

SHERIFF'S SALE10 A.M.
May 13, 2015**The City of Philadelphia**
FIRST DISTRICT PLAZA
3801 MARKET STREET**Sale. . . Under provisions of Act of Assembly May 16, 1923, P.L. 207 and the Amendments thereto, and as required by the Act of March 15, 1956 - No. 388, subject to the right of redemption as provided by law, real estate as follows:****THE FOLLOWING WAS POSTPONED FROM FEBRUARY 19, 2014**

WRIT NO:	PREMISES:	FRONT:
16	1541-59 N. 61st St.	Lot Irregular

THE FOLLOWING WAS POSTPONED FROM JUNE 18, 2014

WRIT NO:	PREMISES:	FRONT:
58	5101 Leiper St.	Lot Irregular

THE FOLLOWING WAS POSTPONED FROM JULY 16, 2014

WRIT NO:	PREMISES:	FRONT:
110	5008 Parrish St.	15' X 61' 6"

THE FOLLOWING WAS POSTPONED FROM SEPTEMBER 17, 2014

WRIT NO:	PREMISES:	FRONT:
86	2305-11 South St.	Condominium Unit 8

THE FOLLOWING WAS POSTPONED FROM OCTOBER 15, 2014

WRIT NO:	PREMISES:	FRONT:
108	2417 W. Thompson St.	15' 6" X 90'

THE FOLLOWING WAS POSTPONED FROM NOVEMBER 19, 2014

WRIT NO:	PREMISES:	FRONT:
28	2031 N. Gratz St.	16' X 52'

THE FOLLOWING WAS POSTPONED FROM DECEMBER 17, 2014

WRIT NO:	PREMISES:	FRONT:
5	4454 N. 17th St.	13' 11-1/2" X 58'
106	1753 N. Stillman St.	14.25' X 52'

THE FOLLOWING WAS POSTPONED FROM JANUARY 21, 2015

WRIT NO:	PREMISES:	FRONT:
12	2348 N. 18th St.	15' 6" X 70'
26	161 N. 60th St.	16' X 77'

THE FOLLOWING WAS POSTPONED FROM FEBRUARY 18, 2015

WRIT NO:	PREMISES:	FRONT:
31	401-11 E. Allegheny Ave.	112' 6" X 500'
42	1413 S. Bouvier St.	14' X 48'
91	1511 W. Indiana Ave.	15' X 66'
95	3549 Jasper St.	15' X 57'
104	6655 McCallum St.	Lot Irregular
107	98 Montana St.	16.25' X 63.88'
125	32 N. Peach St.	15' X 52.50'
169	5253 Walnut St.	15' X 77' 2"
200	5424 Wynnefield Ave.	58' X Irregular

THE FOLLOWING WAS POSTPONED FROM MARCH 18, 2015

WRIT NO:	PREMISES:	FRONT:
89	1305 N. Dover St.	13' 6" X 50' 3"
115	4901 Gransback St.	15' 2" X 77' 9-5/8"
163	2755 Martha St.	Lot Irregular
173	1930 W. Nedro Ave.	14' 10" X 86'
193	3744 N. Randolph St.	12' 7-1/2" X 100'

THE FOLLOWING WAS POSTPONED FROM APRIL 15, 2015

WRIT NO:	PREMISES:	FRONT:
9	2641 N. 18th St.	14' 1-1/2" X 61'

WRIT NO:	PREMISES:	FRONT:
13	2352 N. 21st St.	16' 1/2" X 69'
22	2228-30 N. 28th St.	36' 11-1/4" X 110'
33	18-28 S. 62nd St.	53' 10-1/4" X Irregular
37	3146 W. Arizona St.	14' X 45'
47	1822 N. Bucknell St.	14' 2" X 46' 6"
48	1840 N. Bucknell St.	14' X 46' 6"
62	629-31 W. Courtland St.	43' 4-7/8" X 61' 11-3/4"
67	3309 D St.	14' X 51'
80	2118 N. Fairhill St.	20' X 45' 8-1/2"
102	1425 Imogene St.	13' X 54'
109	5735 Leonard St.	16' X 58' 1-5/8"
123	1604 W. Mentor St.	16' X 65'
125	187 W. Monmouth St.	13' 7" X 41' 7"
141	5534 Paschall Ave.	15' X 58' 6"
168	2535 W. Seltzer St.	14' 1" X 42'
180	3000 N. Stillman St.	16' X 45' 9"
200	1241 W. Venango St.	16' X 82'
204	6646 Walker St.	15' 11-1/2" X 88' 9"

