ESTATE OF BARBARA A. BYRD, DECEASED C.P. April Term, 2013 No. 00767 \$137,300.59 KML Law Group, PC

1406-343
5100 East Roosevelt Boulevard 19124 35th wd. 4625 Sq. Ft. BRT#351028200 Improvements: Residential Property EVELYN CASTELLANO AND JOE L. TORRES C.P. July Term, 2013 No. 00286 \$199,650.66 KML Law Group, PC

1406-344
2420 Stanwood Street 19152 56th wd. 2500 Sq. Ft. BRT#562051710 Improvements: Residential Property GAIL BECKWITH JONES AND SHELDON M. JONES C.P. June Term, 2013 No. 01308 \$106,930.95 KML Law Group, PC

1406-345
3441 North 18th street 19140 38th wd. 1120

SHERIFF'S SALE

Sq. Ft. BRT#112250000 Improvements: Residential Property NADINE STACY JOHNSON AS ADMINSTRATRIX OF THE ESTATE OF ALFRED H. GORDY, DECEASED C.P. July Term, 2013 No. 04619 \$24,253.44 KML Law Group, PC

1406-346
7038 Tulip Street 19135 41st wd. 2800 Sq. Ft. BRT#412452900 Improvements: Residential Property HASSEN FRITIS, AS SOLE OWNER C.P. November Term, 2010 No. 2907 \$183,704.36 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-347
2346 Griffith Street 19152 56th wd. 3175.07 Sq. Ft. BRT#561537500 Improvements: Residential Property SAMOIL BUTORSKY AND FAINA BUTORSKY, HIS WIFE, AS TENANTS BY THE ENTIRETIES C.P. June Term, 2011 No. 3051 \$239,844.08 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-348
2411 South Garnet Street aka Garnet Street 19145-4227 26th wd. 1068 Sq. Ft. BRT#262132200 Improvements: Residential Property ERICA TUBENS AND MATTHEW DIVARIO C.P. July Term, 2012 No. 3913 \$118,051.26 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-349
322-26 Poplar Street aka 863 N Orianna Street 19123 12th wd. Land 2391 Sq. Ft.; improvements 2352 Sq. Ft. BRT#056158930 FERNANDO BENITEZ C.P. May Term, 2013 No. 02517 \$241,680.35 Lyndsay E. Rowland, Esq.

1406-350
1412 South 6th Street 19147 01st wd. Land 1139 Sq. Ft.; improvements 2373 Sq. Ft. BRT#012059400 SECOND SHIFT INVESTMENTS, LP AKA SECOND SHIFT INVESTMENTS LP C.P. January Term, 2013 No. 02187 \$407,194.02 Lyndsay E. Rowland, Esq.

1406-351
4000 Gypsy Lane, Unit 741 19129-5458 88th wd. 858 Sq. Ft. BRT#888210387 Improvements: Condominium SHIRLEY C. JENKINS, DECEASED C.P. October Term, 2012 No. 001013 \$23,933.96 Robert J. Hoffman, Esq.; Samantha D. Cissne, Esq.

1406-352
6216 Carpenter Street 19143 3rd wd. 2391 Sq. Ft. BRT#033099600 Improvements: Residential Property SEAN BALDWIN AND CECELIA K. BALDWIN C.P. March Term, 2013 No. 002622 \$117,940.57 Bradley J. Osborne, Esq.

1406-353
3109 Friendship Street 19149 55th wd. 1885 Sq. Ft. BRT#551415800 Improvements: Residential Property WILLIAM J. FORBES AND SUSAN P. LAUGHLIN FORBES, HIS WIFE, AS TENANTS BY THE ENTIRETIES C.P. January Term, 2012 No. 3977 \$176,507.80 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-354
2541 South Millick Street 19142 40th wd. 992 Sq. Ft. BRT#402044500 Subject to Rent Improvements: Residential Property VINCENT TALMADGE AND RACHEL I. SMITH-TALMADGE, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY C.P. January Term, 2011 No. 1833 \$64,135.81 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-355
854 Rittenhouse Street 19138 22nd wd. 3200 Sq. Ft. BRT#59-1112100 Improvements: Residential Dwelling PAMELA R PITTS C.P. October Term, 2010 No. 03836 \$163,509.81 Udren Law Offices, PC

SHERIFF'S SALE

1406-356
623 C South American Street 19147-2300 2nd wd. 230.32 Sq. Ft. BRT#02-3-1080-10 Improvements: Residential Dwelling SUSAN B. FARRELL C.P. January Term, 2012 No. 01842 \$54,601.57 Udren Law Offices, PC

1406-357
5924 Ditman Street 19135 41st wd. 6666 Sq. Ft. BRT#41-1-2169-00 Improvements: Residential Dwelling GREGORY BOOTH C.P. June Term, 2013 No. 03174 \$93,255.13 Udren Law Offices, PC

1406-358
9338 Treaty Road 19114 57th wd. 6000 Sq. Ft. BRT#57-2-269400 Improvements: Residential Dwelling UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER DAVID OVERHOLT AKA DAVID E. OVERHOLT, DECEASED, LYNN OVERHOLT DAVID OVERHOLT AKA DAVID E. OVERHOLT, DECEASED. C.P. February Term, 2012 No. 00013 \$190,196.81 Udren Law Offices, PC

1406-359
6215 Washington Avenue 19143 3rd wd. 2152.5 Sq. Ft. BRT#033111500 Improvements: Residential Dwelling DANA MYERS, DAVID MYERS, DAVID C. MYERS AND PATRICIA MYERS C.P. December Term, 2011 No. 03784 \$49,638.24 Udren Law Offices, PC

1406-360
5723 Hunter Street 19131-3421 4th wd. 1280 Sq. Ft. BRT#043201600 Subject to Mortgage Improvements: Residential Dwelling LAVERNIS C. RICHARDSON C.P. April Term, 2013 No. 02242 \$74,416.15 Law Offices of Gregory Javardian

1406-361
8012 Craig Street 19136-2615 64th wd. 6848 Sq. Ft. BRT#642059400 Improvements: Residential Dwelling DIANE NOLAN C.P. October Term, 2013 No. 02828 \$57,447.54 Law Offices of Gregory Javardian

1406-362
937 East Durard Street 19150 50th wd. 1720 Sq. Ft. BRT#502425400 Improvements: Residential Real Estate IRENE E. HUDSON C.P. June Term, 2013 No. 00658 \$149,694.04 Stern & Eisenberg, PC

1406-363
6006 Angora Terrace 19143 3rd wd. 1353.75 Sq. Ft. BRT#034030105 Improvements: Residential Real Estate WILLIAM E. CALHOUN AND REBECCA CALHOUN C.P. October Term, 2013 No. 01822 \$61,139.43 Stern & Eisenberg, PC

1406-364
1523 Walnut Street 19102-3001 8th wd. North side of Walnut St 99 ft eastward of 16 st; front 20 ft; depth 120 ft BRT#082058700 Subject to Mortgage Improvements: Commercial Building GEORGES PERRIER C.P. April Term, 2013 No. 3882 \$2,752,870.44 James W. Hennessey, Esq., Dilworth Paxson, LLP

1406-365
200-10 Lombard Street, Unit 517 19147-2421 5th wd. 1119.00 Sq. Ft. BRT#88-8-0500-17 Improvements: Condominium Unit BRIAN C. SHILLING C.P. July Term, 2013 No. 03817 \$216,637.08 BARBARA A. FEIN, Esq.

1406-366
4519 Higbee Street 19135-3628 41st wd. 5625 Sq. Ft. BRT#41-1-1320-00 Improvements: Residential Dwelling ANGIE VALENTIN C.P. August Term, 2013 No. 01499 \$218,145.92 BARBARA A. FEIN, Esq.

1406-367
5649 Frontenac Street 19124 35th wd. 1937.34 Sq. Ft. BRT#351391100 Improvements: Residential Property CHRISTOPHER JOHN C.P. October Term, 2013 No. 02314 \$122,725.31 KML Law Group, PC

1406-368
6239 Walnut Street 19139 3rd wd. 1747.45 Sq. Ft. OPA#031064100 Improvements: Residential Property KIRBY W. AMES C.P. March Term, 2010 No. 2289 \$78,807.62 Lauren Berschler Karl, Esq.

1406-369
6811 Torresdale Avenue 19135-2313 41st wd. All that certain lot or piece of ground situate on southeasterly side of Torresdale (80 feet) 114 ft 1-1/4 in northeastwardly of Knorr St; front 17

SHERIFF'S SALE

ft 11-1/2 in and extending southeasterly to said Torresdale BRT#871195800 JMMW, LLC C.P. January Term, 2014 No. 01866 \$221,055.93 Max L. Lieberman, Esq.

1406-370
1341 Unruh Street aka 1341 Unruh Avenue 19111-4919 35th wd. 1788.90 Sq. Ft. OPA#532077600 Improvements: Residential Property ALI MOHAMED C.P. July Term, 2013 No. 01009 \$146,639.59 Phelan Hallinan, LLP

1406-371
1824 Berwyn Street 19115 58th wd. 3570 Sq. Ft. BRT#581051800 Improvements: Residential Property THE UNKNOWN HEIRS OF STEPHEN A. GRELIS, DECEASED, NANCY GRELIS, SOLELY IN HER CAPACITY AS HEIR OF THE ESTATE OF STEPHEN A. GRELIS, DECEASED AND EDWARD GRELIS, SOLELY IN HIS CAPACITY AS HEIR OF THE ESTATE OF STEPHEN A. GRELIS, DECEASED. C.P. March Term, 2013 No. 03769 \$171,629.30 KML Law Group, PC

1406-372
852 N 19th Street 19130 15th wd. 1995.30 Sq. Ft. BRT#15-1055500 Improvements: Residential Dwelling ANGEL L. RODRIGUEZ AND NILSA RODRIGUEZ C.P. February Term, 2010 No. 01468 \$317,250.34 Udren Law Offices, PC

1406-373
5956 Harbison Avenue 19135 62nd wd. 1881 Sq. Ft. BRT#622473400 Improvements: Vacant Land UNKNOWN HEIRS OF DONALD H. BRANHAM, DECEASED AND DESIREE FORREST BRANHAM, SOLELY IN HER CAPACITY AS HEIR OF DONALD H. BRANHAM, DECEASED C.P. February Term, 2013 No. 02668 \$207,151.64 KML Law Group, PC

1406-374
359 Leverington Avenue 19128 21st wd. 1627.47 Sq. Ft. BRT#211402700 Improvements: Residential Property BARBARA SINGER AKA BARBARA E. SINGER C.P. June Term, 2008 No. 00770 \$208,711.89 KML Law Group, PC

1406-375
7367 Theodore Street 19153 40th wd. 1120 Sq. Ft. BRT#404254800 Improvements: Residential Property KAREEM ALI C.P. August Term, 2013 No. 01739 \$127,067.20 KML Law Group, PC

1406-376
5715 Larchwood Avenue 19143 60th wd. 1226.40 Sq. Ft. BRT#604142000 Improvements: Residential Property SHERRI WATSON C.P. August Term, 2013 No. 02344 \$84,928.59 KML Law Group, PC

1406-377
8243 Michener Avenue 19150 50th wd. 3690 Sq. Ft. BRT#501154600 Improvements: Residential Property THE UNKNOWN HEIRS OF DOROTHY J. MCDONALD, DECEASED AND FRANCES MCDONALD, SOLELY IN HER CAPACITY AS HEIR OF DOROTHY J. MCDONALD, DECEASED C.P. May Term, 2013 No. 03802 \$156,708.16 KML Law Group, PC

1406-378
2513 South 67th Street 19142 40th wd. 1600 Sq. Ft. BRT#406035200 Improvements: Residential Property MYRTLE PEACE, JOHN E. PEACE AND TIFFANI L. PEACE C.P. June Term, 2013 No. 02757 \$79,081.46 KML Law Group, PC

1406-379
4606 Greene Street 19144-6025 12th wd. 1901.90 Sq. Ft. OPA#123156900 Improvements: Residential Property UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER SYLVIA S. WILLIAMS, DECEASED C.P. April Term, 2013 No. 03785 \$81,967.42 Phelan Hallinan, LLP

1406-380
6112 Vandike Street 19135-3723 41st wd. 1077.78 Sq. Ft. OPA#411330400 Improvements: Residential Property GERARD SMITH C.P. March Term, 2012 No. 03061 \$66,065.53 Phelan Hallinan, LLP

1406-381
1804 North 77th Street 19151 34th wd. 1702.36 Sq. Ft. OPA#34-3-3580-00 Improvements: Residential Property SIGET STOCKTON C.P. August Term, 2009 No. 04324 \$138,944.63 Phelan Hallinan, LLP

1406-382
3022 South 72nd Street 19153-2714 40th wd. 1792.99 Sq. Ft. OPA#406636500

SHERIFF'S SALE

Improvements: Residential Property DARRYL HOLMES, SR. AND AUDREY M. HOLMES C.P. January Term, 2011 No. 01305 \$190,314.28 Phelan Hallinan, LLP

1406-383
2671 Aramingo Avenue 19125-2331 31st wd. 906.75 Sq. Ft. OPA#312148100 Improvements: Residential Property GEORGE R. DELANO, JR. C.P. October Term, 2013 No. 03524 \$170,107.93 Phelan Hallinan, LLP

1406-384
2048 Cherry Street 19103-1413 8th wd. 2025 Sq. Ft. PRCL#083026600 Improvements: Residential Property SVETLANA M. FOWLER AND JOHN L. FOWLER C.P. August Term, 2012 No. 02818 \$561,679.63 Phelan Hallinan, LLP

1406-385
7468 Oxford Avenue 19111-3023 63rd wd. 2952 Sq. Ft. OPA#631153800 Improvements: Residential Property ZIAD HUSSEIN C.P. December Term, 2013 No. 02404 \$125,542.40 Phelan Hallinan, LLP

1406-386
5848 Ludlow Street 19139-3111 60th wd. 1304 Sq. Ft. OPA#604149300 Improvements: Residential Property RODNEY JONES C.P. April Term, 2013 No. 03530 \$75,747.35 Phelan Hallinan, LLP

1406-387
2301 Cherry Street, Unit 10F 19103 District 5 1087 Sq. Ft. BRT#888083998 Improvements: Res Condo 5+ Story Masonry MARLA R. DAVIS C.P. January Term, 2012 No. 03331 \$38,758.16 Samantha D. Cissne, Esq.

