

Sheriff's Sale Notices for October 4, 2011

SHERIFF'S SALE

THIRD PUBLICATION

Properties to be sold by Sheriff Barbara A. Deeley, on Tuesday, October 4, 2011 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 cash, 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 cash, certified check, attorney's check or money order with the Sheriff

The balance of the purchase money must be deposited in cash, 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 cash, 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, (BRT) "brtweb.phila.gov" for a fuller description of the properties listed. Properties can be looked up by the BRT number - which should be cross checked with the address. Prospective purchasers are also directed to the Philadelphia Department of Records, at Room 154 City Hall, 215-686-1483 and to its web site at http://philadox.phila.gov where they can view the deed to each individual property and find the boundaries of the property. PROSPECTIVE PURCHASERS ARE RESPONSIBLE FOR DETERMINING THE NATURE, LOCATION, CONDITION AND BOUNDARIES OF THE PROPERTIES THEY SEEK TO PURCHASE.

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 October 4, 2011.

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,
BARBARA A. DEELEY

The following property, sale of which was postponed from the August 4, 2009 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

260-591

2736-38 W. Girard Ave. 29th Wd 2,080 sq. ft. BRT# 292021710 Improvements: Row W-Off/ Str 3 Sty Masonry
EN MING LIU AND MIN HUI LIU C.P. March Term, 2009 No. 001643 \$520,929.77 plus interest through the date of the sheriff's sale, plus costs William J. Levant, Esq.

The following property, sale of which was postponed from the November 3, 2009 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

263-490

626 S. 59th St. 3rd Wd Row 2 Sty Masonry; Improvements: 2,704 sq. ft. BRT# 032201700 Improvements: Residential Dwelling
RUTH D. FITTS, CO-ADMINISTRATRIX OF THE ESTATE OF AZERLEE HICKMAN, DECEASED MORTGAGOR AND REAL OWNER AND COZETTE B. MATTHEWS, CO-ADMINISTRATRIX OF THE ESTATE OF AZERLEE HICKMAN, DECEASED MORTGAGOR AND REAL OWNER C.P. April Term, 2009 No. 02030 \$54,896.79 McCabe, Weisberg & Conway, P.C.

The following property, sale of which was postponed from the May 4, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

269-343

2743 E. Venango St. 19134 45th Wd 1,048 sq. ft. BRT# 451086000 Improvements: Residential Property
FRANK R. AGUADO AKA FRANK AGUADO AND CHRISTINE J. AGUADO AKA CHRISTINE AGUADO C.P. November Term, 2009 No. 002015 \$21,404.14 Danielle Boyle-Ebersole, Esq.

269-627

4428 Osage Ave. 19104 27th Wd +/- 17,000 sq. ft. BRT# 881122720 Subject to Rent
LINDSAY KEITH JOHNSTON C.P. November Term, 2009 No. 003764 \$1,302,090.11 + costs and default interest Jeffrey A. Breen, Esq.

The following property, sale of which was postponed from the June 8, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

270-454

332 E. Rockland St. 19120 42nd Wd Row w/ Det Gar 2 Sty Masonry; Improvements: 2,876.5

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sq. ft. BRT# 421113700 Improvements: Residential Dwelling
DAVID CRUZ C.P. March Term, 2009 No. 01276 \$114,867.95 McCabe, Weisberg & Conway, P.C.

The following property, sale of which was postponed from the July 13, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

271-697A-B

16th Wd (2532-2534 N. Broad St. - Premise A 19132-4013) on W side of Broad St. 400 ft. 0 in. Northward of
Cumberland St. Frt: 50 ft. 0 in. Depth: 175 ft. 10 in. BRT# 882919390
16th Wd (2536-2538 N. Broad St. - Premise B 19132-4013) on SW side of Broad and Huntingdon Sts Frt: 50 ft. 0 in. Depth: 177 ft. 10 in. BRT# 882919395
2536-2538 NORTH BROAD STREET ASSOCIATES, L.P. C.P. April Term, 2010 No. 002206 \$4,389,576.30 Michael J. Cordone, Esq./Stradley Ronon Stevens & Young, LLP

The following property, sale of which was postponed from the August 3, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

272-837A-B

47th Wd (1839 Poplar St. - Premise A 19130) on N side of Poplar St. 38 ft. 10-1/4 in. Eastward from the NE corner of Poplar St. Frt: 14 ft. 0 in. Depth: Irregular BRT# 471006700 Improvements: Commercial Property
47th Wd (1841-43 Poplar St. - Premise B 19130) at the intersection of the N side of Poplar St. with the Southeasterly side of Ginnodo St. Eastwardly along the N side of Poplar St. Frt: 38 ft. 10-1/4 in. Depth: Irregular BRT# 471006700 Improvements: Commercial Property
1839-43 POPLAR STREET, LLC C.P. May Term, 2010 No. 002023 \$384,867.35 plus legal interest of \$7,426.00 for a subtotal of \$392,293.35 Kerry S. Schuman, Esq.

The following property, sale of which was postponed from the September 14, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

273-405

6164 Lawnton St. 19148-2624 21st Wd 1,427.61 sq. ft. BRT# 213431400 Improvements: Residential Property
DEVIN EWALD AND WALTER P. KAUFMANN C.P. February Term, 2010 No. 03598 \$183,875.85 Phelan Hallinan & Schmiegl, LLP

273-749

1933 S. 9th St. 19148-2363 39th Wd 960 sq. ft. BRT# 393409000 Improvements: Residential Property
TERRY CAMPIONE AND NICHOLAS C. CAMPIONE C.P. November Term, 2009 No. 00033 \$62,820.08 Phelan Hallinan & Schmiegl, LLP

273-1109

2114 E. Sanger St. 19124-1621 41st Wd 1,003.10 sq. ft. BRT# 411034200 Improvements: Residential Property
ALEKSANDR GERSHTEYN A/K/A ALEKSANDER GERSHTEYN C.P. April Term, 2010 No. 03305 \$101,410.50 Phelan Hallinan & Schmiegl, LLP

273-1189A-D

26th Wd (1235 S. 18th St. - Premise A 19146) on the E side of 18th St. 33 ft. 0 in. N side of Titan St. Frt: 16 ft. 0 in. Depth: 75 ft. 0 in. BRT# 365246400
24th Wd (3903 Baring St. - Premise B 19104) on the Northerly side of Baring St. 18 ft. 0 in. Westwardly from the Easterly side of 39th St. Frt: Irreg ft. & in. Depth: Irreg ft. & in. BRT# 241176000
36th Wd (1318 S. 18th St. - Premise C 19146) on the W side of 18th St. 144 ft. 0 in. S side of Wharton St. Frt: 16 ft. 0 in. Depth: 83.51 ft. on the N line and 83.15 ft. on the S line BRT# 361145100
44th Wd (888 N. 46th St. - Premise D 19139) on the W side of 46th St. 141 ft. 0 in. S side of Westminster Ave. Frt: 16 ft. 0 in. Depth: 58 ft. 6 in. BRT# 062377300 Improvements: (A-D) Commercial Properties

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GEM PROPERTY INVESTMENTS, L.L.C. C.P. June Term, 2010 No. 001296 \$717,494.28 plus legal interest in the amount of \$22,939.28 and late charges of \$868.70 for a total of \$741,302.26 Kerry S. Schuman, Esq.

273-1200

4411 Hedge St. 19124 23rd Wd 1,037.52 sq. ft. BRT# 232264700 Improvements: Residential Property
MERCURY GROUP C/O MAARIFA ROHO AND JOSE FERNANDAZ C.P. March Term, 2010 No. 1357 \$88,022.57 Susan M. Heimbecker, Esq.

The following property, sale of which was postponed from the October 5, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

274-390

3032 Tremont St. 19136 57th (formerly part of the 35th) Wd 2,444.16 sq. ft. BRT# 572058300 Improvements: Residential Property
JACQUELINE S. SWEENEY C.P. May Term, 2008 No. 02882 \$173,751.08 Michael T. McKeever, Esq.

274-391

757 S. 5th St. 19147 2nd Wd 1,224 sq. ft. BRT# 022152400 Subject to Mortgage Improvements: Residential Dwelling
ERIKA GILLMEISTER C.P. July Term, 2008 No. 4337 \$515,275.73 + Interest Daniel J. Mancini, Esq.