MAY 13, 2015**SHERIFF'S SALE**

WRIT NO:	PREMISES:	FRONT:
1	STAYED	STAYED
2	1717 S. 02nd St.	19' X 69'
3	1611 N. 04th St.	23' 3" X 60'
4	STAYED	STAYED
5	4502 N. 05th St.	14' 3" X 73'
6	1934 S. 06th St.	13' X 66'
7	3130 N. 08th St.	14' 8" X 56' 1-1/8"
8	3322 N. 11th St.	15' X IRREG
9	4864 N. 15th St.	15' X 82.40'
10	5146 N. 15th St.	17' X 86'
11	2120 N. 17th St.	15' X 65'
12	4921 N. 17th St.	15' X 87' 4"
13	STAYED	STAYED
14	2021 N. 20th St.	15' X 68' 7-5/8"
15	2509 N. 20th St.	14' X 50'
16	1442 S. 21st St.	15' X 64'
17	6614 N. 21st St.	Lot Irregular
18	3303 N. 22nd St.	16' X 80'
19	2958 N. 23rd St.	15' X 60'
20	3002 N. 23rd St.	16' X 60' 8"
21	3414 N. 23rd St.	16' X 96'
22	1303 N. 25th St.	15' X 60'
23	1305 N. 25th St.	15' X 58' 6"
24	2409 N. 27th St.	13' 2-1/2" X 40'
25	2411 N. 27th St.	13' 2" X 40'
26	2415 N. 27th St.	12' X 40'
27	2119 N. 28th St.	14' 1" X 72'
28	2544-46 S. 28th St.	13' 5- 5/8" X 54'
29	1333 N. 29th St.	16' X 64'
30	STAYED	STAYED
31	2145 N. 30th St.	15' X 57'
32	676 N. 39th St.	18' X 82' 6"
33	STAYED	STAYED
34	1040 N. 46th St.	15' 3" X 78'
35	STAYED	STAYED
36	1221 S. 53rd St.	19' 5" X 100'
37	1443 S. 53rd St.	16' X 60'
38	1639 N. 55th St.	19' 6" X 100'
39	1415 N. 59th St.	15' X 71' 8-7/8"
40	610 S. 59th St.	15' X 79'
41	1923 N. 60th St.	16' X 96'
42	33 S. 62nd St.	15' X 97'
43	STAYED	STAYED