1406-388
2012 McKinley Street 19149-3530 62nd wd. 1718.85 Sq. Ft. OPA#621243100 Improvements: Residential Property HENRY CIFUENTES-RESTREPO C.P. April Term, 2013 No. 04958 \$117,374.34 Phelan Hallinan, LLP

1406-389
1418 West Allegheny Avenue 19132-1708 11th wd. 2057.47 Sq. Ft. OPA#111128600 Improvements: Residential Property ROSALIND MCCREA C.P. December Term, 2011 No. 00890 \$85,290.55 Phelan Hallinan, LLP

1406-390
48 North Frazier Street 19139-2566 52nd wd. 960 Sq. Ft. OPA#040272800 Improvements: Residential Property MICHAEL F. HELMET C.P. April Term, 2013 No. 04024 \$42,207.05 Phelan Hallinan, LLP

1406-391
8220 Chelwynde Avenue 19153-1006 40th wd. 2194 Sq. Ft. OPA#405799660 Improvements: Residential Property GENELLE GARRISON C.P. October Term, 2013 No. 01158 \$234,350.90 Phelan Hallinan, LLP

1406-392
3118 Barnett Street 19149-3101 55th wd. 1012.50 Sq. Ft. OPA#551008500 Improvements: Residential Property ERNEST LAWRENCE AND SOPHIA JOHNSON C.P. September Term, 2012 No. 02960 \$42,174.39 Phelan Hallinan, LLP

1406-393
216 East Eleanor Street 19120-3908 42nd wd. 1970.10 Sq. Ft. OPA#421094600 Improvements: Residential Property GLADYS RIOS C.P. November Term, 2010 No. 00933 \$69,864.49 Phelan Hallinan, LLP

1406-394
5919 Chestnut Street 19139-3140 3rd wd. All that certain lot of ground with (with the message or tenement erected situate). At the corner formed by the intersection of the north side of chestnut street with the west side of redfield street. On said Chestnut 16 feet and extending northward 83 ft 6 inches to a 3 feet wide alley. BRT#031018800 GREGORY GREEN C.P. December Term, 2013 No. 000523 \$19,890.64 Max L. Lieberman, Esq.

1406-395
2411 South Alder street 19148 39th wd. 14' frontage x 51' depth OPA#394120800 Improvements: Residential Property ROBERT G. SWANDER C.P. July Term, 2012 No. 03175 \$128,902.01 Richard M. Squire & Associates, LLC

1406-396
5412 Mulberry Street 19124 62nd wd. Irregular dimensions OPA#622271010 Improvements: Residential Property DEBBIE DEMPSEY C.P. July Term, 2012 No. 04462 \$129,623.77 Richard M. Squire & Associates, LLC

SHERIFF'S SALE

1406-397

435 Abbottsford Avenue aka 435 West Abbottsford Avenue 19144 22nd wd. 3045.07 Sq. Ft. BRT#133041800 Improvements: Residential Dwelling
LAMONT LEE AND SHIRLEAN LEE C.P. March Term, 2013 No. 03305 \$123,111.13 Udren Law Offices, PC

1406-398

8052 Fairview Street aka 8052 Fairview Avenue 19136 64th wd. 10,500 Sq. Ft. BRT#64-2-014000 Improvements: Residential Dwelling
JEANETTE A. JACKSON C.P. April Term, 2012 No. 01413 \$81,227.89 Udren Law Offices, PC

1406-399

210 Robat Street 19120 42nd wd. 1282.94 Sq. Ft. BRT#42-1-1835-00 Improvements: Residential Dwelling
SHARON CROSBY C.P. September Term, 2013 No. 02121 \$110,048.07 Udren Law Offices, PC

1406-400

327 West Earlham Terrace 19144 12th wd. 2287.69 Sq. Ft. BRT#12-4-053200 Improvements: Residential Dwelling
JAMES WATSON C.P. September Term, 2013 No. 03981 \$126,596.13 Udren Law Offices, PC

1406-401

6130 Jackson Street 19135 55th wd. 4962 Sq. Ft. BRT#51639534 Improvements: Residential Dwelling
DAVID LEACH AND SHINEKA D. CRAWFORD C.P. August Term, 2010 No. 01243 \$135,818.04 Mark J. Udren, Esq.

1406-402

8022 Buist Avenue 19153 40th wd. 1290 Sq. Ft. BRT#405766700 Improvements: Residential Dwelling
PAULA A. CLARK AND GREGORY S. CLARK C.P. November Term, 2009 No. 02248 \$137,401.83 Mark J. Udren, Esq.

1406-403

3016 South Carlisle Street aka 3016 Carlisle Street 19145 26th wd. 800 Sq. Ft. BRT#77-3-850500 Improvements: Residential Dwelling
ETHEL V. MILLS, PERSONAL REPRESENTATIVE OF THE ESTATE OF JOHN HINKLE AKA JOHN H. HINKLE, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATES CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER JOHN HINKLE AKA JOHN H. HINKLE, DECEASED. ESTATE OF JOHN HINKLE AKA JOHN H. HINKLE, C/O ETHEL V. MILLS, PERSONAL REPRESENTATIVE. C.P. September Term, 2011 No. 01576 \$154,342.53 Udren Law Offices, PC

1406-404

2212 Manton Street 19139 36th wd. 825 Sq. Ft. BRT#36-1-269300 Improvements: Residential Dwelling
VINCENT SAUNDERS AND DEMARCUS WAITES AKA DEMARCUS R. WAITES C.P. May Term, 2013 No. 03603 \$53,749.38 Udren Law Offices, PC

1406-405

1108 Wakeling Street 19124 23rd wd. 3345 Sq. Ft. BRT#23-4152300, BRT#128N200200 Improvements: Residential Dwelling
JOHN BARZESKI AKA JOHN A. BARZESKI AND DIANE BARZESKI AKA DIANE BARZEWSKI C.P. September Term, 2013 No. 00652 \$245,452.66 Udren Law Offices, PC

1406-406

6220 North 3rd Street 19120 61st wd. 1680 Sq. Ft. BRT#611056800 Improvements: Residential Property
DAWN S. BANKS C.P. October Term, 2013 No. 01220 \$149,116.26 KML Law Group, PC

1406-407

3729 Westhampton Avenue aka 3729 Westhampton Drive 19154-2014 66th wd. 1995 Sq. Ft. OPA#663371600 Improvements: Residential Property
MICHELE C. NARDONE C.P. May Term, 2012 No. 00025 \$178,638.28 Phelan Hallinan, LLP

1406-408

6528 Theodore Street 19142 40th wd. 1093.44 Sq. Ft. BRT#406244700 Improvements: Residential Property
NATHANIEL JOHNSON, SOLELY IN HIS CAPACITY AS HEIR OF JOSIE JOHNSON, DECEASED. C.P. April Term, 2011 No. 02313 \$69,961.95 KML Law Group, PC

1406-409

4120 West Girard Avenue 19104 6th wd. 1785 Sq. Ft. BRT#062168400 Improvements: Residential Property
KETLEEN DORMEUS C.P. September

SHERIFF'S SALE

Term, 2012 No. 02992 \$117,001.65 KML Law Group, PC

1406-410

3641 Fisk Avenue 19129 38th wd. 1180 Sq. Ft.; row 2 sty masonry BRT#383093200 Improvements: Residential Dwelling
SANDRA M. HOLDSWORTH C.P. July Term, 2013 No. 001575 \$94,975.41 McCabe, Weisberg, & Conway, PC

1406-411

1401 East Luzerne Street 19124 33rd wd. 1972 Sq. Ft.; row s-off/str 2sty masonry BRT#332025600 Improvements: Residential Dwelling
AIDA L. BAERGA C.P. September Term, 2013 No. 01518 \$145,193.63 McCabe, Weisberg, & Conway, PC

1406-412

4828 Ogle Street 19127 21st wd. 1350 Sq. Ft.; semi/det 2sty masonry BRT#212428500 Improvements: Residential Dwelling
KELLY A. GRUVER AND STEPHEN B. GRUVER C.P. July Term, 2013 No. 04421 \$58,010.26 McCabe, Weisberg, & Conway, PC

1406-413

2104 Melvin Street 19131-3018 52nd wd. 1297.60 Sq. Ft. OPA#522249900 Improvements: Residential Property
CHRISTOPHER MING C.P. March Term, 2013 No. 02988 \$151,675.90 Phelan Hallinan, LLP

1406-414

304 East Bringham Street 19144 22nd wd. 1497 Sq. Ft.; s/d w det g 2.5 sty stone BRT#121108300 Improvements: Residential Dwelling
MARTINA NELSON C.P. April Term, 2013 No. 01338 \$167,847.63 McCabe, Weisberg, & Conway, PC

1406-415

1117 Wallace Street 19123 14th wd. 2166 Sq. Ft.; row 3sty masonry BRT#141295600 Improvements: Residential Dwelling
WILLIAM VENABLE, JR. C.P. April Term, 2012 No. 03841 \$258,145.58 McCabe, Weisberg, & Conway, PC

1406-416

5165 Akron Street 19124 62nd wd. 1537 Sq. Ft.; row w-off/str 2sty masonry BRT#621431200 Improvements: Residential Dwelling
MAME P. SARR SAMB AKA MAME SARR AND MOUR SAMB C.P. January Term, 2014 No. 02294 \$70,581.80 McCabe, Weisberg, & Conway, PC

1406-417

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

1406-418

1852 East Thayer Street 19134 45th wd. 947 Sq. Ft.; row 2 sty masonry BRT#452064400 Improvements: Residential Dwelling
IVIA RODRIGUEZ C.P. September Term, 2013 No. 03791 \$14,507.75 McCabe, Weisberg, & Conway, PC

1406-419

535 Arthur Street 19111 63rd wd. 3148 Sq. Ft.; row 2 sty masonry BRT#631343900 Improvements: Residential Dwelling
PATRICIA ELLIOT AKA PATRICIA A. MEREDITH AND FRANCIS ELLIOT C.P. June Term, 2009 No. 03161 \$163,244.76 McCabe, Weisberg, & Conway, PC

1406-420

1104 Solly Place 19111 63rd wd. 1666 Sq. Ft.; s/d w b/g 2s masonry BRT#631361700 Improvements: Residential Dwelling
CHRISTOPHER MULLER AND MAUREEN A. MULLER C.P. July Term, 2010 No. 01771 \$229,250.30 McCabe, Weisberg, & Conway, PC

1406-421

6945 North 15th Street, Unit A-2 19126 88th wd. 830 Sq. Ft.; res condo 3 sty masonry BRT#888056905 Subject to Mortgage Improvements: Residential Dwelling
ZALIKA WOODS C.P. September Term, 2012 No. 00870 \$57,841.23 McCabe, Weisberg, & Conway, PC

1406-422

2125 Loney Street 19152-3218 56th wd. 2619.75 Sq. Ft. OPA#561564200 Improvements: Residential Property
AVRAHAM KATALAN AND JOY KATALAN C.P. June Term, 2012 No. 01482 \$174,619.07 Phelan Hallinan, LLP

1406-423

605 Marlyn Road 19151 34th wd. 1110

SHERIFF'S SALE

Sq. Ft.; row 2 sty masonry BRT#344259100 Improvements: Residential Dwelling
LINDA D. KING C.P. October Term, 2012 No. 00630 \$138,252.37 McCabe, Weisberg, & Conway, PC

1406-424

4549 Fernhill Road 19144 13th wd. 1010 Sq. Ft.; row b/gar 2sty masonry BRT#133125600 Improvements: Residential Dwelling
JACQUELINE P. VALENTINE C.P. October Term, 2013 No. 02486 \$60,975.73 McCabe, Weisberg, & Conway, PC

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

1406-426

7350 North 21st Street 19138 10th wd. row b/gar 2sty masonry BRT#101191300 Improvements: Residential Dwelling
YVONNE MCNEIL C.P. July Term, 2013 No. 01800 \$81,142.90 McCabe, Weisberg, & Conway, PC

1406-427

8200 Rose Petal Drive 19111 56th wd. 9173 Sq. Ft.; det w/gar 2sty frame BRT#562313500 Improvements: Residential Dwelling
TERENCE W. SCHMIDT, KNOWN SURVIVING HEIR OF KIMBERLY SCHMIDT, DECEASED MORTGAGOR AND REAL OWNER, AND ALL UNKNOWN SURVIVING HEIRS OF KIMBERLY SCHMIDT, DECEASED MORTGAGOR AND REAL OWNER C.P. January Term, 2012 No. 03950 \$325,805.16 McCabe, Weisberg, & Conway, PC

1406-428

5519 Catharine Street 19143 46th wd. 1065 Sq. Ft. BRT#463093100 Improvements: Residential Property
FRANK BROOKS, III C.P. September Term, 2013 No. 001153 \$139,815.72 Bradley J. Osborne, Esq.