274-547

9936 Bridle Rd. 19115 58th Wd S/D W B/G 2S Mas + Other; Improvements: 4,064.40 sq. ft. BRT# 581229400 Improvements: Residential Dwelling
EVELYN S. ZELMAN C.P. July Term, 2009 No. 00206 \$176,423.91 McCabe, Weisberg & Conway, P.C

274-515

7721 Cedarbrook Ave. 19150 50th Wd 1,520 sq. ft. BRT# 501256200 Improvements: Residential Property
DONNA S. SMITH C.P. September Term, 2008 No. 02084 \$146,878.45 Phelan Hallinan & Schmiegl, LLP

274-776

630 W. Ellet St. 19119 22nd Wd 2,955 sq. ft. BRT# 223154200 Improvements: Residential Property
CAROLINE KIRKLAND-ELDRIDGE C.P. November Term, 2008 No. 03113 \$239,198.80 Rob Saltzman, Esq.

The following property, sale of which was postponed from the November 2, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

275-307

6344 Ardleigh St. 19138 22nd Wd 2,440.75 sq. ft. BRT# 221292100 Improvements: Residential Real Estate
ROCHELLE GIBSON AND DENISE GIBSON AND EDWARD L. JENKINS C.P. April Term, 2010 No. 002301 \$218,264.43 Stern and Eisenberg LLP

275-336

1834 S. 19th St. 19145 48th Wd Row 2 Sty Masonry; Improvements: 2,380 sq. ft. BRT# 481285900 Improvements: Residential Dwelling
THERESA KENNEDY C.P. March Term, 2009 No. 01536 \$52,951.39 McCabe, Weisberg & Conway, P.C.

275-505

5449 Erdrick St. 19124 62nd Wd 1,306.40 sq. ft. BRT# 622349400 Improvements: Residential Dwelling
MILA SHKURMAN AND RUSLAN SHKURMAN C.P. June Term, 2010 No. 01422 \$67,076.39 Mark J. Udren, Esq.

275-521

4240 Powelton Ave. 19104 24th Wd Frt: Approx. 16 ft. Depth: Approx. 101.76 ft. Improvements: 2 Story, 2,220 sq. ft. Single Family Residential BRT# 061016900
HATIM MUKHEF C.P. September Term, 2008 No. 04446 \$165,743.78 Axel A. Shield, II, Esq.

275-572

711 S. Mole St. 19146 30th Wd 666.50 sq. ft. BRT# 301286500 Subject to Mortgage Improvements: Residential Dwelling

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AHARON KATZ C.P. June Term, 2009 No. 2164 \$574,765.63 Daniel J. Mancini, Esq.

275-574

1020 S. 60th St. 19143 33rd Wd 1,800 sq. ft. BRT# 033212300 Improvements: Residential Dwelling
ALL UNKNOWN HEIRS OF THE ESTATE OF JAMES R. STEWART C.P. February Term, 2010 No. 01479 \$99,706.07 Daniel J. Mancini, Esq

275-586

6028 Webster St. 19143 3rd Wd Row 2 Sty Masonry; 3,208 sq. ft. BRT# 033033500 Improvements: Residential Dwelling
KEITH THOMPSON A/K/A KEITH J. THOMPSON C.P. April Term, 2009 No. 00909 \$77,026.75 McCabe, Weisberg & Conway, P.C

275-686

2317 McClellan St. 19145-1819 36th Wd 783.60 sq. ft. BRT# 482010000 Improvements: Residential Property
VIRGINIA HATTON AND TYRONE HATTON C.P. September Term, 2003 No. 04159 \$59,792.00 Phelan Hallinan & Schmiegl, LLP

275-791A-B

25th Wd (2846 Belgrade St. - Premise A 19134-4715) 1,200 sq. ft. BRT# 251346100 Improvements: Row 2 Sty Masonry
23rd Wd (4948 Saul St. - Premise B 19124-2634) 1,400 sq. ft. BRT# 234254600 Subject to Rent Improvements: Apt 2-4 Unts 2 Sty Masonry
NO AGENT PROPERTIES LLC C.P. June Term, 2010 No. 001090 \$501,442.43 Lachall Cohen & Sagnor

275-801A-D

41st Wd (4222 Cottman Ave. - Premise A 19135-1118) 2,958 sq. ft. BRT# 412064300 Improvements: Str/Off+Apts 2 Sty Masonry
64th Wd (3423 Cottman Ave. - Premise B 19149-1605) 1,548 sq. ft. BRT# 642088700 Improvements: Row Conv/Apt 2 Sty Masonry
65th Wd (4601 Ashville St. - Premise C 19136-3226) 1,024 sq. ft. BRT# 651203800 Improvements: Row B/Gar 2 Sty Masonry
65th Wd (8753 Glenloch St. - Premise D 19136-2114) 1,152 sq. ft. BRT# 652277500 Improvements: Row B/Gar 2 Sty Masonry
NO AGENT PROPERTIES LLC C.P. June Term, 2010 No. 001090 \$501,442.43 Lachall Cohen & Sagnor

The following property, sale of which was postponed from the December 7, 2010 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

276-450

501 Cottman Ave. 19111 63rd Wd S/D W Det Gar 2 Sty Mason; Improvements: 5,443 sq. ft. BRT# 631179900 Subject to Mortgage Improvements: Residential Dwelling
RICHARD CANNON A/K/A RICHARD CANNON, JR. AND PATRICIA CANNON C.P. April Term, 2009 No. 03383 \$221,200.22 McCabe, Weisberg & Conway, P.C.

276-458

3853 N. Sydenham St. 19140 13th Wd Row 2 Sty Masonry; Improvements: 2,580.53 sq. ft. BRT# 131160000 Improvements: Residential Dwelling
GREGORY ERVING C.P. March Term, 2010 No. 00262 \$67,857.32 McCabe, Weisberg & Conway, P.C.

276-484

3527 Vinton Rd. 19154 66th Wd 2,000 sq. ft. BRT# 663130400 Improvements: Residential Dwelling
TIMOTHY ANDREW WEST (MORTGAGOR AND REAL OWNER) C.P. April Term, 2010 No. 001343 \$178,413.57 Martha E. Von Rosenstiel, Esq.

276-486

845 N. Stillman St. 19130 15th Wd 700 sq. ft. BRT# 151262200 Improvements: Residential Dwelling
FRANK JUMPP AND TAMARA SCOTT C.P. February Term, 2010 No. 001115 \$441,742.19 Martha E. Von Rosenstiel, Esq

276-573

3850 Woodhaven Rd., #1011 19154 66th Wd 1,133 sq. ft. BRT# 888660365 Improvements: Residential Dwelling
JACLYN DOWNS C.P. June Term, 2010 No. 01392 \$150,314.56 Mark J. Udren, Esq.

SHERIFF'S SALE**276-668**

2459 76th Ave. 19150 50th Wd Row B/Gar 2 Sty Masonry; Improvements: 3,537.60 sq. ft. BRT# 501415000
Subject to Mortgage Improvements: Residential Dwelling
SHIRLEY MOORE AND BARRY P. MOORE
C.P. May Term, 2009 No. 01408 \$157,329.81
McCabe, Weisberg & Conway, P.C.

276-678

818 Swanson St. 19147 2nd Wd Row W/Gar 3 Sty Masonry; Improvements: 3,752 sq. ft. BRT# 022108767
Improvements: Residential Dwelling
LOUIS OROCOFSKY AKA LOUIS J. OROCOFSKY AND MEYER JACK OROCOFSKY C.P. July Term, 2009 No. 02575 \$856,253.72
McCabe, Weisberg & Conway, P.C.

276-684

274 W. Delphine St. 19120 42nd Wd Row 2 Sty Masonry; Improvements: 1,505.52 sq. ft. BRT# 422263300 Improvements: Residential Dwelling
YING CHANG C.P. June Term, 2009 No. 02999 \$65,735.33
McCabe, Weisberg & Conway, P.C.

276-812

853 E. Ontario St. 19134 33rd Wd Row 2 Sty Masonry; Improvements: 2,625 sq. ft. BRT# 331169300 Improvements: Residential Dwelling
KEVIN LESZCZYNSKI C.P. July Term, 2010 No. 01793 \$51,316.93
McCabe, Weisberg & Conway, P.C.

276-814

2535 Memphis St. 19125 31st Wd Row 2 Sty Masonry; Improvements: 1,864 sq. ft. BRT# 312025100 Improvements: Residential Dwelling
CHRIS J. FABYONIC C.P. May Term, 2009 No. 00006 \$102,861.58
McCabe, Weisberg & Conway, P.C.

276-816

2010 Federal St. 19146 36th Wd Row 3 Sty Masonry; Improvements: 1,906.25 sq. ft. BRT# 361042300 Subject to Mortgage Improvements: Residential Dwelling
MICHAEL CANZONERI AND JOSHUA R. GORDON C.P. February Term, 2010 No. 02700 \$268,307.92
McCabe, Weisberg & Conway, P.C.