WRIT NO:	PREMISES:	FRONT:
44	2121 S. 65th St.	16' X 100'
45	969 N. 66th St.	15' X Irregular
46	2032-38 S. 71st St.	Lot Irregular
47	2654 S. 73rd St.	16' 1/2" X 80' 4"
48	1803 W. Albanus St.	15' 3" X 70'
49	12034 Alberta Dr.	19' 11-3/8" X 95'
50	547 W. Allegheny Ave.	14' X 61'
51	2812 Amber St.	14' X 55'
52	STAYED	STAYED
53	3124 Arbor St.	14' X 44.32'
54	1026 W. Arizona St.	16' 7" X 60'
55	1311-13 Bainbridge St.	34.25' X 60'
56	2420 N. Bancroft St.	14' X 49'
57	1819 Belfield Ave.	Lot Irregular
58	3184 Belgrade St.	14' X 75'
59	304 Berkley St.	16' X 80'
60	322 Berkley St.	16' X 80'
61	1703 Blavis St.	14' X 57'
62	1915 S. Bonsall St.	14' X 54'
63	2942 N. Bonsall St.	14' X 45'
64	2956 N. Bonsall St.	14' X 45'
65	2548 N. Bouvier St.	14' 6-1/2" X 48'
66	3853 Brandywine St.	Irregular Lot
67	293 E. Bringhurst St.	Irregular Lot
68	1729 Cambridge St.	12' X 60'
69	4826 N. Carlisle St.	15' 4" X 86' 6"
70	4832 N. Carlisle St.	17' 4" X 88' 11"
71	2551 Carwithan St.	25' X 150'
72	1441 W. Cayuga St.	16' X 130'
73	2061 S. Cecil St.	15' X 53'
74	3038 Cedar St.	14' X 68'
75	5933 Cedar Ave.	16' X 87'
76	6120-24 Cedar Ave.	45' 4-3/4" X 112' 6"
77	2639 N. Chadwick St.	14' X 48'
78	3109 N. Chadwick St.	14' X 46' 6"
79	4442 N. Chadwick St.	14' 10" X 52' 2"
80	2815 Chalmers Ave.	Lot Irregular
81	5914 Chancellor St.	16' X 47'
82	6226 Charles St.	Lot Irregular
83	5652 Cherry St.	14' 2" X 50'
84	5118 Chester Ave.	16' X 98'
85	STAYED	STAYED
86	1445 W. Chew Ave.	16' X 97' 6"
87	1641 W. Chew Ave.	Lot Irregular
88	5618-22 Chew Ave.	Premises A, B, & C
89	5715 Christian St.	16' X73' 6"
90	STAYED	STAYED
91	4419 N. Cleveland St.	14' X 50'
92	2426 N. Colorado St.	14' 7" X 48'
93	POSTPONED	POSTPONED
94	3754 N. Delhi St.	16' X 45'
95	1122 Dickinson St.	Lot Irregular
96	1259 N. Dover St.	14' X 40' 3"
97	1912 Ellsworth St.	16' X 55'
98	5825 Ellsworth St.	15' X 63' 6"
99	STAYED	STAYED
100	3353 Emerald St.	15.28" X 168.41"
101	6914 Emlen St.	50' X 76.56'
102	1612 W. Erie Ave.	15' 5" X 97'
103	3846 N. Fairhill St.	15' X 77' 8"
104	320 N. Felton St.	15' 4" X 97'
105	STAYED	STAYED
106	2025 Frankford Ave.	16' X 68' 9"

Tax Sale continues on 16

e CITY WILL BID ON THESE PROPERTIES FOR ACQUISITION. FOR FURTHER INFORMATION CALL 686-6552

**TAX SALE
CONDITIONS OF SHERIFF SALE**

Ten percent of the highest sum 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 Five Hundred dollars (\$500.00) be deposit 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 had been registered, then, the second bidder will take the property at the highest bid price.

Additionally, where there is active bidding, the highest bidder, and the second bidder, if any must post the entire amount of the cost of the distribution policy for the property at the time of sale by case, 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 thirty (30) days from the time of the sale. An extension of time of an additional thirty (30) days may be granted at the discretion of the Sheriff upon receipt of written request from the buyer requesting the same, except where a second bid has been duly registered. Also, if the first bidder does not complete settlement with the Sheriff within the thirty (30) days time limit and a second bid was registered at the sale, the second bidder shall be granted the same thirty (30) days 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 bidder is registered on a property at the sale.

The deposit made by any bidder who fails to comply with the above conditions of sale shall be forfeited and the funds will be applied to the Sheriff's cost, then to any municipal claims that the City of Philadelphia has on the property. Finally, if a balance still remains, a Sheriff 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 of settlement 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 requires from each successful purchaser before settlement, certification from the Department of Revenue of the city of Philadelphia, that the successful purchaser is not more than one year delinquent in paying real estate taxes on any properties owned by said purchaser with the City of Philadelphia or that the purchaser is under agreement with the City of Philadelphia for repayment of any taxes due the City. The Sheriff reserves the right to waive the requirements of said certification when the said certification has been reasonably requested but has not been received.

The Sheriff will not acknowledge a deed poll to any individual or entity using an unregistered fictitious name and any, at his discretion, require proof of the identity of the purchaser or the registration of a fictitious name. The bid of an unregistered fictitious name shall be forfeited as if the bidder failed to meet the terms of sale.

All bidders are advised to remain at the sale until the last property is sold. The Sheriff reserves the right to resell any property at any time before the end of the sale upon the successful bidder's failure to tender the required deposit.