1406-429

1025 Tyson Avenue 19111 53rd wd. 1506.83 Sq. Ft. OPA#532235600 Improvements: Residential Dwelling
PAMELA FRENCH AND BETH FRENCH C.P. October Term, 2012 No. 03451 \$67,616.03 Joseph R. Loverdi, Esq.

1406-430

421 West Penn Street 19144-4619 12th wd. 2103.89 Sq. Ft. OPA#124028500 Improvements: Residential Property
VICTOR ACERRA AKA VICTOR L. ACERRA AND STEPHANIE P. ACERRA C.P. December Term, 2013 No. 02236 \$21,628.81 Phelan Hallinan, LLP

1406-431

5014 Newhall Street 19144-4110 13th wd. 3504 Sq. Ft. OPA#133106100 Improvements: Residential Property
DAISHA WILLIAMS AND ZAKI BEY C.P. October Term, 2012 No. 00039 \$279,505.50 Phelan Hallinan, LLP

1406-432

2907 North 23rd Street 19132-2004 38th wd. 930 Sq. Ft. OPA#111363200 Improvements: Residential Property
SRI LANKA TILLERY AND CHRISTINA VARGAS C.P. July Term, 2012 No. 00534 \$79,204.38 Phelan Hallinan, LLP

1406-433

7627 Woodcrest Avenue 19151-2703 34th wd. 1422.61 Sq. Ft. OPA#343195100 Improvements: Residential Property
HOWARD W. TUCKER C.P. April Term, 2010 No. 04373 \$60,314.80 Phelan Hallinan, LLP

1406-434

6215 Palethorp Street 19120 61st wd. 1725 Sq. Ft. BRT#611040400 Improvements: Residential Property
ANTHONY JOHNSON C.P. May Term, 2012 No. 2918 \$50,913.93 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-435

2414 South Jessup Street aka 2414 Jessup Street 19148 39th wd. 840 Sq. Ft. BRT#394199670 Improvements: Residential Property
PAUL F. SALVATORE C.P. October Term, 2010 No. 0209 \$188,253.30 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-436

32 West Seymour Street 19144-6008 12th wd.

SHERIFF'S SALE

5400 Sq. Ft. BRT#123049400 Improvements: Residential Dwelling
TIMOTHY LEONARD C.P. September Term, 2013 No. 01392 \$78,717.90 Law Offices of Gregory Javardian

1406-437

1333 South 4th Street 19147 1st wd. BRT#011307400 Subject to Mortgage
STANLEY HENDRICKSON C.P. May Term, 2010 No. 03242 \$228,377.66 Ashley L. Lerch, Esq.

1406-438

2232 Simon Street 19124 45th wd. 1099.5 Sq. Ft. BRT#453392600 Improvements: Residential Real Estate
FRANK C. PRATT JR. C.P. September Term, 2013 No. 01707 \$79,096.85 Stern & Eisenberg, PC

1406-439

1342 Greeby Street 19111 35th wd. 1237.5 Sq. Ft. BRT#531142700 Improvements: Residential Real Estate
DONNA MARIE TALLEY C.P. September Term, 2013 No. 01711 \$99,175.62 Stern & Eisenberg, PC

1406-440

1329 South Wilton Street 19143 51st wd. 1080 Sq. Ft. BRT#511209300 Improvements: Residential Property
BRENDA J. BOLDEN C.P. January Term, 2011 No. 3711 \$32,667.29 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-441

6605 Blakemore Street 19119 22nd wd. 5687.93 Sq. Ft. BRT#221287410 Improvements: Residential Property
NANA Y. AMOH, SOLE OWNER C.P. August Term, 2011 No. 4229 \$119,549.61 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-442

1512 West Shunk Street 19145 26th wd. .02 acres PRCL#26-1052100, BRT#41S19-103 Improvements: Residential Property
THREE BEARS, LLC AND JOHN T. DEROSE, JR. C.P. September Term, 2013 No. 01882 \$374,223.97 Martin S. Weisberg, Esq.

1406-443

2514 South Garnet Street 19145 26th wd. 2640.44 Sq. Ft. BRT#26-2-140300 Subject to Mortgage Improvements: Residential Dwelling
MARIA C. POTITO C.P. June Term, 2012 No. 02600 \$60,303.27 Udren Law Offices, PC

1406-444

5451 Lebanon Avenue 19131 52nd wd. 1600 Sq. Ft. BRT#522080400 Improvements: Residential Property
ROBERTA COLLINS AS ADMINSTRATRIX OF THE ESTATE OF ANNA COLLINS AKA ANNA R. COLLINS, DECEASED C.P. June Term, 2013 No. 02441 \$96,742.67 KML Law Group, PC

1406-445

1420 68th Avenue 19126 10th wd. 1935 Sq. Ft. BRT#101246800 Improvements: Residential Property
ALEMAYO WHITE AKA ALEMAYO WHYTE C.P. February Term, 2010 No. 01823 \$182,263.13 KML Law Group, PC

1406-446

419 Lemonte Street 19128 21st wd. 1953 Sq. Ft. BRT#12316002 Improvements: Residential Property
LAUREN OSWALD C.P. July Term, 2012 No. 02102 \$225,025.75 KML Law Group, PC

1406-447

2601 Pennsylvania Avenue, Unit 541 19130 15th wd. 956 Sq. Ft. BRT#888072802 Improvements: Residential Property
JASON BALLIET C.P. October Term, 2013 No. 00677 \$192,476.00 KML Law Group, 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

1406-449

20-22 West Haines Street 19144 22nd wd. 2766.4 Sq. Ft. BRT#593034800 fka BRT#881097301
NICHOLSON HOLDINGS, INC. C.P. October Term, 2013 No. 00160 \$463,975.78 Jennifer D. Gould

SHERIFF'S SALE

1406-450

3526 Welsh Road 19136 56th wd. 1110 Sq. Ft. BRT#642308901 Improvements: Residential Dwelling
SAFAA DEEB C.P. February Term, 2013 No. 00356 \$142,488.14 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-451

3202 Tyson Avenue 19149 55th wd. 2271.45 Sq. Ft. BRT#551330000 Improvements: Residential Dwelling
INGRID QUICENO C.P. January Term, 2012 No. 002176 \$210,759.88 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-452

5848 Cedar Avenue 19143 3rd wd. 1201.84 Sq. Ft. BRT#032141700 Improvements: Residential Property
SUSAN L. ROGERS C.P. September Term, 2013 No. 04002 \$87,569.28 KML Law Group, PC

1406-453

5258 Hazel Avenue 19143 46th wd. 840 Sq. Ft. BRT#462032800 Improvements: Residential Dwelling
DANIELLE RIGGS C.P. July Term, 2013 No. 001872 \$86,682.97 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-454

3235 North 6th Street 19140 19th wd. 900 Sq. Ft. BRT#193180100 Improvements: Residential Property
THE UNKNOWN HEIRS OF JUAN M. ADAMES, DECEASED, MARISOL ADAMES CASTRO, SOLELY IN HER CAPACITY AS HEIR OF JUAN M. ADAMES, DECEASED, EDWIN ADAMES, SOLELY IN HIS CAPACITY AS HEIR OF JUAN M. ADAMES, DECEASED AND WILFREDO ADAMES, SOLELY IN HIS CAPACITY AS HEIR OF JUAN M. ADAMES, DECEASED. C.P. April Term, 2013 No. 02665 \$34,599.44 KML Law Group, PC

1406-455

1902 Conlyn Street 19141 17th wd. 1695.11 Sq. Ft. BRT#17-1-1341-00 Improvements: Residential Dwelling
ROSALYN A. WILLIAMS C.P. July Term, 2012 No. 02960 \$36,617.04 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-456

5121 Baltimore Avenue 19143 46th wd. 2776 Sq. Ft. BRT#462126000 Improvements: Residential Property
JERMAINE BRUNSON, AS CO ADMINSTRATOR OF THE ESTATE OF MAYLON DORIAN BRUNSON, DECEASED AND TAMIKA R. WILLIAMS, AS CO ADMINSTRATOR OF THE ESTATE OF MAYLON DORIAN BRUNSON, DECEASED C.P. June Term, 2013 No. 01273 \$88,699.40 KML Law Group, PC

1406-457

5238 North Sydenham Street 19141 17th wd. 1376 Sq. Ft. BRT#172098000 Improvements: Residential Property
KEITH COOPER C.P. October Term, 2013 No. 000882 \$126,761.89 Bradley J. Osborne, Esq.

1406-458

5011 B Street 19120 42nd wd. 986.42 Sq. Ft. BRT#421329100 Improvements: Residential Property
MICHELLE BATISTA C.P. May Term, 2013 No. 01909 \$96,389.40 KML Law Group, PC

1406-459

7108 Guyer Avenue 19153

SHERIFF'S SALE

1406-463
1915 Gerritt Street 19146 36th wd. 828.29 Sq. Ft. BRT#363012200 Improvements: Residential Property
 MILDRED MURPHY C.P. October Term, 2013 No. 00672 \$56,857.91 KML Law Group, 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

1406-465
1338 South Colorado Street 19146 36th wd. 658 Sq. Ft. BRT#365221500 Improvements: Residential Property
 MOSHE KOPS C.P. September Term, 2013 No. 03493 \$52,809.96 KML Law Group, PC

1406-466
320 East Tioga Street 19134 7th wd. 1184 Sq. Ft. BRT#073271400 Improvements: Residential Property
 ROSANNA PACHECO C.P. August Term, 2013 No. 02180 \$73,924.28 KML Law Group, PC

1406-467
1928 Pratt Street 19124 62nd wd. 1395 Sq. Ft. BRT#622053800 Improvements: Residential Property
 MASSI FLETCHER C.P. February Term, 2013 No. 03277 \$129,053.04 KML Law Group, PC

1406-468
763 South 9th Street 19147-2838 3rd wd. 1968 Sq. Ft. BRT#022280200 Subject to Mortgage Improvements: Residential Dwelling
 THEA FOGLIETTA-SILVERSTEIN C.P. April Term, 2012 No. 2187 \$2,011,118.24 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Sarah A. Elia, Esq.

1406-469
7233 North 20th Street 19138 10th wd. 1273.79 Sq. Ft. BRT#101155600 Improvements: Residential Property
 PERRY J. WALKER, SR. C.P. January Term, 2014 No. 02137 \$114,662.52 KML Law Group, PC

1406-470
239 Sigel Street 19148 1st wd. 742 Sq. Ft. BRT#011160100 Improvements: Residential Property
 AMY N. WEBSTER C.P. November Term, 2013 No. 03153 \$111,848.05 KML Law Group, PC

1406-471
2013 E Fletcher Street 19125 31st wd. 819.28 Sq. Ft. BRT#313054600 Improvements: Residential Property
 JONATHAN FLOTRON C.P. January Term, 2013 No. 01670 \$145,938.11 KML Law Group, PC

1406-472
6233 Osage Avenue 19143 3rd wd. 1205.12 Sq. Ft. BRT#032061110 Improvements: Residential Property
 COURTNEY ROSE AS ADMINISTRATRIX OF THE ESTATE OF MICHAEL COUSINS, DECEASED AND ERICA S. MCLENNAN AS ADMINISTRATRIX OF THE ESTATE OF MICHAEL COUSINS, DECEASED C.P. February Term, 2013 No. 01152 \$68,512.24 KML Law Group, PC

1406-473
2911-21 Salmon Street 19134 25th wd. 20554 Sq. Ft. BRT#884670700 Improvements: Mixed Use
 MARGARET R. PETACCIO C.P. November Term, 2012 No. 435 \$167,338.33 Weber Gallagher Simpson Stapleton Fires & Newby, LLP, Sarah A. Elia, Esq.