276-862

2817 Comly Rd. 19154 66th Wd Det 1-1/2 Sty Frame; Improvements: 6,700 sq. ft. BRT# 662477500 Improvements: Residential Dwelling
ANGEL RODRIGUEZ C.P. May Term, 2009 No. 02580 \$242,307.02
McCabe, Weisberg & Conway, P.C.

276-863

7164 Jackson St. 19135 41st Wd Row B/Gar 2 Sty Masonry; Improvements: 2,778.40 sq. ft. BRT# 412311000 Improvements: Residential Dwelling
LAURIE MARCOLONGO AND WILLIAM MARCOLONGO C.P. April Term, 2009 No. 03397 \$98,505.58
McCabe, Weisberg & Conway, P.C.

276-894

4704 Leiper St. 23rd Wd 33,125 sq. ft. BRT# 882938230 Improvements: Misc. YMCA Type Masonry
THE NEW FRANKFORD COMMUNITY Y C.P. August Term, 2010 No. 000911 \$178,464.93 plus interest through the date of the sheriff's sale, plus costs
William J. Levant, Esq.

276-897

5650 Elmwood St. 19143 40th Wd 1,136 sq. ft. BRT# 402230200 Improvements: Residential Dwelling
HELENE LAZARUS C.P. August Term, 2010 No. 00621 \$38,698.62
Mark J. Udren, Esq.

276-943

4205 Delaire Landing Dr. 19114 65th Wd Res. Condo. 3 Sty Mas. + Other; Improvements: 1,328 sq. ft. BRT# 888650486 Improvements: Residential Dwelling
RONA RICHARDSON, EXECUTRIX OF THE ESTATE OF SHIRLEY FIELDS, DECEASED MORTGAGOR AND REAL OWNER C.P. February Term, 2010 No. 01373 \$207,548.29
McCabe, Weisberg & Conway, P.C.

276-959

4615 Hurley St. 19124 42nd Wd Row 2 Sty Masonry; Improvements: 2,160.16 sq. ft. BRT# 421445500 Improvements: Residential Dwelling
JAMAL REYNOLDS C.P. October Term, 2008 No. 03984 \$47,152.19
McCabe, Weisberg & Conway, P.C.

276-993

4650 "A" St. 19120 42nd Wd Row 2 Sty Masonry; Improvements: 2,093.97 sq. ft.

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BRT# 421289500 Improvements: Residential Dwelling
LATANYA WILLIAMS AND RANDALL K. WILLIAMS C.P. June Term, 2010 No. 03647 \$58,838.29
McCabe, Weisberg & Conway, P.C.

276-1036

2149 S. 22nd St. 19145 48th Wd 912 sq. ft. BRT# 482192300 Improvements: Residential Dwelling
DANIEL P. ANDERSON AND UNITED STATES OF AMERICA C.P. June Term, 2010 No. 01217 \$56,274.26
Mark J. Udren, Esq.

276-1046

6309 Limekiln Pike 19138 17th Wd Row 2 Sty Masonry; Improvements: 2,709 sq. ft. BRT# 172307600 Subject to Mortgage Improvements: Residential Dwelling
UNKNOWN SURVIVING HEIRS OF VIVIAN HERBERT, DECEASED MORTGAGOR AND REAL OWNER AND HOPE HERBERT, ONLY SURVIVING HEIR OF VIVIAN HERBERT, DECEASED MORTGAGOR AND REAL OWNER C.P. April Term, 2010 No. 04511 \$72,442.14
McCabe, Weisberg & Conway, P.C.

276-1095

5254 W. Jefferson St. 19131 52nd Wd Row Conv/Apt 2 Sty Masonry; Improvements: 2,968 sq. ft. BRT# 521027800 Subject to Mortgage Improvements: Residential Dwelling
RUSSELL MARTIN AND MARY MARTIN C.P. March Term, 2009 No. 00157 \$18,654.87
McCabe, Weisberg & Conway, P.C.

The following property, sale of which was postponed from the January 4, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

277-435

4029 Spring Garden St. 19104 6th Wd Row Conv/Apt 3 Sty Masonry; Improvements: 4,016.53 sq. ft. BRT# 061034200 Subject to Mortgage Improvements: Residential Dwelling
GOLAM MOSTAFA C.P. March Term, 2010 No. 02168 \$236,528.09
McCabe, Weisberg & Conway, P.C.

277-456

6442 W. Girard Ave. 19151 34th Wd Row 2 Sty Masonry; Improvements: 2,251 sq. ft. BRT# 343027400 Improvements: Residential Dwelling
EDGEON CLAUDE C.P. January Term, 2010 No. 01516 \$64,551.18
McCabe, Weisberg & Conway, P.C.

277-457

1413 W. Sparks St. 19141 17th Wd Semi Det 2 Sty Masonry; Improvements: 3,346.79 sq. ft. BRT# 171275500 Improvements: Residential Dwelling
PAUL J. MORTON, JR. C.P. August Term, 2007 No. 00950 \$82,754.12
McCabe, Weisberg & Conway, P.C.

277-459

1858 N. 23rd St. 19121 32nd Wd Row 3 Sty Masonry; Improvements: 3,224.49 sq. ft. BRT# 322117400 Improvements: Residential Dwelling
KEVIN JOHNSON C.P. July Term, 2009 No. 03959 \$55,303.63
McCabe, Weisberg & Conway, P.C.

277-466

2208 Saint Vincent St. 19149-1334 35th Wd 1,701 sq. ft. BRT# 542131000 Improvements: Residential Property
MARY DAVIS C.P. January Term, 2010 No. 02448 \$118,443.66
Phelan Hallinan & Schmiegl, LLP

277-489

2226 N. 19th St. 19132 16th Wd Row 3 Sty Masonry; Improvements: 2,718.51 sq. ft. BRT# 162084000 Improvements: Residential Dwelling
RIFKA HERZ C.P. March Term, 2010 No. 01699 \$53,092.10
McCabe, Weisberg & Conway, Esq.

277-498

6260 N. 3rd St. 19120 61st Wd Row B/Gar 2 Sty Masonry; Improvements: 3,144.20 sq. ft. BRT# 611058800 Improvements: Residential Dwelling
LYNDA GRIFFIN C.P. February Term, 2010 No. 02727 \$120,902.30
McCabe, Weisberg & Conway, P.C.

277-543

1244 S. Newkirk St. 19146 36th Wd 665 sq. ft. BRT# 362150300 Improvements: Residential Dwelling
JONATHAN PERRIN C.P. August Term, 2010 No. 03682 \$83,546.18
Mark J. Udren, Esq.

277-691

1303 E. Cardeza St. 19119 22nd Wd S/D W B/G 2S Masonry; Improvements: 4,521.63 sq. ft. BRT# 221065500 Improvements:

SHERIFF'S SALE

Residential Dwelling
WILLIAM D. BROADNAX A/K/A WILLIAM BROADNAX C.P. October Term, 2009 No. 00351 \$105,929.59
McCabe, Weisberg & Conway, P.C.

277-712

2035 S. Cecil St. 19143 40th Wd Row 2 Sty Masonry; Improvements: 1,875 sq. ft. BRT# 401034500 Improvements: Residential Dwelling
UNKNOWN SURVIVING HEIRS OF DEBRA HENRY, DECEASED MORTGAGOR AND REAL OWNER, CHARLES M. HENRY, III, REAL OWNER AND MORTGAGOR AND AS KNOWN SURVIVING HEIR OF DEBRA HENRY, DECEASED MORTGAGOR AND REAL OWNER AND STEFIN HENRY, KNOWN SURVIVING HEIR OF DEBRA HENRY, DECEASED MORTGAGOR AND REAL OWNER C.P. April Term, 2009 No. 01908 \$21,948.09
McCabe, Weisberg & Conway, P.C.

277-717

1923 Wharton St. 19146 36th Wd Row 3 Sty Masonry; Improvements: 2,624 sq. ft. BRT# 361109400 Improvements: Residential Dwelling
PHILIP MENAGED C.P. June Term, 2009 No. 00221 \$227,126.53
McCabe, Weisberg & Conway, P.C.

277-735

6817 Vandike St. 19135 41st Wd Semi Det 2 Sty Masonry; Improvements: 3,089.10 sq. ft. BRT# 412424800 Subject to Mortgage Improvements: Residential Dwelling
CAROLINA RIOS C.P. July Term, 2007 No. 03895 \$103,031.69
McCabe, Weisberg & Conway, P.C.