REQUIREMENTS: All bidding starts at \$800. Bidding is open and competitive. Each bidder must be prepared to deposit 10 percent of successful bid in cash or certified check. However, \$500 is the minimum deposit which will be accepted. Shelley R. Smith, City Solicitor

EFFECTIVE DATE: July 1, 1989

Public Notices

Tax Sale continued from 15

SHERIFF'S SALE

10 A.M.
May 13, 2015

The City of Philadelphia
FIRST DISTRICT PLAZA
3801 MARKET STREET

Sale . . . Under provisions of Act of Assembly May 16, 1923, P.L. 207 and the Amendments thereto, and as required by the Act of March 15, 1956 - No. 388, subject to the right of redemption as provided by law, real estate as follows:

WRIT NO:	PREMISES:	FRONT:	WRIT NO:	PREMISES:	FRONT:	WRIT NO:	PREMISES:	FRONT:
107	2731 Frankford Ave.	67' 3-5/8" X Irregular	153	2029 N. Leithgow St.	18' X 35' 10"	199	1940 Rowan St.	15' 6" X 84'
108	4806 N. Franklin St.	15' X 61'	154	7272 Leonard St.	16' 1-1/2" X 90'	200	1958 Rowan St.	15' 6" X Irregular
109	2046 N. Front St.	18' X 55' 8"	155	5349 Lindbergh Blvd.	16' 3" X 60'	201	1341 W. Rush St.	15' X 52'
110	2454 Germantown Ave.	16' X 59'	156	1349 S. Lindenwood St.	16' X 62' 6/10"	202	9993 Sandy Road, A	IRREG
111	309 Ginger Lane	34' X Irregular	157	5128 Malcolm St.	14' X 49'	203	2037 Sanger St.	16' 3-1/2" X 71' 3"
112	3822 W. Girard Ave.	16' X 105'	158	POSTPONED	POSTPONED	204	479 Sanger St.	Lot Irregular
113	4158 W. Girard Ave.	16' 2" X 105'	159	1524 Manton St.	14' X 55' 4"	205	923 E. Schiller St.	14' 3" X 68' 6"
114	6157 W. Girard Ave.	Lot Irregular	160	5012 Market St.	21' X 114' 6"	206	2646 Sears St.	14' X 50' 6"
115	1618 W. Glenwood Ave.	Lot Irregular	161	2526 N. Marshall St.	14' X 81' 4-1/2"	207	1614 Sellers St.	Lot Irregular
116	2243 N. Gratz St.	14' X 45' 3"	162	1615 N. Marston St.	18' X 56' 9"	208	2533 W. Seltzer St.	14' X 42'
117	3819 N. Gratz St.	15' X 82' 10"	163	2442 Master St.	16' X 64'	209	635 Sigel St.	14' X 49'
118	5026 Greene St.	Lot Irregular	164	1667-69 Meadow St.	Lot Irregular	210	245 Slocum St.	14' 6" X 97'
119	2030 W. Hagert St.	14' X 57'	165	POSTPONED	POSTPONED	211	6105 Spruce St.	16' X 85'
120	STAYED	STAYED	166	5823 Montrose St.	15' X 62'	212	1715 St. Paul St.	Lot Irregular
121	2857 N. Hancock St.	13' 11" X 47' 6"	167	3337 Mutter St.	14' X 44' 6"	213	158 E. Sterner St.	13' 6" X 48' 6"
122	2309 Harlan St.	14' X 40'	168	2428 N. Myrtlewood St.	15' 6" X 52' 6"	214	POSTPONED	POSTPONED
123	2317 Harlan St.	14' X 40'	169	1909 N. Napa St.	15' X 48'	215	2809 W. Stiles St.	15' X 49'
124	1240 W. Harold St.	14' X 42'	170	1712 W. Nedro Ave.	16' X 100'	216	1743 N. Stillman St.	13' 4" X 50' 1"
125	508 Hart Lane	Lot Irregular	171	4263 Neilson St.	15' X 54'	217	1617 W. Susquehanna Ave.	17' X 60'