1406-474
2813 North Van Pelt Street 19132 11th wd. (formerly part of the 38th wd.) 798 Sq. Ft. BRT#111291500 Improvements: Residential Property
 MARKITIA SCOTT C.P. February Term, 2013 No. 01085 \$25,396.96 KML Law Group, PC

1406-475
6520 Kindred Street 19149 35th wd. 18'3" frontage x 78'4" depth OPA#541200000 Improvements: Residential Property
 KAREN TAYLOR C.P. January Term, 2007 No. 003389 \$186,269.73 Richard M. Squire & Associates, LLC

1406-476
4116 Franklin Street 19140 43rd wd. 930 Sq. Ft. BRT#433335400 Improvements: Residential Property
 JOEL KESTENBAUM AND JOEL PHILLIP C.P. March Term, 2013 No. 02811 \$44,355.80 KML Law Group, PC

SHERIFF'S SALE

1406-477A-B
7169-7171 Ogontz Avenue, Unit R-2 (Premises A) 19138 10th wd. BRT#886614800 Improvements: Condominium Unit
7175 Ogontz Avenue, Unit CR-1 (Premises B) 19138 10th wd. BRT#882041870 Improvements: Condominium Unit
 OGONTZ HALL INVESTORS, LP C.P. January Term, 2014 No. 02648 \$225,242.12 David M. Giles, Esq.

1406-478
6049 Latona Street 19143 3rd wd. 1368 Sq. Ft. BRT#033169500 Improvements: Residential Real Estate
 ALEMEDA ROSE PARKER AND ALLEN EMANUEL PARKER, SR. C.P. June Term, 2013 No. 00355 \$72,996.35 Stern & Eisenberg, PC

1406-479
1430 North 56th Street 19131 34th wd. 1240 Sq. Ft. BRT#043054500 Improvements: Residential Real Estate
 OWEN MOORE AND ALICE MOORE C.P. April Term, 2013 No. 03070 \$22,259.18 Stern & Eisenberg, PC

1406-480
1405 North 7th Street 19122 20th wd. 2000 Sq. Ft. BRT#202000400 Improvements: Residential Property
 BENJAMIN J. PAGENT, JR. AND TINA TODD-PAGENT C.P. June Term, 2012 No. 02077 \$81,826.25 KML Law Group, PC

1406-481
622 East Price Street 19144 59th wd. 974.88 Sq. Ft. BRT#591060600 Improvements: Residential Dwelling
 CAROLYN KEYS C.P. May Term, 2013 No. 02053 \$53,883.25 Udren Law Offices, PC

1406-482
7144 Ditman Street 19135-1211 41st wd. 2025 Sq. Ft. OPA#412354000 Improvements: Residential Property
 MATTHEW DEEGAN C.P. March Term, 2012 No. 00537 \$122,497.40 Phelan Hallinan, LLP

1406-483
5617 North 20th Street 19144-1502 17th wd. Situate on the southeasterly side of Twentieth Street (sixty feet wide) at the dsitance of One Hundred Twenty-one feet seven inches north-easterly from the Northeasterly side of Olney Avenue (eighty feet wide) BRT#172371300 Improvements: Row B/gar 2sty Masonry
 MARK BALLARD C.P. July Term, 2012 No. 00351 \$254,881.94 Robert W. Cusick, Esq.

1406-484
919 Winton Street 19148-3125 39th wd. 686 Sq. Ft. BRT#393307800 Improvements: Residential Dwelling
 FNU LIYANTO C.P. March Term, 2013 No. 04382 \$72,485.08 Law Offices of Gregory Javardian

1406-485
7038 Erdrick Street 19135 55th wd. 2291 Sq. Ft. BRT#55-2268000 Improvements: Residential Dwelling
 DONNA SCOTT AND THOMAS JHINIS C.P. February Term, 2013 No. 00464 \$123,440.39 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-486
4325 North 7th Street 19140 43rd wd. 833.00 Sq. Ft. BRT#123N 7-167 Improvements: Residential Dwelling
 HECTOR GUZMAN AND JOSEFA N. ROSADO C.P. August Term, 2012 No. 01513 \$52,143.04 Udren Law Offices, PC

1406-487
115 South 61st Street 19139 46th wd. 1326.75 Sq. Ft. BRT#031170200 Improvements: Residential Dwelling
 ANGELIQUE PRESSLEY AND SAMUEL PRESSLEY C.P. March Term, 2012 No. 00532 \$45,631.91 Udren Law Offices, PC

1406-488
232 North 60th Street 19139 34th wd. 1218 Sq. Ft.; row 2sty masonry BRT#341082900 Improvements: Residential Dwelling
 JERRY C. CARR C.P. December Term, 2011 No. 03862 \$69,351.74 McCabe, Weisberg, & Conway, PC

1406-489
4011 Dungan Street 19124 33rd wd. 1232 Sq. Ft.; row b/gar 2sty masonry BRT#332419100 Improvements: Residential Dwelling
 ALEKSANDR SAVITSKIY AKA ALEKSANDR SAVITSKIY AND LYUDMILA SAVITSKAYA C.P. May Term, 2013 No. 00629 \$61,480.21 McCabe, Weisberg, & Conway, PC

1406-490
1212 East Susquehanna Avenue 19125 18th wd. 1120 Sq. Ft.; row 2sty frame BRT#181237500 Subject to Rent

SHERIFF'S SALE

Improvements: Residential Dwelling
 CHRISTIE MOORE C.P. May Term, 2009 No. 00672 \$324,918.32 McCabe, Weisberg, & Conway, PC

1406-491
6058 North Philip Street 19120 61st wd. 990 Sq. Ft.; row b/gar 2sty masonry BRT#612412800 Improvements: Residential Dwelling
 ELIZABETH LATORRE BARRETO C.P. September Term, 2013 No. 02166 \$101,413.02 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

1406-493
200 Locust Street, Unit 20GN 19106 5th wd. 803 Sq. Ft. BRT#888051751 Subject to Mortgage
 DEFENDANT, MICHAEL RICHARD BERKMAN SC-13-11-12-4210 \$11,978.00 Evan R. Bachove, Esq., Fineman Krekstein & Harris, PC

1406-494
313 North 64th Street 19139-1004 34th wd. 1162.8 Sq. Ft. BRT#34-3-071100 Improvements: Residential Dwelling
 LENA AGEEVA C.P. June Term, 2013 No. 03165 \$74,638.49 Powers, Kirn & Javardian, LLC

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

1406-496
2987 Tilton Street 19134 25th wd. 628.36 Sq. Ft. BRT#25-1200900 Improvements: Residential Dwelling
 JEFFREY JACUK AND KELLY ANN WALTON C.P. February Term, 2011 \$124,107.83 Powers, Kirn & Javardian, LLC

1406-497
111 West Hortter Street 19119 22nd wd. 7000.00 Sq. Ft. BRT#22-3062300 Improvements: Residential Dwelling
 VIRGINIA HARRIS BLACKSHEAR C.P. November Term, 2012 No. 01136 \$227,968.71 Powers, Kirn & Javardian, LLC

1406-498
5835 Fernwood Street 19143-3920 3rd wd. 1300 Sq. Ft. BRT#034034000 Subject to Mortgage Improvements: Residential Dwelling
 LISHA GIST C.P. July Term, 2013 No. 01953 \$47,408.30 Powers, Kirn & Javardian, LLC

1406-499
6248 Erdrick Street 19138 55th wd. 15' frontage x 111'7-1/2" depth OPA#552261700 Improvements: Residential Property
 YEHUDA ARYEH LEIB GREEN, SOLELY IN HIS CAPACITY AS TRUSTEE OF THE 6248 ERDRICK STREET TRUST C.P. October Term, 2013 No. 00143 \$130,882.57 Richard M. Squire & Associates, LLC

1406-500
572 Hermitage Street 19128 21st wd. 1583 Sq. Ft. BRT#213290200 Improvements: Residential Real Estate
 JAMES ELWELL AND LAUREN ELWELL C.P. October Term, 2013 No. 03101 \$78,913.86 Stern & Eisenberg, PC

1406-501
4534 Pennypack Street 19136 41st wd. 1600 Sq. Ft. BRT#652075800 Improvements: Residential Real Estate
 FRANCIS X. BOYLE C.P. September Term, 2013 No. 04263 \$116,183.69 Stern & Eisenberg, PC

1406-502
5230 D Street 19120 42nd wd. 1527.60 Sq. Ft. BRT#421466900 Improvements: Residential Real Estate
 GARCIA E. CLAUDE AND PATRICK BOUCHEREAU C.P. August Term, 2013 No. 02617 \$134,290.05 Stern & Eisenberg, PC

1406-503
1817 South 16th Street 19145 48th wd. 930.25 Sq. Ft. BRT#481189200 Improvements: Residential Property
 MARCELINA ANGUD AND ANTONIO ANGUD AKA TONY ANGUD C.P. September Term, 2012 No. 003159 \$142,524.51 Bradley J. Osborne, Esq.

1406-504
1107 Alcott Street 19149 35th wd. 1296

SHERIFF'S SALE

Sq. Ft. BRT#352085200 Improvements: Residential Property
 LUIS RODRIGUEZ C.P. October Term, 2010 No. 2143 \$139,092.97 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-505
5316 North 12th Street 19141 49th wd. 1749.72 Sq. Ft. BRT#493135800 Improvements: Residential Property
 KEASHA PAULHILL, SOLE OWNER C.P. November Term, 2008 No. 03200 \$85,288.06 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-506
5347 Charles Street 19124 62nd wd. 1128 Sq. Ft. BRT#113N1-36; BRT#62-2291000 Improvements: Residential Property
 KERRY DEBELLIS AND LOUIS ASTUTO C.P. August Term, 2013 No. 000471 \$65,605.28 Bradley J. Osborne, Esq.

1406-507
6530 Marsden Street 19135-2709 41st wd. improvement area 1104 Sq. Ft.; land area 1260 Sq. Ft. OPA#41-1-2576-00 Subject to Mortgage Improvements: Row 2 Sty, Masonry
 ROBERT A. STAHL, JR. AND KATHLEEN STAHL C.P. December Term, 2013 No. 01968 \$32,762.49 Daniel P. Mazo, Esq.

1406-508
5427 Belmar Terrace 19143 51st wd. 1184 Sq. Ft. BRT#514089300 Improvements: Residential Property
 AARON PORTER C.P. February Term, 2010 No. 1520 \$59,982.64 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-509
7635 Rugby Street 19150 10th wd. (formerly part of the 50th wd.) 1418.58 Sq. Ft. BRT#102474600 Improvements: Residential Property
 LAWESE DRAYTON AND RENEE D. DRAYTON C.P. April Term, 2013 No. 00427 \$111,595.76 KML Law Group, PC

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

1406-511
914 Asbury Terrace 19126 61st wd. det w/gar 2sty masonry PRCL#611440600 Subject to Mortgage Improvements: Residential Dwelling
 LEXIE BALDWIN C.P. May Term, 2012 No. 01928 \$218,161.50 Federman & Associates, LLC

1406-512
6050 North 21st Street 19138 District 8, 49th wd. 1376 Sq. Ft. BRT#172458200 Subject To Mortgage MERS, Inc, as nominee for Flagstar Bank, FSB Improvements: Residential Property; 1056 Sq. Ft., 2-story Masonry Row Home
 KYISHA LINGO C.P. June Term, 2013 No. 001962 \$52,358.78 Travis L. Kreiser, Esq.

1406-513
5612 Arbor Street 19120 61st wd. row B/ garage 2 story masonry BRT#61-2523700 Improvements: Residential Dwelling
 MILCA BEAUVIL C.P. May Term, 2012 No. 00652 \$161,612.04 Federman & Associates, LLC

1406-514
1522 Orland Street 19126 10th wd. 1082 Sq. Ft. BRT#101222800 Improvements: Residential Property
 BRYANT K. OSBORNE (MORTGAGOR) AND ALPHA HOLDING CORPORATION, A NON-PROFIT CA CORP AS TRUSTEE C.P. June Term, 2013 No. 002456 \$44,284.13 Bradley J. Osborne, Esq.

1406-515
2819 North 24th Street 19132 11th wd. 1296 Sq. Ft. BRT#111442200 Improvements: Residential Property
 CARLA THOMPSON-THOMAS C.P. September Term, 2013 No. 002812 \$88,177.06 Bradley J. Osborne, Esq.

1406-516
7400 Ruskin Road 19151 34th wd. BRT#343160900
 BASIL A. SCOTT AND JANICE V. SCOTT C.P. December Term, 2012 No. 01157

SHERIFF'S SALE

\$312,069.48 Nicholas A. Didomenico, Esq.