277-809

2534 S. Chadwick St. 19145 26th Wd Row 2 Sty Masonry; Improvements: 1,710 sq. ft. BRT# 261332700 Improvements: Residential Dwelling
UNKNOWN SURVIVING HEIRS OF LAWRENCE PETTA, DECEASED MORTGAGOR AND REAL OWNER AND LUCY PETTA, KNOWN SURVIVING HEIR OF LAWRENCE PETTA, DECEASED MORTGAGOR AND REAL OWNER C.P. June Term, 2010 No. 03086 \$167,549.68
McCabe, Weisberg & Conway, P.C.

The following property, sale of which was postponed from the February 1, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

278-369

7810 Farnsworth St. 19152-3409 64th Wd 6,126 sq. ft. BRT# 641023900 Improvements: Residential Property
MARIA SCHAPER C.P. February Term, 2009 No. 03225 \$276,388.36
Phelan Hallinan & Schmiegl, LLP

278-389

1941 W. Erie Ave. 19140 13th Wd 1,760 sq. ft. BRT# 131065200 Improvements: Residential Property
HARRIET L. JOHNS C.P. March Term, 2008 No. 05593 \$50,033.26
Phelan Hallinan & Schmiegl, LLP

278-414

5853 Trinity St. 19143 40th Wd Row 2 Sty Masonry; Improvements: 2,712 sq. ft. BRT# 401101400 Subject to Mortgage Improvements: Residential Dwelling
BENJAMIN GORDON ONLY KNOWN SURVIVING HEIR OF PHYLLIS GORDON A/K/A PHYLISS GORDON, DECEASED MORTGAGOR AND REAL OWNER AND UNKNOWN SURVIVING HEIRS OF PHYLLIS GORDON A/K/A PHYLISS GORDON, DECEASED MORTGAGOR AND REAL OWNER C.P. July Term, 2010 No. 00621 \$41,252.45
McCabe, Weisberg & Conway, P.C.

278-430

3614 Olive St. 19104 24th Wd Row Conv/Apt 2 Sty Masonry; Improvements: 2,006.10 sq. ft. BRT# 243019000 Improvements: Residential Dwelling
ATHEEM STEPHENS C.P. August Term, 2010 No. 04391 \$84,893.73
McCabe, Weisberg & Conway, P.C.

278-436

2601 Pennsylvania Ave., Apt. 321 19130 15th Wd Res. Condo. 5+Sty Masonry; Improvements: 1,135 sq. ft. BRT# 888072600 Improvements: Condominium
STUART BARNES C.P. March Term, 2010 No. 05497 \$263,839.41
McCabe, Weisberg & Conway, P.C.

278-437

611 Walnut Ln. 19128 21st Wd S/D W Det G 2.5 Sty Stone; Improvements: 5,532 sq. ft. BRT# 213083700 Subject to Mortgage Improvements: Residential Dwelling
GLEN E. RALSTON AND ELIZABETH F. BERNARDES C.P. June Term, 2010 No.

SHERIFF'S SALE

02304 \$64,179.01 McCabe, Weisberg & Conway, P.C.

278-440

3321 N. 22nd St. 19140 11th Wd Row 2 Sty Masonry; Improvements: 2,880 sq. ft. BRT# 112305100 Improvements: Residential Dwelling
VIOLETTA RUCHKO AND GUENNADI STARTCHENKO C.P. August Term, 2010 No. 04823 \$66,357.95
McCabe, Weisberg & Conway, P.C.

278-526A-C

1st Wd (1300 S. 2nd St. - Premise A 19147) 2,631 sq. ft. BRT# 011057010 Subject to Mortgage
1st Wd (1302 S. 2nd St. - Premise B 19147) 2,631 sq. ft. BRT# 011057020 Subject to Mortgage
1st Wd (1304 S. 2nd St. - Premise C 19147) 2,631 sq. ft. BRT# 011057030 Subject to Mortgage
EMPIRE INVESTMENT GROUP, L.L.C. C.P. August Term, 2010 No. 1560 \$44,409.24
Edward T. Kang, Esq.

278-549

3750-3778 Main St., Unit 706 a/k/a 3750 Main St., Unit 706 19127-2100 21st Wd Together with all right, title and interest being 1.591% undivided interest of, in and to the Common Elements BRT# 888211442 Improvements: Condominium
ATHANASSIOS KONIDARIS A/K/A ATHANSIOS H. CONIDARIS AND ERIC PAPOUGENIS C.P. July Term, 2009 No. 01062 \$273,558.15
Phelan Hallinan & Schmiegl, LLP

278-551

124 N. 63rd St. 19139-2201 34th Wd 3,125 sq. ft. BRT# 343044500 Improvements: Residential Property
LEWIS FAMILY REVOCABLE LIVING TRUST C.P. December Term, 2008 No. 00525 \$147,330.18
Phelan Hallinan & Schmiegl, LLP

278-612A-E

33rd Wd (3045 Potter St. - Premise A 19134) 630 sq. ft. BRT# 331415300 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (651 E. Cornwall St. - Premise B 19134) 742.50 sq. ft. BRT# 331121300 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3421 Tampa St. - Premise C 19134) 601.08 sq. ft. BRT# 331269500 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (3456 Ormes St. - Premise D 19134) 644 sq. ft. BRT# 073118500 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (2807 "B" St. - Premise E 19134) 1,102 sq. ft. BRT# 071400400 Subject to Mortgage Subject to Rent Improvements: Residential Property
LANDVEST LLP II C.P. March Term, 2009 No. 04044 \$3,976,065.89
Lauren McKenna, Esq.

278-613A-E

33rd Wd (613 E. Lippincott St. - Premise A 19134) 745.50 sq. ft. BRT# 331021100 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3347 Malta St. - Premise B 19134) 602 sq. ft. BRT# 331375900 Subject to Mortgage Subject to Rent Improvements: Residential Property
25th Wd (1846 E. Lippincott St. - Premise C 19134) 777 sq. ft. BRT# 252270600 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3446 Crystal St. - Premise D 19134) 601.80 sq. ft. BRT# 331257900 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (1224 E. Venango St. - Premise E 19134) 1,800 sq. ft. BRT# 331224700 Subject to Mortgage Subject to Rent Improvements: Residential Property
LANDVEST LLP, III C.P. March Term, 2009 No. 04044 \$3,976,065.89
Lauren McKenna, Esq.

278-614A-E

45th Wd (1855 E. Cornwall St. - Premise A 19134) 966.78 sq. ft. BRT# 452049500 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3143 Weymouth St. - Premise B 19134) 679.68 sq. ft. BRT# 331301500 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (2960 Rorer St. - Premise C 19134) 986 sq. ft. BRT# 071523100 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (3010 Rorer St. - Premise D 19134) 731.25 sq. ft. BRT# 071523900 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3352 Malta St. - Premise E 19134)

SHERIFF'S SALE

602 sq. ft. BRT# 331372300 Improvements: Residential Property
LANDVEST LLP, III C.P. March Term, 2009 No. 04044 \$3,976,065.89
Lauren McKenna, Esq.

278-615A-E

7th Wd (741 E. Atlantic St. - Premise A 19134) 1,023.75 sq. ft. BRT# 073284100 Subject to Mortgage Subject to Rent Improvements: Residential Property
45th Wd (1847 E. Cornwall St. - Premise B 19134) 996.78 sq. ft. BRT# 452049100 Subject to Mortgage Subject to Rent Improvements: Residential Property
42nd Wd (239 W. Sheldon St. - Premise C 19120) 910 sq. ft. BRT# 422202600 Subject to Mortgage Subject to Rent Improvements: Residential Property
45th Wd (1862 E. Cornwall St. - Premise D 19134) 980 sq. ft. BRT# 452045200 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3458 Keim St. - Premise E 19134) 623.04 sq. ft. BRT# 331276900 Subject to Mortgage Subject to Rent Improvements: Residential Property
ALIVEST, LLP C.P. March Term, 2009 No. 04044 \$3,976,065.89
Lauren McKenna, Esq.

278-616A-E

33rd Wd (615 E. Wensley St. - Premise A 19134) 637 sq. ft. BRT# 331132000 Subject to Mortgage Subject to Rent Improvements: Residential Property
25th Wd (2106 E. Clementine St. - Premise B 19134) 750 sq. ft. BRT# 252257100 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (3103 Arbor St. - Premise C 19134) 620.62 sq. ft. BRT# 071461300 Subject to Mortgage Subject to Rent Improvements: Residential Property
45th Wd (3533 Braddock St. - Premise D 19134) 783.87 sq. ft. BRT# 452308800 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (3128 Arbor St. - Premise E 19134) 685.13 sq. ft. BRT# 071457200 Subject to Mortgage Subject to Rent Improvements: Residential Property
ALIVEST, LLP C.P. March Term, 2009 No. 04044 \$3,976,065.89
Lauren McKenna, Esq.