126	2313 Hartel Ave.	28' 6 1/2" X 103'	172	1718 N. Newkirk St.	14' 1" X 49'	218	1621 W. Susquehanna Ave.	16' 5" X 60'
127	3353 Hartville St.	14' X 41'	173	1740 N. Newkirk St.	14' 1" X 49'	219	2546 Sydenham St.	14' 4" X 47'
128	5306-08 Haverford Ave.	Lot Irregular	174	2446 N. Newkirk St.	14' X 52' 6"	220	3009 N. Sydenham St.	15' X 78' 2"
129	STAYED	STAYED	175	3009 W. Norris St.	15' 8 1/2" X 73'	221	3322 N. Sydenham St.	15' X 58' 10"
130	5223 Heston St.	15' 5-1/4" X Irregular	176	2945 W. Oakdale St.	14' X 46'	222	4233 N. Sydenham St.	15' 4" X 56'
131	4612 Higbee St.	14' 3" X 85' 3"	177	3220 Page St.	15' X 65'	223	1843 N. Taney St.	15' X 61' 10-5/8"
132	1924 W. Hilton St.	14' X 66'	178	1940 N. Patton St.	14' 2" X 48'	224	2723 W. Thompson St.	Lot Irregular
133	1237 N. Hollywood St.	14' X 50'	179	19 N. Paxon St.	16' X 112'	225	4545 E. Thompson St.	Premises A & B
134	2526 N. Hollywood St.	14' 2" X 52' 6"	180	736 E. Price St.	19' X 100' 1-1/2"	226	2013 Titan St.	14' X 62'
135	2551 N. Hollywood St.	14' 2" X 52' 6"	181	263 E. Queen Lane	16' X 82' 6"	227	4719 Torresdale Ave.	20' X Irregular
136	7527 Horrocks St.	Lot Irregular	182	12160 Rambler Rd.	18.06' X Irregular	228	6418 Trinity St.	15.11' X 108.70'
137	STAYED	STAYED	183	3366 Rand St.	Lot Irregular	229	7173 N. Uber St.	15' X 110.82'
138	2200 Ingersoll St.	20' X 58' 3-1/2"	184	5113 Ranstead St.	15' X 61'	230	STAYED	STAYED
139	2423 Ingersoll St.	13' 10" X 43' 2-7/8"	185	2424 Redner St.	14' X 44'	231	4250 Viola St.	16' X 70'
140	2457 Ingersoll St.	13' 5-1/2" X 43' 2-7/8"	186	STAYED	STAYED	232	5706 Virginian Rd.	16' X 102'
141	STAYED	STAYED	187	2717-21 N. Reese St.	Premises A & B	233	251 N. Wanamaker St.	14' X 61'
142	STAYED	STAYED	188	5438 Regent St.	15' X 60'	234	2538 N. Wanamaker St.	14' X 48'
143	3543 Jasper St.	15' X 57'	189	STAYED	STAYED	235	1740 Waterloo St.	13' X 44' 6"
144	3513 Joyce St.	15' X 52'	190	6026 Regent St.	16' X 57'	236	3001 Wharton St.	Lot Irregular
145	STAYED	STAYED	191	4729 Reinhard St.	105.03' X 45'	237	5129 Whitaker Ave.	16' X 98'
146	1612 W. Juniata St.	15' X 50'	192	POSTPONED	POSTPONED	238	STAYED	STAYED
147	5762 Kemble Ave.	20' X Irregular	193	STAYED	STAYED	239	1323 S. Wilton St.	16' X 56'
148	7162 Keystone St.	20' X 90'	194	3501-49 Richmond St.	Premises A to E & G	240	STAYED	STAYED
149	2943 Kip St.	13' 6" X 68' 3"	195	2317 Ridge Ave.	78' 7-7/8" X 88' 2-3/8"	241	POSTPONED	POSTPONED
150	3448 Kip St.	14' X 67'	196	3024 Ridge Ave.	Lot Irregular	242	6426 Woodland Ave.	16' X 96'
151	5717 N. Lambert St.	16' X 62' 6"	197	2633 Roberts Ave.	14' X 61'	243	2646 W. York St.	14' X 50'
152	2337 W. Lehigh Ave.	15' 3" X 76'	198	4916 Rorer St.	15' X 77' 6"	244	315 Zeralda St.	38' 1-3/8" X Irregular

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EFFECTIVE DATE: July 1, 1989

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