1406-517
8222 Temple Road 19150-2006 50th wd. 1604.70 Sq. Ft. OPA#501072800 Improvements: Residential Property
 ASIA WISE AND ERNEST TRICE C.P. November Term, 2013 No. 01466 \$91,910.47 Phelan Hallinan, LLP

1406-518
1846 South 65th Street 19142-1312 40th wd. 1383.3 Sq. Ft. OPA#403005100 Improvements: Residential Property
 CRESIUS DARIUS C.P. May Term, 2012 No. 03161 \$76,988.20 Phelan Hallinan, LLP

1406-519
3523 Frankford Avenue 19134-2136 45th wd. 1441.02 Sq. Ft. OPA#452261000 Improvements: Residential Property
 DONG SHENG SUN C.P. January Term, 2014 No. 00862 \$34,868.82 Phelan Hallinan, LLP

1406-520
6372 Ditman Street 19135-3202 41st wd. 1282.5 Sq. Ft. OPA#411222100 Improvements: Residential Property
 LISA WALSH C.P. August Term, 2013 No. 02275 \$50,525.04 Phelan Hallinan, LLP

1406-521
601 Saint Georges Road 19119-3341 9th wd. 39774.96 Sq. Ft. OPA#092132600 Improvements: Residential Property
 DENISE BROUGH AND BRUCE SNYDER C.P. June Term, 2010 No. 03775 \$815,440.53 Phelan Hallinan, LLP

1406-522
3540 Sheffield Street 19136-3519 64th wd. 1816.28 Sq. Ft. OPA#642220300 Improvements: Residential Property
 CHRISTOPHER M. GINCHEREAU AKA CHRISTOPHER GINCHEREAU AND CHRISTINA M. STRUNK AKA CHRISTINA STRUNK C.P. June Term, 2013 No. 03535 \$187,513.11 Phelan Hallinan, LLP

1406-523
2825 Parrish Street 19130-1203 15th wd. 1499.76 Sq. Ft. OPA#152300746 Improvements: Residential Property
 TYRONE L. GILLIAMS C.P. February Term, 2005 No. 03084 \$679,626.35 Phelan Hallinan, LLP

1406-524A-B
5853 Windsor Avenue - Premises A - 19143 3rd wd. BRT#034091100 Subject to Rent
5431 Pentridge Street - Premises B - 19143 51st wd. BRT#513224300 Subject to Rent
 BIANCA S. HART C.P. October Term, 2011 No. 3134 \$72,539.15 Stuart A. Winegrad, Esq.

1406-525
1313 South 58th Street 19143-4501 51st wd. 1600 Sq. Ft. OPA#513048400 Improvements: Residential Property
 JOSEPH A. WILLIAMS C.P. March Term, 2012 No. 00538 \$83,536.47 Phelan Hallinan, LLP

1406-526
655 North 53rd Street 19131-4344 44th wd. 1312 Sq. Ft. OPA#442317900 Improvements: Residential Property
 CYNTHIA D. WILLIAMS, STACY M. ROBINSON AKA STACY FAISON AND ANGELA WILLIAMS-DAVIS AKA ANGELA WILLIAMS C.P. April Term, 2007 No. 00213 \$99,396.79 Phelan Hallinan, LLP

1406-527
1536 Tasker Street 19145-1540 36th wd. 1003.10 Sq. Ft. OPA#365377600 Improvements: Residential Property
 ROBERT TAUFAN C.P. April Term, 2012 No. 02181 \$180,619.92 Phelan Hallinan, LLP

1406-528
448 South 55th Street 19143-1431 60th wd. 1232 Sq. Ft. OPA#604203600 Improvements: Residential Property
 KENNETH WITHERS C.P. October Term, 2010 No. 02920 \$59,419.19 Phelan Hallinan, LLP

1406-529
1807 West Master Street aka 1807 Master Street 19121-4907 47th wd. 1198.46 Sq. Ft. OPA#471113600 Improvements: Residential Property
 JOHN JAYEOLA AND ADURA SANYA C.P. December Term, 2012 No. 00388 \$185,992.70 Phelan Hallinan, LLP

1406-530
709 South Schell Street 19147-2035 2nd wd. 547.50 Sq. Ft. OPA#023238900 Improvements: Residential Property
 MICHELE PIERCE C.P. October Term, 2013 No. 00794 \$305,020.81 Phelan Hallinan, LLP

SHERIFF'S SALE

1406-531
32 West Penn Street 19144 12th wd. 6500 Sq. Ft. BRT#124011600 Improvements: Residential Property
 STEPHANIE WILLIAMS (MORTGAGOR) , ANTHONY HINTON (REAL OWNER) AND PAULINE HINTON (REAL OWNER) C.P. February Term, 2010 No. 002778 \$123,811.91 Bradley J. Osborne, Esq.

1406-532
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 Bradley J. Osborne, Esq.

1406-533
2328 Ellsworth Street 19146 36th wd. 1350 Sq. Ft. BRT#361243300 Improvements: Residential Property
 KEVIN FENNING AND MICHELE GAMBINO C.P. January Term, 2014 No. 001262 \$160,034.37 Bradley J. Osborne, Esq.

1406-534
2852 Gaul Street 19134-4218 25th wd. 1411.83 Sq. Ft. BRT#251389200 Improvements: Residential Dwelling
 CHARLES A. J. HALPIN, III, ESQUIRE, PERSONAL REPRESENTATIVE OF THE ESTATE OF ALLEN F. DELANGE, AKA ALLEN DELANGE, DECEASED C.P. December Term, 2013 No. 02342 \$32,030.02 Law Offices of Gregory Javardian

1406-535
436 Regina Street 19116 58th wd. 3887.25 Sq. Ft. BRT#582306200 Improvements: Residential Dwelling
 LINDA S. WALCZYKOWSKI C.P. October Term, 2013 No. 01887 \$191,642.16 Martha E. Von Rosenstiel, Esq.; Heather Riloff, Esq.

1406-536
1816 West Albanus Street 19141 17th wd. 1270 Sq. Ft. BRT#171037200 Subject to Rent Improvements: Residential Property
 SIDNEY FELDMAN C.P. December Term, 2010 No. 0949 \$71,150.67 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-537
1233 North Randolph Street 19122-4318 18th wd. 1608 Sq. Ft. BRT#182281200 Improvements: Residential Property
 DENNIS CHRISTOPHER, AS SOLE OWNER C.P. May Term, 2012 No. 1289 \$295,902.93 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-538
2249 North Van Pelt Street 19132 16th wd. 1526 Sq. Ft. BRT#162190500 Subject to Rent Improvements: Residential Property
 LEONARD M. PURNELL, AS SOLE OWNER C.P. April Term, 2011 No. 2701 \$54,148.05 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-539
2803 Cantrell Street 19148 48th wd. 840 Sq. Ft. BRT#482082000 Improvements: Residential Real Estate
 KRISTEN MCCOOK AND GARY SANTONE C.P. November Term, 2013 No. 002619 \$78,715.09 Stern & Eisenberg, PC

1406-540
3441 H Street 19134-1349 33rd wd. 1005 Sq. Ft. BRT#331354600 Improvements: Row 2sty Masonry
 JOHNNY WEBB C.P. June Term, 2013 No. 01259 \$49,275.87 Milstead & Associates, LLC

1406-541
5958 Horrocks Street 19149-3313 62nd wd. 1479.63 Sq. Ft. BRT#62-1-3455-00 Improvements: Row B/gar 2sty Masonry
 DAVID A. THOMPSON C.P. August Term, 2012 No. 02679 \$154,198.43 Milstead & Associates, LLC

1406-542
6648 North 18th Street 19126-2617 10th wd. 1472 Sq. Ft. BRT#10-1-0946-00 Improvements: Row Conv/apt 2sty Masonry
 DANA LEVINE C.P. November Term, 2013 No. 02103 \$113,703.25 Milstead & Associates, LLC

1406-543
1320 Tyson Avenue 19111-4517 35th wd. 5125 Sq. Ft. BRT#532224900 Improvements: Det 1-1/2 Sty Masonry
 MICHAEL S. BEAVER C.P. February Term,

SHERIFF'S SALE

2011 No. 00288 \$83,654.50 Milstead & Associates, LLC
1406-544
4500 Comly Street 19135-4016 41st wd. 2500 Sq. Ft. BRT#41-1-1171-00 Improvements: Semi Det 2 Sty, Masonry
 ANDRES RIVERA C.P. July Term, 2013 No. 02891 \$188,548.08 Milstead & Associates, LLC

1406-545
4909 Penn Street 19124-2608 23rd wd. 2285 Sq. Ft. OPA#232424100 Improvements: Residential Property
 JUAN J. GENET C.P. February Term, 2010 No. 01732 \$158,706.55 Phelan Hallinan, LLP

1406-546
6300 North Park Avenue 19141-3332 49th wd. 11441.50 Sq. Ft. OPA#493241600 Improvements: Residential Property
 EARL PAGE AND GLORIA PAGE C.P. September Term, 2013 No. 02917 \$40,575.02 Phelan Hallinan, LLP

1406-547
5122 Glenloch Street 19124-2105 62nd wd. 755.72 Sq. Ft. OPA#622413900 Improvements: Residential Property
 LOUISE ANNETTE NEDD AKA LOUISE A. NEDD C.P. February Term, 2012 No. 03245 \$81,868.88 Phelan Hallinan, LLP

1406-548
312 Hoffnagle Street 19111-1819 63rd wd. 5135.13 Sq. Ft. OPA#631379700 Improvements: Residential Property
 MICHAELA M. PARROTTI AKA MICHAELA PARROTTA C.P. February Term, 2013 No. 01318 \$153,883.67 Phelan Hallinan, LLP

1406-549
5639 Washington Avenue 19143-2813 46th wd. 1210.40 Sq. Ft. OPA#463152100 Improvements: Residential Property
 MARQUIETA S. CLARK C.P. December Term, 2012 No. 00553 \$106,983.11 Phelan Hallinan, LLP

1406-550

STAYED

1406-551
6735 Linmore Street 19142 40th wd. row 2sty masonry PRCL#40-3-1788-00 Improvements: Residential Dwelling
 THOMAS M. MCCORMICK C.P. October Term, 2011 No. 01519 \$25,046.87 Federman & Associates, LLC

1406-552
1551 South 28th Street 19146 36th wd. 1244.00 Sq. Ft. BRT#364340700 Subject to Mortgage Improvements: Residential Property
 BILL D. WILLIAMS AND MARC DAMBROSIO, AS TENANTS IN COMMON C.P. December Term, 2011 No. 0925 \$52,402.79 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-553
3736 Academy Road 19154 66th wd. row b/ garage 2story masonry PRCL#157-N-22-45, BRT#663356700 Improvements: Residential Dwelling
 WILLIAM DAVIS AKA WILLIAM J. DAVIS, PAULINE DAVIS AND UNITED STATES OF AMERICA C.P. December Term, 2012 No. 003217 \$198,136.31 Federman & Associates, LLC

1406-554
848 North Bambrey Street 19130 15th wd. 820.00 Sq. Ft. BRT#8 N 1-33 Subject to Mortgage Improvements: Residential Property
 WENDY S. DECOU C.P. June Term, 2012 No. 3295 \$195,656.67 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-555
11020 Calera Road 19154 66th wd. 2295 Sq. Ft. BRT#662091200 Subject to Mortgage Improvements: Residential Property
 ELLISIA ALEXANDER C.P. May Term, 2011 No. 1331 \$180,421.80 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-556
1904 Orthodox Street 19124 23rd wd. 2208.00 Sq. Ft. BRT#130503988 Subject to Mortgage Improvements: Residential Property
 MICHELE P. RUSDEN, AS SOLE OWNER

SHERIFF'S SALE

C.P. May Term, 2013 No. 03988 \$80,096.88 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-557
1825 South 58th Street 19143-5501 40th wd. 1743.3 Sq. Ft. BRT#401047900 Improvements: Residential Property
 KWANZAA TIMMONS C.P. February Term, 2013 No. 02804 \$93,184.46 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-558
1619 North 60th Street 19151 34th wd. 1452.75 Sq. Ft. BRT#342195300 Improvements: Residential Property
 DARIEN L. THOMAS C.P. January Term, 2011 No. 4379 \$63,846.78 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-559
2452 Amber Street 19125 31st wd. 915 Sq. Ft. BRT#311127800 Improvements: Residential Property
 SHARI B. LEVINE C.P. August Term, 2012 No. 01735 \$189,018.96 KML Law Group, PC

1406-560
2520 South 10th Street 19148 39th wd. 889.14 Sq. Ft. BRT#393508900 Improvements: Residential Property
 FERDINAND SANTIAGO AND GINA SANTIAGO C.P. February Term, 2013 No. 03067 \$43,512.80 KML Law Group, PC

1406-561
767 Livezey Lane 19128 21st wd. 3886 Sq. Ft. BRT#214003300 Subject to Mortgage Improvements: Residential Property
 HOWARD S. LOMAX, AS SOLE OWNER C.P. August Term, 2011 No. 4764 \$229,306.06 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-562
705-707 South Phillip Street 19147 2nd wd. 778.05 Sq. Ft. BRT#023107754 Subject to Mortgage Improvements: Residential Dwelling
 DELILAH WINDER C.P. August Term, 2013 No. 02937 \$508,310.18 Udren Law Offices, PC