278-617A-E

33rd Wd (3034 Rorer St. - Premise A 19134) 728 sq. ft. BRT# 071525100 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (2945 "D" St. - Premise B 19134) 714 sq. ft. BRT# 071505600 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (816 E. Schiller St. - Premise C 19134) 352.80 sq. ft. BRT# 331185000 Subject to Mortgage Subject to Rent Improvements: Residential Property
31st Wd (1832 E. Albert St. - Premise D 19125) 780 sq. ft. BRT# 314191300 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (3240 Hurley St. - Premise E 19134) 660 sq. ft. BRT# 073136000 Subject to Mortgage Subject to Rent Improvements: Residential Property
LANDVEST LLP C.P. March Term, 2009 No. 04044 \$3,976,065.89
Lauren McKenna, Esq.

278-618A-E

7th (formerly part of 33rd) Wd (3410 N. Lee St. - Premise A 19134) 960 sq. ft. BRT# 073017900 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (522 E. Clearfield St. - Premise B 19134) 816 sq. ft. BRT# 071273200 Subject to Mortgage Subject to Rent Improvements: Residential Property
25th Wd (1852 E. Lippincott St. - Premise C 19134) 772.24 sq. ft. BRT# 252270900 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3417 Keim St. - Premise D 19134) 623.04 sq. ft. BRT# 331280200 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3508 Kensington Ave. - Premise E 19134) 490 sq. ft. BRT# 331442500 Subject to Mortgage Subject to Rent Improvements: Residential Property
LANDVEST LLP C.P. March Term, 2009 No. 04044 \$3,976,065.89
Lauren McKenna, Esq.

278-619A-E

33rd Wd (3414 "G" St. - Premise A 19134) 1,038.10 sq. ft. BRT# 331327200 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3503 Shelbourne St. - Premise B 19134) 740.05 sq. ft. BRT# 331342100 Subject to Mortgage Subject to Rent Improvements: Residential Property

SHERIFF'S SALE

31st Wd (2540 Collins St. - Premise C 19125) 750 sq. ft. BRT# 311196200 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (3443 "A" St. - Premise D 19134) 1,120 sq. ft. BRT# 073064800 Subject to Mortgage Subject to Rent Improvements: Residential Property
62nd Wd (1671 Pratt St. - Premise E 19124) 890.82 sq. ft. BRT# 622063600 Subject to Mortgage Subject to Rent Improvements: Residential Property
ALIVEST, LLP C.P. March Term, 2009 No. 04044 \$3,976,065.89 Lauren McKenna, Esq.

278-620A-F

7th Wd (3438 "D" St. - Premise A 19134) 997.50 sq. ft. BRT# 073151200 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (2943 Kip St. - Premise B 19134) 980 sq. ft. BRT# 071389800 Subject to Mortgage Subject to Rent Improvements: Residential Property
31st Wd (2441 Cedar St. - Premise C 19125) 840 sq. ft. BRT# 312044500 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (713 E. Cornwall St. - Premise D 19134) 838.30 sq. ft. BRT# 331122700 Subject to Mortgage Subject to Rent Improvements: Residential Property
31st Wd (2325 E. Norris St. - Premise E 19125) 1,027.84 sq. ft. BRT# 313004100 Subject to Mortgage Subject to Rent Improvements: Residential Property
25th Wd (2332 E. Allegheny Ave. - Premise F 19134) 1,067.50 sq. ft. BRT# 251135100 Subject to Mortgage Subject to Rent Improvements: Residential Property
ALIVEST, LLP C.P. March Term, 2009 No. 04044 \$3,976,065.89 Lauren McKenna, Esq.

278-621A-F

7th Wd (3149 Rorer St. - Premise A 19134) 795 sq. ft. BRT# 071535900 Subject to Mortgage Subject to Rent Improvements: Residential Property
25th Wd (2244 E. Monmouth St. - Premise B 19134) 712.50 sq. ft. BRT# 252125100 Subject to Mortgage Subject to Rent Improvements: Residential Property
31st Wd (2553 Collins St. - Premise C 19125) 978.94 sq. ft. BRT# 311202700 Subject to Rent Subject to Mortgage Improvements: Residential Property
45th Wd (3250 Emerald St. - Premise D 19134) 790.59 sq. ft. BRT# 452334500 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (752 E. Westmoreland St. - Premise E 19134) 825 sq. ft. BRT# 331069600 Subject to Mortgage Subject to Rent Improvements: Residential Property
31st Wd (2634 E. Thompson St. - Premise F 19125) 1,056 sq. ft. BRT# 312126100 Subject to Mortgage Subject to Rent Improvements: Residential Property
LANDVEST LLP II C.P. March Term, 2009 No. 04044 \$3,976,065.89 Lauren McKenna, Esq.

278-622A-E

33rd Wd (723 E. Clearfield St. - Premise A 19134) 775.26 sq. ft. BRT# 331009200 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (530 E. Cambria St. - Premise B 19134) 644 sq. ft. BRT# 071220900 Subject to Mortgage Subject to Rent Improvements: Residential Property
7th Wd (3424 Ella St. - Premise C 19134) 1,050 sq. ft. BRT# 073070500 Subject to Mortgage Subject to Rent Improvements: Residential Property
19th Wd (3454 N. Bodine St. - Premise D 19140) 708.50 sq. ft. BRT# 193067400 Subject to Mortgage Subject to Rent Improvements: Residential Property
45th Wd (1845 E. Cornwall St. - Premise E 19134) 996.78 sq. ft. BRT# 452049000 Subject to Mortgage Subject to Rent Improvements: Residential Property
RALCRAM, LLC C.P. March Term, 2009 No. 04044 \$3,976,065.89 Lauren McKenna, Esq.

278-623A-E

33rd Wd (1218 E. Venango St. - Premise A 19134) 2,200 sq. ft. BRT# 331224400 Subject to Mortgage Subject to Rent Improvements: Residential Property
25th Wd (2063 E. Monmouth St. - Premise B 19134) 909.16 sq. ft. BRT# 252133900 Subject to Mortgage Subject to Rent Improvements: Residential Property
33rd Wd (3132 Hartville St. - Premise C 19134) 667.50 sq. ft. BRT# 071543100 Subject to Mortgage Subject to Rent Improvements: Residential Property
25th Wd (2003 E. Monmouth St. - Premise D 19134) 906.25 sq. ft. BRT# 252131500 Subject to Mortgage Subject to Rent Improvements:

SHERIFF'S SALE

Residential Property
33rd Wd (3329 "I" St. - Premise E 19134) 1,969.44 sq. ft. BRT# 331382600 Subject to Mortgage Subject to Rent Improvements: Residential Property
LANDVEST LLP C.P. March Term, 2009 No. 04044 \$3,976,065.89 Lauren McKenna, Esq.

The following property, sale of which was postponed from the March 1, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011..

279-318

8008 Gilbert St. 19150 15th Wd 1485 sq. ft. BRT# 502116800 Improvements: Residential Property
SABRINA M. SPEIGHT A/K/A SABRINA M. FAIRFAX-SPEIGHT C.P. July Term, 2010 No. 002166 \$227,102.58 Martha E. Von Rosenstiel, Esq.

279-363

300 E. Price St. 19144-5756 59th Wd 1275.01 sq. ft. BRT# 591057800 Improvements: Residential Property VANITA M. CRUSE C.P. August Term, 2010 No. 00768 \$188,849.05 Phelan Hallinan & Schmiegl, LLP

279-366

19 S. Ruby St. 19139-3314 60th Wd 1152 sq. ft. BRT# 603132800 Improvements: Residential Property
BRENDA A. CLARK C.P. January Term, 2010 No. 01453 \$22,801.60 Phelan Hallinan & Schmiegl, LLP

279-397

2521 E. Gordon St. 19125-3622 31st Wd 630 sq. ft. BRT# 313133200 Improvements: Residential Property
MICHAEL P. ANDERER C.P. September Term, 2010 No. 02996 \$113,720.69 Phelan Hallinan & Schmiegl, LLP

279-413

2215 McKean St. 19145-2715 48th Wd 945 sq. ft. BRT# 482054000 Improvements: Residential Property
CLINTON JAMES C.P. July Term, 2009 No. 03651 \$80,261.67 Phelan Hallinan & Schmiegl, LLP

279-447

6296 Large St. 19149-2704 54th Wd 1,801.56 sq. ft. BRT# 541179600 Improvements: Residential Property
D'ANDRE PARMLEY C.P. August Term, 2010 No. 04725 \$156,105.47 Phelan Hallinan & Schmiegl, LLP

279-448

148 Rosemar St. A/K/A 148 W. Rosemar St. 19120-1943 61st Wd 1,050 sq. ft. BRT# 611233800 Improvements: Residential Property
ANDRE BRYAN AND PHILBERT THOMAS C.P. June Term, 2010 No. 01032 \$82,251.31 Phelan Hallinan & Schmiegl, LLP

279-489

7830 Landgdon St. 56th Wd 6897 Sq. ft. BRT#561135700 Improvements: Vac Land Comm.< Acre
MACHNE ISRAEL C.P. March Term, 2010 No. 02320 \$303,217.14 Brett A. Berman Esq.