1406-563
3155 Birch Road 19154-1718 58th wd. 2088.24 Sq. Ft. OPA#663009300 Improvements: Residential Property
 MICHAEL C. SIDEBOTHAM C.P. February Term, 2013 No. 00671 \$182,314.22 Phelan Hallinan, LLP

1406-564
1519 Womrath Street 19124-4550 23rd wd. 1600 Sq. Ft. OPA#232011700 Improvements: Residential Property
 YAKOV SHVARTSOVSKIY C.P. September Term, 2013 No. 03322 \$58,858.35 Phelan Hallinan, LLP

1406-565
1444 Higbee Street 19149-3221 54th wd. 1168 Sq. Ft. OPA#541012500 Improvements: Residential Property
 MOSES U. COLBERT C.P. July Term, 2012 No. 01990 \$45,657.42 Phelan Hallinan, LLP

1406-566
4726 Shelmire Avenue aka 4726 Shelmire Street 19136-4109 65th wd. 972.90 Sq. Ft. OPA#651039100 Improvements: Residential Property
 EURICO J. MOREIRA, PAULO MOREIRA AND DAWN MOREIRA C.P. September Term, 2013 No. 00909 \$127,320.52 Phelan Hallinan, LLP

1406-567
2566 Collins Street 19125-1725 31st wd. 581.62 Sq. Ft. OPA#311197100 Improvements: Residential Property
 JAMES J. BOTTOMER AND CHRISTINE BOTTOMER C.P. September Term, 2013 No. 02906 \$52,359.44 Phelan Hallinan, LLP

1406-568
2122 South Daggett Street 19142-1915 40th wd. 700 Sq. Ft. OPA#403018200 Improvements: Residential Property
 WILLIAM LODGE C.P. August Term, 2013 No. 03051 \$30,922.77 Phelan Hallinan, LLP

1406-569
818 Jackson Street 19148-3129 39th wd. 812.40 Sq. Ft. OPA#393321300 Improvements: Residential Property
 PAUL WAGNER, III C.P. April Term, 2013

SHERIFF'S SALE

No. 02493 \$150,118.39 Phelan Hallinan, LLP

1406-570
620 Elkins Avenue 19120-2214 61st wd. 2150 Sq. Ft. OPA#612026600 Improvements: Residential Property
 LORRAINE T. KING C.P. June Term, 2012 No. 00053 \$62,450.92 Phelan Hallinan, LLP

1406-571
1224 Marlyn Road 19151-3125 34th wd. 1275.75 Sq. Ft. OPA#344289700 Improvements: Residential Property
 TRACEY C. ABRAMS AND ALPHONSO E. ABRAMS AKA ALPHONSO E. ABRAMS, JR. C.P. March Term, 2013 No. 01572 \$59,585.15 Phelan Hallinan, LLP

1406-572
1974 74th Avenue 19138-2235 10th wd. 1485 Sq. Ft. OPA#101388400 Improvements: Residential Property
 ULYSSES FLETCHER AND NUKIA S. LEWIS-FLETCHER C.P. September Term, 2013 No. 02622 \$113,899.44 Phelan Hallinan, LLP

1406-573
5428 Angora Terrace 19143-3116 51st wd. 2493.43 Sq. Ft. OPA#513068500 Improvements: Residential Property
 DENNIS W. BECKETT C.P. February Term, 2013 No. 02194 \$85,987.72 Phelan Hallinan, LLP

1406-574
106 East Roumfort Road 19119-1632 9th wd. 1625.22 Sq. Ft. OPA#091049500 Improvements: Residential Property
 EVERETT CAULLEY AND CHARMIN CAULLEY C.P. December Term, 2011 No. 02118 \$216,699.76 Phelan Hallinan, LLP

1406-575
1424 South 16th Street 19146 36th wd. 928 Sq. Ft. OPA#365134900 Improvements: Residential Property
 CALVIN CANNON, JR., IN HIS CAPACITY AS HEIR OF CALVIN G. CANNON, DECEASED. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER CALVIN G. CANNON, DECEASED. C.P. May Term, 2013 No. 03038 \$77,131.41 Phelan Hallinan, LLP

1406-576
4212 Magee Avenue 19135-2607 55th wd. 1978.56 Sq. Ft. OPA#552141100 Improvements: Residential Property
 STEVE M. NG C.P. March Term, 2013 No. 04154 \$101,600.17 Phelan Hallinan, LLP

1406-577
344 North Salford Street 19139-1228 4th wd. 900 Sq. Ft. OPA#042264100 Improvements: Residential Property
 RICHARD WILLIAMS AKA RICHARD A. WILLIAMS, JR. C.P. January Term, 2012 No. 00422 \$101,402.61 Phelan Hallinan, LLP

1406-578
323 Elwood Street 19144 12th wd. (formerly 22nd wd.) 562.14 Sq. Ft. BRT#121010600 Improvements: Residential Real Estate
 ERIC HOLIDAY AND SOMAR HOLIDAY C.P. January Term, 2013 No. 02035 \$90,895.01 Stern & Eisenberg, PC

1406-579
2615 South Titan Street assessed as 2615 Titan 19148 36th wd. 766 Sq. Ft. BRT#362063300 Improvements: Residential Property
 CHARMIN JOHNSON C.P. September Term, 2013 No. 004076 \$94,185.71 Bradley J. Osborne, 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.

1406-581
1439 South Marston Street 19146-3724 36th wd. 708 Sq. Ft. OPA#364320900 Improvements: Residential Property
 CHIU-CHIN YU C.P. December Term, 2013 No. 00310 \$47,623.19 Phelan Hallinan, LLP

1406-582
6071 Frankford Avenue 19135 62nd wd. 1266.40 Sq. Ft. OPA#622221200 Improvements: Residential Property
 MIGUEL A. VEGA C.P. March Term, 2013 No. 00460 \$54,412.25 Phelan Hallinan, LLP

1406-583
1707 Wallace Street, #1F 19130-3312 88th wd. 976 Sq. Ft. OPA#888153562 Improvements: Condominium Unit
 MEGHANN WEAVER AKA MEGHANN E. WEAVER C.P. June Term, 2012 No. 03339 \$229,168.17 Phelan Hallinan, LLP

SHERIFF'S SALE

1406-584
1930 South Juniper Street 19148-2218 39th wd. 712.50 Sq. Ft. OPA#394640000 Improvements: Residential Property
 STEPHEN MCDONALD C.P. July Term, 2013 No. 04266 \$147,381.65 Phelan Hallinan, LLP

1406-585
387 East Cliveden 19119-2033 22nd wd. 6503.95 Sq. Ft. OPA#221052100 Improvements: Residential Property
 NKRUMAH GOWIE C.P. March Term, 2013 No. 01426 \$213,434.41 Phelan Hallinan, LLP

1406-586
4951 Chestnut Street 19139-3536 46th wd. 1400 Sq. Ft. OPA#601013000 Improvements: Residential Property
 YACKOV GROSS. GENNARO RAUSO, TRUSTEE FOR THE GROSS TRUST AND NOT PERSONALLY UNDER THE PROVISIONS OF A TRUST AGREEMENT DATED THE 30TH OF MAY 2008 KNOWN AS TRUST #1266. THE GROSS TRUST, A TRUST AGREEMENT DATED THE 30TH OF MAY 2008, KNOWN AS TRUST # 1266. C.P. May Term, 2010 No. 02668 \$175,070.61 Phelan Hallinan, LLP

1406-587
93 East Sharpnack Street 19119 22nd wd. 2565 Sq. Ft. BRT#221122000 Improvements: Residential Property
 MERCYLE BATTLE C.P. December Term, 2011 No. 1332 \$51,066.32 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-588
5407 North Water Street 19120 42nd wd. 2448.70 Sq. Ft. BRT#421286200 Improvements: Residential Property
 KEITH ROBERTSON C.P. October Term, 2013 No. 00403 \$166,424.27 KML Law Group, PC

1406-589
1326-1342 Spruce Street, Unit 606 19107 5th wd. 897 Sq. Ft. BRT#888050323 Improvements: Residential Property
 DANIEL J. ALLAN C.P. July Term, 2013 No. 00792 \$237,154.36 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-590
6645 North 20th Street aka 6645 20th Street 19138-3116 10th wd. 1210 Sq. Ft. BRT#102037200 Improvements: Residential Property
 RALANDA ELLIS C.P. April Term, 2012 No. 1767 \$34,770.75 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-591
2634 South Hobson Street 19142 40th wd. 1146.75 Sq. Ft. BRT#42s11-53 Improvements: Residential Dwelling
 RICHARD CARTER C.P. October Term, 2010 No. 02770 \$33,998.75 Udren Law Offices, PC

1406-592
1632 South Taney Street 19145-1224 36th wd. 700 Sq. Ft. OPA#364288200 Improvements: Residential Property
 LARRY LEVIN AND TAMI LEVIN C.P. August Term, 2012 No. 01012 \$60,663.72 Phelan Hallinan, LLP

1406-593
4256 Ormond Street 19124 33rd wd. 810 Sq. Ft. BRT#33-2-5366-00 Improvements: Residential Dwelling
 LUCINDA ARDON C.P. June Term, 2013 No. 01513 \$82,119.15 Udren Law Offices, PC

1406-594
5247 North 15th Street 19141 17th wd. 1806 Sq. Ft. BRT#172045700 Improvements: Residential Property
 JEROME EDENS C.P. September Term, 2013 No. 02424 \$43,010.47 KML Law Group, PC

1406-595
4255 Neilson Street 19124 33rd wd. 810 Sq. Ft. BRT#332530900 Improvements: Residential Property
 MARIE BORGELLA C.P. August Term, 2013 No. 02955 \$77,778.80 KML Law Group, PC

1406-596
830 Cantrell Street 19148-3116 39th wd. South side of Cantrell Street 222 ft westward from the west side of 8th Street; front 14 ft; depth 44 ft 6 in BRT#393300900 Subject

SHERIFF'S SALE

to Mortgage Improvements: Single Family Residence
RICHARD SITES AKA RICAHRD J. SITES
C.P. September Term, 2013 No. 002088
\$101,758.75 Stephen M. Hladik, Esq.

1406-597

1838 East Lippincott Street 19134 25th wd. 777 Sq. Ft. BRT#252270200 Improvements: Residential Property
JOSE RIVERA C.P. July Term, 2013 No. 04210 \$32,623.67 KML Law Group, PC

1406-598

1107 Glenview Street 19111 53rd wd. 2765.58 Sq. Ft. BRT#532158900 Improvements: Residential Property
THERESA BLACKWELL C.P. December Term, 2012 No. 01451 \$151,511.92 KML Law Group, PC

1406-599

2503 South Alden Street 19143 40th wd. 1137.5 Sq. Ft. BRT#402019300 Improvements: Residential Dwelling
ESTATE OF ROBIN DAVENPORT AKA ROBIN A. DAVENPORT C/O BARBARA MCBRIDE, PERSONAL REPRESENTATIVE. BARBARA MCBRIDE, PERSONAL REPRESENTATIVE OF THE ESTATE OF ROBIN DAVENPORT, AKA ROBIN A. DAVENPORT. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE, OR INTEREST FROM OR UNDER ROBIN DAVENPORT AKA ROBIN A. DAVENPORT, DECEASED. C.P. September Term, 2010 No. 00444 \$63,338.61 Udren Law Offices, PC

1406-600

2855 Welsh Road 19152 57th wd. 12801 Sq. Ft. BRT#571047900 Improvements: Residential Dwelling
DAVID PAEZ C.P. May Term, 2009 No. 01998 \$418,049.81 Udren Law Offices, PC

1406-601

7043 Lynford Street 19149 54th wd. 1235.08 Sq. Ft. BRT#542212900 Improvements: Residential Property
ZACHARIAH M. ABRAHAM AND MARY ZACHARIAH C.P. September Term, 2013 No. 03241 \$132,570.13 KML Law Group, PC

1406-602

638 West Park Lane 19144 21st wd. 4095 Sq. Ft. BRT#21-3-0998-00 Improvements: Residential Dwelling
MERVIN CONNER, JR. C.P. September Term, 2012 No. 00838 \$242,387.68 Udren Law Offices, PC

1406-603

714 Union Street Union Hill Homes 19104 24th wd. 2360.71 Sq. Ft. BRT#243106415 Improvements: Residential Property
MARLEASA A. SHERRILL-BRYANT C.P. July Term, 2013 No. 03543 \$108,318.51 KML Law Group, PC

1406-604

635 North 63rd Street 19151 34th wd. 1702.37 Sq. Ft. BRT#342356100 Improvements: Residential Property
ROBERT F PHILLIPS C.P. January Term, 2014 No. 00180 \$98,021.08 KML Law Group, PC

1406-605

1718 West Moyamensing Avenue 19145 26th wd. 1409 Sq. Ft. BRT#26-2-3220-00 Improvements: Residential Dwelling
DONALD C. MADDIX C.P. April Term, 2013 No. 00757 \$198,338.30 Udren Law Offices, PC

1406-606

6112 Keystone Street 19135-4220 41st wd. 2500 Sq. Ft. OPA#411459800 Improvements: Residential Property
LEE R. THOMAS AKA LEE ROY THOMAS C.P. August Term, 2012 No. 00189 \$208,397.93 Phelan Hallinan, LLP

1406-607

11919 Alberta Drive 19154-3414 66th wd. 2953.65 Sq. Ft. OPA#662176000 Improvements: Residential Property
BARBARA KELLY IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF ESTATE OF FRANK J. KELLY, AKA FRANCIS J KELLY C.P. August Term, 2010 No. 03715 \$189,701.96 Phelan Hallinan, LLP

1406-608

5918 Turner Street 19151-3530 34th wd. 1069.80 Sq. Ft. OPA#342102200 Improvements: Residential Property
ENIDE PICHONOT C.P. March Term, 2012 No. 00209 \$40,939.68 Phelan Hallinan, LLP

1406-609

7450 Rhoads Street 19151-2922 34th wd. 1622.82 Sq. Ft. OPA#343155500 Improvements: Residential Property
CRYSTAL P. BROWN C.P. December

SHERIFF'S SALE

Term, 2013 No. 01572 \$160,264.87 Phelan Hallinan, LLP

1406-610

5444 Charles Street 19124-1405 62nd wd. 2531.15 Sq. Ft. OPA#622284300 Improvements: Residential Property
CHAD L. HARRIS AND TAHIRAH A. HARRIS C.P. April Term, 2013 No. 02452 \$116,028.58 Phelan Hallinan, LLP

1406-611

1029 Fillmore Street 19124-2924 23rd wd. 2112.50 Sq. Ft. OPA#234115300 Improvements: Residential Property
UWE MIKSCHKE C.P. June Term, 2013 No. 02386 \$113,663.24 Phelan Hallinan, LLP

1406-612

4260 Edgemont Street 19137 45th wd. 1643.20 Sq. Ft. OPA#453241700 Improvements: Residential Property
DAVID J. SULLIVAN C.P. February Term, 2013 No. 03030 \$203,574.50 Phelan Hallinan, LLP

1406-613

530 East Cheltenham Avenue 19120-1725 35th wd. 1123.93 Sq. Ft. OPA#351293400 Improvements: Residential Property
TAMEKA HALL AND SHELDON JONES C.P. November Term, 2011 No. 01023 \$62,561.62 Phelan Hallinan, LLP

1406-614

6435 Eastwood Street 19149-3310 54th wd. 1137.50 Sq. Ft. OPA#541275600 Improvements: Residential Property
MARY A. BAKER C.P. August Term, 2013 No. 00141 \$151,761.65 Phelan Hallinan, LLP

1406-615

1323 North 28th Street 19121-4520 29th wd. Situate on the east side of 20th Street at the distance of one hundred eighty-four feet, seven and seven-sixteenths inches north from the north side of Thompson Street BRT#292091600 Improvements: Row 2 Sty Masonry
ROBERT SMITH (DECEASED) C.P. March Term, 2013 No. 04155 \$107,474.99 Robert W. Cusick, Esq.

1406-616

3485 Emerald Street 19134 45th wd. 773.64 Sq. Ft. BRT#452325800 Improvements: Residential Property
DOROTHY PRIOR AND JOHN PRIOR C.P. August Term, 2013 No. 01384 \$58,375.02 KML Law Group, PC

1406-617

2926 Normandy Drive 19154 66th wd. 5500 Sq. Ft. BRT#662495100 Improvements: Residential Property
THOMAS MONAGHAN AND ROSE TESTA C.P. March Term, 2013 No. 03707 \$110,350.79 KML Law Group, PC

1406-618

1607 South 53rd Street 19143 51st wd. (formerly part of the 40th wd.) 1120 Sq. Ft. BRT#512070000 Improvements: Residential Property
ROSE M. GREAU AS ADMINISTRATRIX TO THE ESTATE OF ROSE MARIE JENKINS, DECEASED C.P. June Term, 2013 No. 01815 \$72,069.22 KML Law Group, PC

1406-619

7019 Louise Road 19138 10th wd. 1800 Sq. Ft. BRT#102452200 Improvements: Residential Property
KEISHLA M. SPIVEY C.P. October Term, 2013 No. 01209 \$56,697.93 KML Law Group, PC

1406-620

5731 Baltimore Avenue 19143 46th wd. 3000 Sq. Ft. BRT#463159200 Improvements: Residential Property
CONCHITA LEE AND CORNELIUS LEE C.P. April Term, 2008 No. 02253 \$134,658.38 KML Law Group, PC

1406-621

15161 Endicott Street 19116-1509 58th wd. 2904 Sq. Ft. OPA#583182600 Improvements: Residential Property
DENNIS GOKHMAN AND RAISA SHLAIN C.P. July Term, 2008 No. 01416 \$224,058.32 Phelan Hallinan, LLP

1406-622

1815 West Ashdale Street 19141-1006 17th wd. 900 Sq. Ft. OPA#17-1054300 Improvements: Residential Property
PETERS STEPHANE AKA PETERS P. STEPHANE AND DODELINE M. STEPHANE C.P. July Term, 2013 No. 02748 \$64,306.70 Phelan Hallinan, LLP

1406-623

8023 Stenton Avenue 19150-3523 50th wd. 1652 Sq. Ft. OPA#502002700 Improvements: Residential Property
JEFFREY J. COLLIER AND CHARISSE A. COLLIER C.P. March Term, 2013 No. 02225 \$186,704.31 Phelan Hallinan, LLP

SHERIFF'S SALE

1406-624

5351 Wingohocking Heights 19144 12th wd. 12,890.88 Sq. Ft. OPA#122183000 Improvements: Residential Property
MARY CASTORIE AND MICHAEL MCKINLEY C.P. December Term, 2006 No. 01484 \$318,912.83 Phelan Hallinan, LLP

1406-625

3021 West Stiles Street 19121-4410 29th wd. 930 Sq. Ft. OPA#292196900 Improvements: Residential Property
ROBERT D. BROWN AND TRINA FLETCHER C.P. August Term, 2012 No. 01340 \$60,288.65 Phelan Hallinan, LLP

1406-626

120 West Gorgas Lane 19119-2507 22nd wd. 2137.5 Sq. Ft. OPA#223122800 Improvements: Residential Property
STEPHEN SPATZ, CHAONE MALLORY C.P. September Term, 2013 No. 02465 \$259,978.12 Phelan Hallinan, LLP

1406-627

7310 Crittenden Street 19119-1149 9th wd. 7020 Sq. Ft. BRT#091225700 Improvements: Residential Dwelling
CHARLENE P. WALLER C.P. January Term, 2011 No. 01911 \$397,632.19 Law Offices of Gregory Javardian

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

1406-629

2538 South Carlisle Street 19145 26th wd. 690 Sq. Ft. BRT#261136200 Improvements: Residential Property
STEVEN J. VITALE C.P. April Term, 2013 No. 01928 \$197,050.23 KML Law Group, PC

1406-630

7332 Briar Road 19138-1328 50th wd. 1472.55 Sq. Ft. BRT#50-1-3358-00 Improvements: Row B/gar 2sty Masonry
MANOLITA I. M. EVANS C.P. June Term, 2013 No. 02585 \$153,604.24 Milstead & Associates, LLC

1406-631

2648 Ash Street aka 2648-50 Ash Street 19137-2146 45th wd. 3979 Sq. Ft. OPA#453111600 Improvements: Residential Property
TAMMY J. KOBYLINSKI C.P. June Term, 2013 No. 00559 \$130,165.36 Phelan Hallinan, LLP

1406-632

5735 Walton Avenue 19143-2427 46th wd. 900 Sq. Ft. OPA#463080200 Improvements: Residential Property
LOUIMENE COMPERE C.P. May Term, 2013 No. 02594 \$58,326.65 Phelan Hallinan, LLP

1406-633

6309 Tulip Street 19135-3322 41st wd. 3249.66 Sq. Ft. OPA#411445400 Improvements: Residential Property
ETHEL HENRY C.P. March Term, 2013 No. 03219 \$96,471.06 Phelan Hallinan, LLP

1406-634

7060 Reedland Street 19142 40th wd. 1105 Sq. Ft. OPA#406218200 Improvements: Residential Property
CARMELLA LEWIS C.P. December Term, 2009 No. 01610 \$17,390.06 Phelan Hallinan, LLP

1406-635

4532 Pine Street 19143-1806 46th wd. 2357.64 Sq. Ft. OPA#461029300 Improvements: Residential Property
RONALD L. RAMSEY C.P. February Term, 2010 No. 00964 \$428,406.80 Phelan Hallinan, LLP

1406-636

9877 Garvey Drive 19114-2115 65th wd. 12424.86 Sq. Ft. OPA#652476800 Improvements: Residential Property
STEPHEN G. BAPTISTA C.P. April Term, 2013 No. 00071 \$201,097.45 Phelan Hallinan, LLP

1406-637

5343 Thomas Avenue 19143-3143 51st wd. OPA#511087200 Improvements: Residential Property
TAMARA S. WARD-JONES C.P. February Term, 2013 No. 01450 \$83,907.60 Phelan Hallinan, LLP

1406-638

5341 Darrah Street 19124-1238 23rd wd. 819 Sq. Ft. OPA#622228100 Improvements: Residential Property
ERIC MILLER C.P. August Term, 2012 No. 02550 \$22,322.74 Phelan Hallinan, LLP

SHERIFF'S SALE

1406-639

2914 Passmore Street 19149-3032 55th wd. 850.50 Sq. Ft. OPA#55-1-0295-00 Improvements: Residential Property
MICHAEL GULLI C.P. April Term, 2011 No. 01152 \$131,728.97 Phelan Hallinan, LLP

1406-640

5226 Rorer Street 19120-3614 42nd wd. 1453.86 Sq. Ft. OPA#421531900 Improvements: Residential Property
YANY. ZHENG AND JUN SHI ZHANG C.P. September Term, 2013 No. 02632 \$76,927.26 Phelan Hallinan, LLP

1406-641

12508 Knights Road 19154-3103 66th wd. 2280 Sq. Ft. OPA#663359200 Improvements: Residential Property
DANIEL F. HACKENBERG C.P. November Term, 2013 No. 02829 \$165,190.81 Phelan Hallinan, LLP

1406-642

9902 President Street 19115-1704 58th wd. 2800 Sq. Ft. OPA#581401603 Improvements: Residential Property
MARAT BAGRAMYAN AND SVETLANA BAGRAMYAN C.P. June Term, 2013 No. 00821 \$140,403.02 Phelan Hallinan, LLP

1406-643

6226 Mershon Street 19149-3014 35th wd. 1101.10 Sq. Ft. OPA#621576300 Improvements: Residential Property
LAMAR A. SHERMAN C.P. July Term, 2013 No. 04552 \$164,536.29 Phelan Hallinan, LLP

1406-644

1702 Kennedy Street 19124-1302 62nd wd. 1752.96 Sq. Ft. OPA#622156515 Improvements: Residential Property
JOSEPH E. CLINTON AKA JOSEPH CLINTON, THE MARIAN FOUNDATION C.P. March Term, 2013 No. 02720 \$17,299.67 Phelan Hallinan, LLP

1406-645

4118 I Street 19124-5204 33rd wd. 1083.38 Sq. Ft. OPA#332151600 Improvements: Residential Property
MIGUEL DIAZ C.P. August Term, 2013 No. 03061 \$47,862.39 Phelan Hallinan, LLP

1406-646

6213 Castor Avenue 19149-2728 54th wd. 2566.20 Sq. Ft. OPA#541159800 Improvements: Residential Property
HAI MIN WU C.P. August Term, 2013 No. 02488 \$108,161.79 Phelan Hallinan, LLP

1406-647

2100 Bowler Street 19115-3309 58th wd. 5077.69 Sq. Ft. OPA#581060100 Improvements: Residential Property
ANTHONY N. FORCINA C.P. May Term, 2013 No. 02587 \$194,822.17 Phelan Hallinan, LLP

1406-648

3697 Morrell Avenue, Unit D 19114-1945 66th wd. 4230 Sq. Ft. OPA#661146215 Improvements: Residential Property
GERARD J. SCHMIDT AKA GERARD SCHMIDT C.P. June Term, 2011 No. 00216 \$336,220.13 Phelan Hallinan, LLP

1406-649

117 South 61st Street 19139-3041 3rd wd. 1326.75 Sq. Ft. OPA#031170300 Improvements: Residential Property
ALIMAH SHAMSID-DEEN C.P. June Term, 2013 No. 03062 \$60,143.98 Phelan Hallinan, LLP