279-490

7620 Castor Ave. 56th Wd Land 2017.74 Sq. ft. Improvement Area 1260 Sq. ft. BRT # 882926435 Improvements: Store – 1 Story Masonry
MACHNE ISRAEL OF PHILADELPHIA C.P. March Term, 2010 No. 02320 \$303,217.14 Brett A. Berman, Esq.

279-492

7622 Castor Ave. 56th Wd Land Area 5587.44 Sq. ft. Improvement Area 4242 Sq. ft. BRT# 778107000 Improvements: Apartments 2-4 Units 1 Storey Masonry
MACHNE ISRAEL OF PHILADELPHIA C.P. March Term, 2010 No. 02320 \$303,217.14 Brett A. Berman, Esq.

279-526

1617 N. Newkirk St. 19121 32nd Wd 793 Sq. ft. BRT# 324150901 Improvements: Residential Property
JANIE LOUISE SHIPPEN C.P. April Term, 2009 No. 02034 \$34,943.75 Phelan Hallinan & Schmiegl, LLP

279-528

48 N. Peach St. 19139 44th Wd 787.50 Sq. ft. BRT# 441184600 Improvements: Residential Property
CASSANDRA D. BOOKER C.P. December Term, 2005 No. 03350 \$26,515.77 Phelan Hallinan & Schmiegl, LLP

279-581

4437 N. 20th St. 19140 13th Wd 990 sq. ft. BRT# 132227000 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

SHERIFF'S SALE**279-582**

5459 Race St. 19139 4th Wd 850.81 sq. ft. BRT# 041010900 Improvements: Residential Property
ALA RABADY AND JIHANE HAJJ June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-583

4914 Hoopes St. 19139 44th Wd 941.08 sq. ft. BRT# 442032000 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-584

5025 Ogden St. 19139 44th Wd 789.04 sq. ft. BRT# 442023800 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-585

4924 N. Franklin St. 19120 49th Wd 976 sq. ft. BRT# 491240700 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-586

4259 N. Darien St. 19140 43rd Wd 593.20 sq. ft. BRT# 433376900 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-587

2150 E. Cambria St. 19134 25th Wd 1015 sq. ft. BRT: 252090900 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-588

5747 Commerce St. 19139 4th Wd 930 sq. ft. BRT# 042014000 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-589

5438 Media S. 19131 4th Wd 1310.85 sq. ft. BRT# 041241300 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-590

5462 Merion Ave. a/k/a 5462 Stewart St. 19131 4th Wd 973.50 sq. ft. BRT# 041267800 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 Martha E. Von Rosenstiel, Esq.

279-591

2168 E. Cambria St. 19134 25th Wd 870 sq. ft. BRT# 252091800 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-592

4455 N. Orianna St. 19140 7th Wd 720.56 sq. ft. BRT# 072136800 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1, 521,308.76 Martha E. Von Rosenstiel, Esq.

279-593

5918 Chancellor St. 19139 3rd Wd 728 sq. ft. BRT# 031087200 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-594

1240 N. Conestoga St. 19131 7th Wd 750 sq. ft. BRT# 041147300 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-595

4516 N. Hicks St. 19140 13th Wd 628.20 sq. ft. BRT# 132079800 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-596

2626 W. Deacon St. 19129 38th Wd 700 sq. ft. BRT# 381047900 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

SHERIFF'S SALE**279-597**

3458 Ormes St. 19134 7th Wd 644 sq. ft. BRT# 073118600 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-598

4414 N. Orianna St. 19140 7th Wd 720.56 sq. ft. BRT# 072139700 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-599

5561 Locust St. 19139 60th Wd 1212 sq. ft. BRT# 604053600 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-600

221 N. Peach St. 19139 44th Wd 780 sq. ft. BRT# 441182200 Improvements: Residential Dwelling
ALA RABADY AND JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-601

2644 N. Colorado St. 19132 16th Wd 686 sq. ft. BRT. # 161209300 Improvements: Residential Dwelling
ALA RABADY and JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521, 308.76 Martha E. Von Rosenstiel, Esq.

279-602

217 N. Frason St. 19139 44th Wd 1500 sq. ft. BRT# 441072100 Improvements: Residential Dwelling
ALA RABADY and JIHANE HAJJ C.P. June Term, 2010 No. 001215 \$1,521,308.76 Martha E. Von Rosenstiel, Esq.

279-611

869 N. Farson St. 19139 44th Wd 1233.09 sq. ft. BRT# 4422374000 Improvements: Residential Property
CLEMENTINE LINTHICUM SHIRLEY LINTHICUM C.P. March Term, 2004 No. 040302166 \$75,554.03 Phelan Hallinan & Schmiegl, LLP
\$72,201.46 Christopher A. DeNardo, Esq.

279-617

5507 N. American St. 19120-2826 42nd Wd 1230 sq. ft. BRT# 422420700 Improvements: Residential Property
CONNELLA A. GARRIS C.P. May Term, 2009 No. 01129 \$79,619.98 Phelan Hallinan & Schmiegl, LLP

279-639

1621 N. 60th St. 19151-3908 34th Wd 1452.75 sq. ft. BRT# 342195400 Improvements: Residential Property
JAMES STINSON MAUREEN W. STINSON C.P. October Term, 2010 No. 01292 \$23,706.71 Phelan Hallinan & Schmiegl, LLP

279-662 A-B

30th Wd(1012 S. Bouvier St. – Premise A) 640 sq. ft. BRT# 301348200
24th Wd(524 N. Preston St. – Premise B) 2500 sq. ft. BRT# 061195300
PERRY M. JACKSON C.P. September Term, 2010 No. 02732 \$160,329.34 plus interest through the date of the sheriff's sale, plus costs William J. Levant, Esq.

279-690

5345 Charles St. 19124 62nd Wd 2325 sq. ft. BRT# 622290900 Improvements: Residential Property
NORMAN JACKSON C.P. January Term, 2008 No. 002896 \$55,572.85 Mark J. Udren, Esq.

279-703

4741 N. Mascher St. A/K/A 4741 Mascher St. 19120-4297 42nd Wd 1455 sq. ft. BRT# 422354400 Improvements: Residential Property
JENNIFER K. THOMAS C.P. June Term, 2010 No. 02405 \$101,517.01 Phelan Hallinan & Schmiegl, LLP

279-710

5184 Lancaster Ave. 44th Wd BRT# 442193400
HELEN BELL-D'OLIVEIRA C.P. March Term, 2008 No. 00249 \$235,229.00 Kenneth C. Russell, Esq.

The following property, sale of which was postponed from the April 5, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011..

280-325

124 W. Rittenhouse St. 19144-2714 22nd Wd. 6908.96 sq. ft. BRT# 593021800 Improvements: Residential Property
ROBERT ERNEST JENNINGS C.P. August Term, 2010 No. 03258 \$281,183.92 Phelan Hallinan & Schmiegl, LLP

SHERIFF'S SALE**280-358**

6031 Lawndale St. 19111-5723 35th Wd. 1173.90 sq. ft. BRT# 352324420 Improvements: Residential Property
GUILLERMO ESCOBAR C.P. March Term, 2009 No. 01731 \$152,915.82 Phelan Hallinan & Schmiegl, LLP

280-446

5411 Westford St. 19120 42nd Wd. 2750.00 sq. ft. BRT# 421411300 Improvements: Residential Dwelling
DAVID RUSSELL AND NADIA JACKSON C.P. June Term, 2010 No. 000539 \$158,134.08 Martha E. Von Rosenstiel, Esq.

280-452

2937 N. Bailey St. 19132 38th Wd. 900 sq. ft. BRT# 381165500 Improvements: Residential Real Estate
THE UNKNOWN HEIRS, ADMINISTRATORS, EXECUTORS AND DEVISEES OF THE ESTATE OF WILLIAM LINWOOD COPPER, JR. A/K/A WILLIAM COPPER C.P. November Term, 2010 No. 0003415 \$46,976.36 Stern and Eisenberg LLP

280-457

2437 S. 11th St. 19148 39th Wd. 2108.5 sq. ft. BRT# 394181800 Improvements: Residential Dwelling
PETER E. DASH C.P. August Term, 2010 No. 03190 \$248,654.68 McCabe, Weisberg & Conway, P.C.