1406-650

4705 Hazel Avenue 19143 46th wd. 2205 Sq. Ft. OPA#461060400 Improvements: Residential Property
JOHN BARBER AND MAIMUNA BARBER C.P. September Term, 2013 No. 03306 \$153,419.96 Phelan Hallinan, LLP

1406-651

1846 East Atlantic Street 19134-2013 45th wd. 889.76 Sq. Ft. OPA#452128000 Improvements: Residential Property
ANGELO GRAHAM C.P. August Term, 2012 No. 01539 \$39,556.40 Phelan Hallinan, LLP

1406-652

5853 Belmont Terrace aka 5853 Belmar Street 19143-5208 3rd wd. 972.62 Sq. Ft. OPA#034102700 Improvements: Residential Property
RITA N NJOKU AND ANTHONY O. NJOKU AKA ANTHONY NJOKU C.P. November Term, 2013 No. 01278 \$20,133.08 Phelan Hallinan, LLP

1406-653

6910 Henley Street 19119-3414 22nd wd. 3458.85 Sq. Ft. OPA#223256600 Improvements: Residential Property
ROGER VAUGHN ASHODIAN AND LISA ANN BAIRD C.P. December Term, 2007

SHERIFF'S SALE

No. 02971 \$115,663.28 Phelan Hallinan, LLP

1406-654

2932 Jenny Place 19136-1011 57th wd. 2260.15 Sq. Ft. OPA#572040659 Improvements: Residential Property
JUNIO R. DOS ANJOS AND MARY A. MAGOON C.P. December Term, 2011 No. 01546 \$187,516.49 Phelan Hallinan, LLP

1406-655

6223 Hazel Avenue 19143 3rd wd. 1092 Sq. Ft. BRT#032113500 Improvements: Residential Property
LATIFA JOHNSON C.P. May Term, 2012 No. 0008 \$113,916.54 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-656

1237 Gilham Street 19111 53rd wd. BRT#531170900 Improvements: Residential Property
JEAN J. ALTIDOR C.P. September Term, 2012 No. 1366 \$118,843.32 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-657

5620 North 15th Street 19141-2312 17th wd. 1584 Sq. Ft. BRT#17-2-0658-00 Subject to Mortgage Improvements: Residential Dwelling
MARTINA MWAKA C.P. May Term, 2010 No. 02132 \$132,047.36 Powers, Kim & Javardian, LLC

1406-658

1306 Kimberly Drive 19151-2833 34th wd. 1606 Sq. Ft. OPA#343295400 Improvements: Residential Property
KALA GATHRIGHT AND LATYSHA AUSTIN C.P. December Term, 2012 No. 03659 \$139,863.30 Phelan Hallinan, LLP

1406-659

3145 North Sheridan Street 19133 37th wd. 920 Sq. Ft. BRT#372037300 Improvements: Residential Property
A-LIST INVESTMENTS, LLC C.P. December Term, 2010 No. 1093 \$46,311.74 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-660

531 Brinton Street 19144-1044 59th wd. 2950.57 Sq. Ft. BRT#59-2173300 Subject to Mortgage Improvements: Residential Property
TERRENCE E. EVANS C.P. July Term, 2013 No. 04291 \$119,700.02 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Sal

SHERIFF'S SALE

Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-665

442 Saint Luke Street aka 442 Saint Lukes Street 19140 7th wd. 1120 Sq. Ft. BRT#072245000 Improvements: Residential Property
GERALD B. COOPER, JR. C.P. March Term, 2012 No. 1245 \$47,554.51 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-666

2019 McKinley Street 19149-3531 62nd wd. 1421.87 Sq. Ft. BRT#621254500 Improvements: Residential Property
CARLOS A. LEGUIZAMON C.P. April Term, 2012 No. 1658 \$119,540.80 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-667

5756 North Camac Street 19141-4108 49th wd. 1144.73 Sq. Ft. BRT#493182800 Improvements: Row B/gar 2sty Masonry
ALEX CHISHOLM AKA ALEX S. CHISHOLM C.P. November Term, 2010 No. 02935 \$103,945.26 Milstead & Associates, LLC

1406-668

3544 Janney Street 19134 45th wd. 1531.15 Sq. Ft. OPA#451447700 Subject to Mortgage Improvements: Residential Property
GUILLERMO PERALTA C.P. February Term, 2013 No. 01543 \$94,731.30 Brett A. Solomon, Esq.; Michael C. Mazack, Esq.

1406-669

37 Wyneva Street aka 37 West Wyneva Street 19144 12th wd. 1701 Sq. Ft. BRT#123027100 Subject to Rent Improvements: Residential Property
WARREN FLUCK C.P. March Term, 2011 No. 3599 \$54,533.95 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-670

5912 West Oxford Street 19151-3526 34th wd. 1783 Sq. Ft. BRT#34-2087800 Subject to Mortgage Improvements: Residential Property
BARBARA K. MAJOR, A SINGLEWOMAN C.P. September Term, 2011 No. 3195 \$120,067.45 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker,

SHERIFF'S SALE

Goldberg & Ackerman, LLC

1406-671

432 Daly Street 19148-5703 39th wd. 1114 Sq. Ft. BRT#392150400 Improvements: Residential Property
LUCAS A. COTTON C.P. October Term, 2012 No. 0198 \$152,296.15 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-672

91 East Sharpnack Street 19119 22nd wd. 2550 Sq. Ft. BRT#221121900 Improvements: Residential Property
TAMIKA M. HUDSON, INDIVIDUALLY C.P. January Term, 2011 No. 0991 \$58,534.70 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-673

556 East Penn Street 19144-1401 12th wd. 1752 Sq. Ft. BRT#12-1142800 Subject to Mortgage Improvements: Residential Property
ELBERT SMITH, JR., AS SOLE OWNER C.P. September Term, 2013 No. 00089 \$84,290.64 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-674

148 Linton Street 19120-1947 61st wd. 1523 Sq. Ft. BRT#612135300 Improvements: Row 2 Sty Masonry
DOUGLAS LEFEVRE AND MARYANN LEFEVRE AKA MARY ANN LEFEVRE C.P. December Term, 2013 No. 01924 \$49,048.02 Milstead & Associates, LLC

1406-675

3144 West Allegheny Avenue 19132-1112 38th wd. 2976 Sq. Ft. (improvement area) BRT#382013400 Improvements: Commercial Building
FEE FONG KONG AND KOWK KEUNG WEN C.P. January Term, 2014 No. 02871 \$93,210.11 Elliot H. Berton, Esq.

1406-676

5791 Hunter Street 19104 4th wd. 1280 Sq. Ft. BRT#043205100 Improvements: Residential Property
PENNY TAYLOR, AS SOLE OWNER C.P. December Term, 2010 No. 1444 \$66,072.82 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

SHERIFF'S SALE

1406-677

558 Alcott Street 19120 35th wd. Land area 1020 Sq. Ft.; improvement area 1100 Sq. Ft. BRT#352054900 Subject to Mortgage Improvements: Row B/gar 2sty Masonry
SANDRA CICERON AND YANICK CICERON C.P. January Term, 2011 No. 00741 \$123,802.67 Keri P. Ebeck, Esq.

1406-678

1115 West Loudon Street aka West Loudon Street 19141 49th wd. 1370 Sq. Ft. BRT#491100400 Improvements: Residential Property
REACY B. HOPKINS C.P. January Term, 2011 No. 3543 \$85,267.65 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-679

201 Devereaux Avenue 19111 35th wd. 4346 Sq. Ft. BRT#353000300 Subject to Mortgage Improvements: Residential Property
JAMIE HEVENER C.P. March Term, 2011 No. 3619 \$144,072.82 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-680

5925 North Water Street 19120 61st wd. 1381.25 Sq. Ft. BRT#61-2487900 Improvements: Residential Dwelling
JUANITA JOHNSON C.P. March Term, 2013 No. 01635 \$83,624.17 Udren Law Offices, PC

1406-681

2014 Pratt Street 19124 62nd wd. 2000 Sq. Ft. BRT#62-2-056000 Improvements: Residential Dwelling
SUSAN SHIELDS C.P. September Term, 2012 No. 03422 \$56,372.31 Udren Law Offices, PC

1406-682

6507 Theodore Street 19142-2821 40th wd. 1040 Sq. Ft. BRT#406237700 Improvements: Residential Property
LORPU DENNIS, AS TENANTS BY THE ENTIRETY C.P. January Term, 2012 No. 0701 \$58,861.10 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-683

5986 North Norwood Street 19138-2920 17th wd. 2507.5 Sq. Ft. BRT#172482600 Subject to Mortgage Improvements: Residential Property
LOUIS B. STEVEN AND KIM D. STEVENS C.P. July Term, 2013 No. 04025 \$99,936.16

SHERIFF'S SALE

Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-684

2732 North Hemberger Street 19132 11th wd. 936 Sq. Ft. BRT#111352400 Improvements: Residential Property
VIRGINIA L. COBIA C.P. November Term, 2010 No. 2910 \$26,981.43 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-685

1217 North 52nd Street 19131-4411 44th wd. 1416 Sq. Ft. BRT#442278700 Improvements: Str/off & Apts 2story Masonry
CHRIS WHITE AKA CHRIS CHARLES WHITE AND MYRA WHITE AKA MYRA CHARLES WHITE C.P. August Term, 2012 No. 02465 \$99,003.58 Milstead & Associates, LLC

1406-686

3129 West Dakota Street 19132-3313 28th wd. 933.6 Sq. Ft. BRT#282308400 Improvements: Row 2 Sty Masonry
NOLTON CONYERS C.P. October Term, 2011 No. 00836 \$56,863.89 Milstead & Associates, LLC

1406-687

7447 Thouron Avenue 19138-1221 50th wd. 2912.5 Sq. Ft. BRT#502161200 Improvements: Semi Det 2sty Masonry
MARIA DIAZ C.P. October Term, 2011 No. 00338 \$126,220.19 Milstead & Associates, LLC

1406-688

1619 South 53rd Street 19143-5409 51st wd. 1120 Sq. Ft. BRT#51-2-0706-00 Improvements: Row 2 Sty Masonry
THERESA PAYTON C.P. September Term, 2013 No. 01883 \$38,904.97 Milstead & Associates, LLC

1406-689

2538 W Somerset Street 19132-1919 40th wd. 1376 Sq. Ft. BRT#40-2-222900 Improvements: Row Conv/apt 2 Sty Masonry
BINH LUU C.P. August Term, 2013 No. 01096 \$59,186.32 Milstead & Associates, LLC

1406-690

2538 West Somerset Street 19132-1919 28th wd. 6012.69 Sq. Ft. BRT#884345850 Improvements: Ind. Whse Masonry
VICTOR O. UDENZE C.P. December Term, 2013 No. 03596 \$142,019.89 Milstead & Associates, LLC

SHERIFF'S SALE

1406-691

8110 Summerdale Avenue 19152-2223 56th wd. 3366.51 Sq. Ft. BRT#562340100 Subject to Rent Improvements: Residential Property
ERIC J. KURLYK C.P. April Term, 2012 No. 3697 \$212,101.84 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-692

868 Scattergood Street 19124 35th wd. 1090 Sq. Ft. BRT#351159900 Improvements: Residential Property
ANA M. PLACENCIA C.P. April Term, 2011 No. 1853 \$106,362.87 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-693

3164 Tulip Street 19134 25th wd. 1036 Sq. Ft. BRT#252377400 Subject to Rent Improvements: Residential Property
EDWARD S. PODLASZEWSKI, AS SOLE OWNER C.P. June Term, 2013 No. 01215 \$82,184.57 Scott A. Dieterick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Marin, Esq., Ralph M. Salvia, Esq., Jaime R. Ackerman, Esq., Zucker, Goldberg & Ackerman, LLC

1406-694A-B

1016 West Chelton Avenue - Premises A - 19126 49th wd. 7062.50 Sq. Ft. BRT#49-2-080800 Subject to Mortgage Improvements: Residential Dwelling
6313 North 11th Street - Premises B - 19126 49th wd. 7062.50 Sq. Ft. BRT#49-2-246200 Subject to Mortgage Improvements: Residential Dwelling
THURGOOD MATTHEWS C.P. February Term, 2013 No. 01160 \$18,624.23 Udren Law Offices, PC

1406-695A-B

3281 Fox Street - Premises A - 19129 38th wd. 26,250 Sq. Ft. OPA#882730400 Improvements: Gas Station
2401-21 Allegheny Avenue - Premises B - 19132 38th wd. 13468 Sq. Ft. OPA#882895200 Improvements: Gas Station
NUSHIN KAHN C.P. March Term, 2011 No. 01491 \$400,000.00 Robert Sanzo, Esq.

1406-696

101 Walnut Street, Unit 9 19106 05th wd. 2480 Sq. Ft. BRT#888038756 Subject to Rent Improvements: Residential Condo
GREGORY MASON, JR. C.P. September Term, 2013 No. 02975 \$1,374,557.90 Jennifer Hiller Nimeroff, Esq.

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