280-459

5624 Montrose St. 19143 46th Wd. 848.96 sq. ft. BRT# 463143300 Subject to Mortgage Improvements: Residential Property
MICHELE L. WATTERS C.P. December Term, 2009 No. 02489 \$60,316.46 Brett A. Solomon, Esq.

280-516

7210-14 Vandike St. 19135 65th Wd. 10713.22 sq. ft. BRT# 884351184
COSTANZO POLICINO A/K/A GUS POLICINO C.P. March Term 2010, No. 03344 \$302,222.80 Jack F. Karpf, Esq.

The following property, sale of which was postponed from the May 3, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, August 2, 2011.

1-318

514 Poplar St. 19123 5th Wd. 1503.24 sq. ft. BRT# 056161545 Improvements: Residential Property
CRYSTAL MARIE STEPHENS C.P. September Term, 2009 No. 1470 \$213,384.96 Scott A. Dietterick, Esq.

1-376

12607 Ramer Rd. 19154 66th Wd. 55' x 64', 1360 sq. ft. BRT# 663296200 Subject to Mortgage Improvements: A Single Family Dwelling
CHRISTOPHER J. POLYK C.P. November Term, 2007 No. 03241 \$125,487.85 Patrick Thomas Woodman, Esq.

1-380

323 N. Robinson St. 19139-1125 34th Wd. 997.50 sq. ft.

SHERIFF'S SALE

AND REAL OWNER AND HILDA VANN
C.P. November Term, 2010 No. 02807
\$30,168.22 McCabe, Weisberg, & Conway, P.C.

1-487 A-B

5th Wd. (712 South St. – Premise A – 19147)
2128 sq. ft. BRT# 882641410 Subject to
Mortgage Improvements: Commercial
5th Wd. (714 South St. – Premise B – 19147)
3349 sq. ft. BRT# 882641420 Subject to
Mortgage Improvements: Commercial
KEVIN ROBERTS C.P. October Term, 2010
No. 3621 \$713,462.55 David L. Wolosin,
Esq.

1-501

123 W. Upsal St. 19119 22nd Wd. 14060 sq. ft.
BRT# 223021700 Improvements: Residential
Dwelling

STANLEY MCKENZIE, NEVILLE
NICHOLAS AND OPAL YOUNG C.P.
October Term, 2009 No. 03127 \$212,699.52
Mark J. Udren, Esq.

The following property, sale of which was postponed from the June 7, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

2-302

5134 Chancellor St. 19143 60th Wd. 1200
sq. ft. BRT# 602069100 Improvements:
Residential Property
BENJAMIN J. WILSON, A/K/A BENJAMIN
JAY WILSON C.P. September Term, 2007
No. 01625 \$34,078.10 Danielle Boyle-
Ebersole, Esq.

2-304

5051 Whitaker Ave. 19124 23rd Wd. 2303
sq. ft. BRT# 233083900 Improvements:
Residential Property
STAN W. BURNO AND ELTA SABRINA
EDWARDS C.P. August Term, 2010 No.
4817 \$38,478.16 Scott A. Dietherick, Esq.,
Kimberly A. Bonner, Esq., Joel A. Ackerman,
Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg
& Ackerman, LLC

2-313

2554-56 Kensington Ave. 19125 31st
Wd. 1395.95 sq. ft. BRT# 311043005
Improvements: Residential Dwelling
TRIEU NGUYEN AND THE UNITED STATES OF
AMERICA. C.P. May Term, 2010 No. 2425
\$351,935.26 Gregory Javardian

2-322

4039 Neilson St. 19124 33rd Wd. 900 sq. ft.
BRT# 332527500 Improvements: Residential
Property
LANEESHIA CHASE A/K/A LENEESHIA
CHASE C.P. October Term, 2010 No.
02538 \$44,526.97 Goldbeck McCafferty
& McKeever

2-325

9402 Kirkwood Rd. 19114 57th Wd. 2156
sq. ft. BRT# 572322506 Improvements:
Residential Property
EDWARD A. JABS JR. C.P. May Term,
2009 No. 01780 \$53,600.23 Goldbeck
McCafferty & McKeever

2-337

2002 Mckean St. 19145-2827 48th Wd. 811.25
sq. ft. BRT# 481108100 Improvements:
Residential Property
LEONARD J. BENTLEY C.P. November
Term, 2009 No. 05248 \$91,359.95 Phelan
Hallinan & Schmiege, LLP.

2-344

5252 Sylvester St. 19124-1816 62nd
Wd. 1572.88 sq. ft. BRT# 621364400
Improvements: Residential Property
MELINDA T. SANCHEZ A/K/A MELINDA
SANCHEZ-MORA C.P. July Term, 2010
No. 03034 \$128,096.88 Phelan Hallinan &
Schmiege, LLP.

2-349

5624 N. 3rd St. 19120 61st Wd. Front: 25 ft., 0
in.; Depth: 117 ft., 8 in. BRT# 612377000
ALBERT HOWARD, III C.P. September
Term, 2010 No. 00753 \$68,594.98 Louis
P. Vittit, Esq.

2-351

5715 Baltimore Ave. 19143-2717 46th Wd.
2000 sq. ft. BRT# 463158400 Improvements:
Residential Property
THORNTON L. NORMAN, JR. C.P. June
Term, 2010 No. 01118 \$123,441.02 Phelan
Hallinan & Schmiege, LLP.

2-358

2030 S. Aikens St., A/K/A 2030 Aikens St.
19142-1217 40th Wd. 938 sq. ft. BRT#
403193900 Improvements: Residential
Property
JENNIFER QUATTLEBAUM C.P. June
Term, 2010 No. 03731 \$56,980.57 Phelan
Hallinan & Schmiege, LLP.

2-362

4228 Shelmore Ave. 19136-3619 41st
Wd. 1319.67 sq. ft. BRT# 412218300
Improvements: Residential Property
LORI A. POOLE C.P. June Term, 2009 No.

SHERIFF'S SALE

03521 \$128,187.51 Phelan Hallinan &
Schmiege, LLP.

2-363

1664 S. 54th St. 19143-5412 51st Wd. 975
sq. ft. BRT# 514156900 Improvements:
Residential Property
ARTHUR GAFFNEY C.P. November Term,
2010 No. 03812 \$91,699.22 Phelan Hallinan
& Schmiege, LLP.

2-365

5235 Jackson St. 19124-1547 62nd Wd. 5120.38
sq. ft. BRT# 622408200 Improvements:
Residential Property
ALEKSANDR GALYUZ C.P. December
Term, 2010 No. 02543 \$156,406.43 Phelan
Hallinan & Schmiege, LLP.

2-366

960 Allengrove St. 19124 23rd Wd. 2892.62
sq. ft. BRT# 233042400 Improvements:
Residential Property
WILLIAM D. CROWTHERS JR. C.P.
February Term, 2007 No. 01276 \$136,188.84
Goldbeck McCafferty & McKeever

2-375

1125 S. 23rd St. 19146 36th Wd. 1008 sq. ft.
BRT# 361332000 Improvements: Residential
Property
HANIF BEYAH C.P. July Term, 2007 No.
04687 \$162,965.42 Phelan Hallinan &
Schmiege, LLP.

2-378

3823 Arendell Ave. 19114-2819 57th Wd.
3796 sq. ft. BRT# 572143600 Improvements:
Residential Property
MARY CONNER AND RAYMOND
CONNER C.P. September Term, 2010 No.
01246 \$177,895.92 Phelan Hallinan &
Schmiege, LLP.

2-379

226 Devereaux Ave. 19111-5920 35th Wd.
2520 sq. ft. BRT# 352191300 Improvements:
Residential Property
JOSETT M. DAVIS A/K/A JOSETT DAVIS
C.P. October Term, 2010 No. 02279 \$115,362.95
Phelan Hallinan & Schmiege, LLP.

2-380

1845 E. Clementine St. 19134-3123 25th Wd.
798 sq. ft. BRT# 252261100 Improvements:
Residential Property
BEVERLY THOMAS KENNARD C.P.
November Term, 2010 No. 03279 \$26,666.23
Phelan Hallinan & Schmiege, LLP.

2-388

107 W. Sedgwick St. 19119-2518 22nd
Wd. 1237.50 sq. ft. BRT# 223143800
Improvements: Residential Property
VICTORIA RANSOME C.P. July Term, 2009
No. 01409 \$256,301.92 Phelan Hallinan &
Schmiege, LLP.

2-389

6633 Cornelius St. 19138-1923 10th Wd. 1320
sq. ft. BRT# 102380600 Improvements:
Residential Property
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS, AND ALL PERSONS, FIRMS,
OR ASSOCIATIONS CLAIMING RIGHT,
TITLE OR INTEREST FROM OR UNDER
DIANE ROBINSON, DECEASED. TROY
ROBINSON, IN HER CAPACITY AS HEIR
OF DIANE ROBINSON, DECEASED C.P.
June Term, 2010 No. 02222 \$89,756.03
Phelan Hallinan & Schmiege, LLP.

2-398

5357 Woodland Ave. 19143-5425 51st
Wd. 1266.40 sq. ft. BRT# 512099700
Improvements: Residential Property
DIONY ELIAS AND JUSTIN MOORE C.P.
September Term, 2010 No. 03358 \$102,705.85
Phelan Hallinan & Schmiege, LLP.

2-403

7710 Torresdale Ave. 19136 65th Wd. 1246.20
sq. ft. BRT# 651254700 Improvements:
Residential Property
STOKES GEOFFREYS AND STOKES
JESSICA C.P. December Term, 2010 No.
1757 \$59,680.37 Scott A. Dietherick, Esq.,
Kimberly A. Bonner, Esq., Joel A. Ackerman,
Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg
& Ackerman, LLC

2-406

5825 Warrington Ave. 19143 3rd Wd. 1260
sq. ft. BRT# 034077700 Improvements:
Residential Dwelling
SANDRA NEWSOME AND CALVIN
NEWSOME C.P. December Term, 2010 No.
000200 \$46,904.84 Gregory Javardian

2-411

3041 Holme Ave. 19136 57th Wd. 1612 sq. ft.
OPA# 572031300 Improvements: Residential
Property
RAMZI MANSOUR C.P. April Term, 2010 No.
253 \$155,103.14 Lauren Berschler Karl, Esq.

2-414

7609 Brocklehurst Ave. 19152 64th Wd.
5975.55 sq. ft. OPA# 641101100 Subject to
Mortgage Improvements: Residential Property
JIN CHANG WEN C.P. March Term, 2010

SHERIFF'S SALE

No. 2137 \$44,874.13 Lauren Berschler
Karl, Esq.

2-416

5025 Lancaster Ave. 19131 52nd Wd. 1488
sq. ft. BRT# 521005100 Improvements:
Residential Property
TASHUA TAVARES C.P. November Term,
2009 No. 003534 \$85,217.53 Christopher
A. DeNardo, Esq.

2-418

1637 Jackson St. 19145 26th Wd. 1368 sq. ft.
BRT# 261011600 Improvements: Residential
Property
JEFF SISWANTO C.P. March Term, 2010
No. 004199 \$220,914.45 Christopher A.
DeNardo, Esq.

2-421

4630 Fernhill Rd. 19144 22nd Wd. 1032 sq. ft.
BRT# 133133300 Improvements: Residential
Property
ZANNIE LEE WILLIAMS AND IDA MAE
WILLIAMS C.P. December Term, 2009
No. 001220 \$49,167.80 Danielle Boyle-
Ebersole, Esq.

2-426

2647 S. Jessup St. 19148-4413 39th Wd. 708
sq. ft. BRT# 394199340 Improvements:
Residential Property
ALFRED P. SICOLI, III AND CHRISTEN
BARILOTTI C.P. July Term, 2009 No.
00355 \$255,660.99 Phelan Hallinan &
Schmiege, LLP

2-428

3055 Salmon St. 19134-5810 25th Wd. 1120
sq. ft. BRT# 251181700 Improvements:
Residential Property
JAMES J. REDDIN, JR AND CHRISTINE
L. SCHIAZZA C.P. August Term, 2009
No. 02508 \$51,951.35 Phelan Hallinan &
Schmiege, LLP

2-432

356 Conarroe St. 19128 21st Wd. 3565 sq. ft.
BRT# 212114300 Improvements: Residential
Dwelling
FRANK P. BIANCO, III C.P. August Term,
2010 No. 00327 \$36,675.27 McCabe,
Weisberg, & Conway, P.C.

2-433

2076 E. Birch St. 19134 25th Wd. 1484 sq. ft.
BRT# 252144300 Improvements: Residential
Dwelling
DENISE ALLBROOK C.P. September Term,
2010 No. 01138 \$77,286.67 McCabe,
Weisberg, & Conway, P.C.

2-434

430 S. 45th St. 19104 46th Wd. 5770 sq.
ft. BRT# 461148300 Subject to Mortgage
Improvements: Residential Dwelling
SUE L. LIU AND U-RAY LIU C.P. August
Term, 2010 No. 02101 \$339,050.03 McCabe,
Weisberg, & Conway, P.C.

2-435

4604 Shelmore Ave. 19136 41st Wd. 2214
sq. ft. BRT# 412226900 Subject to Mortgage
Improvements: Residential Dwelling
MICHAEL IRWIN C.P. August Term, 2009
No. 00115 \$125,820.41 McCabe, Weisberg,
& Conway, P.C.

2-437

43 E. School House La. 19144 12th Wd. 3390.2
sq. ft. BRT# 122052200 Improvements:
Residential Dwelling
KENNETH JOHNSON C.P. November Term,
2009 No. 00488 \$83,617.56 McCabe,
Weisberg, & Conway, P.C.

2-447

2041 Spring Garden St. 19130 15th Wd. 4490
sq. ft. BRT# 881587700 Improvements:
Multi Damiy Row and Twin
FRANCIS J. GROSS C.P. March Term, 2010
No. 001981 \$213,726.74 Elliot H. Berton, Esq.

2-448

926 W. Duncannon Ave. 19141 49th
Wd. 2081.25 sq. ft. BRT# 492023500
Improvements: Residential Property
ETHEL L AND JOHN A HAMPTON C.P.
February Term, 2009 No. 04279 \$61,256.59
Scott A. Dietherick, Esq., Kimberly A. Bonner,
Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy,
Esq., Zucker, Goldberg & Ackerman, LLC

2-452

2411 S. Garnet St. 19145 26th Wd. 1068 sq. ft.
BRT# 262132200 Improvements: Residential
Property
DIVARO MATTHEW AND TUBENS
ERIC C.P. November Term, 2010 No.
4128 \$108,885.91 Scott A. Dietherick, Esq.,
Kimberly A. Bonner, Esq., Joel A. Ackerman,
Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg
& Ackerman, LLC

2-458

52 E. Bringhurst St. 19144-2339 12th
Wd. 2598.75 sq. ft. BRT# 121103300
Improvements: Residential Property
REISHA L. KIMBLE C.P. November Term,
2010 No. 02979 \$77,953.78 Phelan Hallinan
& Schmiege, LLP

SHERIFF'S SALE

2-466

51 S. Ashmead Pl., A/K/A 51 Ashmead Pl.
19144-2918 20th Wd. 1543.08 sq. ft. BRT#
123085900 Improvements: Residential Property
WILLIAM DELARGE AND ROSE M.
STEWART C.P. November Term, 2011 No. 00853
\$66,450.49 Phelan Hallinan & Schmiege, LLP

2-480

257 W. Calvert St. 19120 42nd Wd. 1487.2
sq. ft. BRT# 612076900 Improvements:
Residential Property
SOKORN TOUCH C.P. February Term,
2010 No. 02468 \$102,214.96 Patrick J.
Wesner, Esq.

2-484

5630 Gainor Rd. 19131 52nd Wd. 3618 sq. ft.
BRT# 522103300 Improvements: Residential
Dwelling
MATTHEW LEWIS JR. C.P. December Term,
2010 No. 01329 \$116,478.51 McCabe,
Weisberg, & Conway, P.C.

2-489

104 Fernon St. 19148 1st Wd. 700 sq. ft.
BRT# 011092900 Improvements: Residential
Property
PAUL MARTIN AND JANICE MARTIN C.P.
March Term, 2009 No. 03933 \$135,743.94
Scott A. Dietherick, Esq., Kimberly A. Bonner,
Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy,
Esq., Zucker, Goldberg & Ackerman, LLC

2-491

2935 Hedley St. 19137 45th Wd. 248026.56
sq. ft. BRT# 884210502 Improvements:
Vacant Land
SMB ENTERPRISES, LLC C.P. January
Term, 2011 No. 2199 \$456,682.02 Daniel
D. Haggerty, Esq., Weir & Partners LLP

2-500

305 W. Ruscomb St. 19120 42nd Wd. 2035
sq. ft. BRT# 422165600 Improvements:
Residential Property
LUZ YESENIA RODRIGUEZ C.P. March
Term, 2010 No. 01759 \$57,930.62 Kristine
M. Anthou

2-504

3850 Woodhaven Rd., Unit 806 19154 66th Wd.
880 sq. ft. BRT# 888660336 Improvements:
Residential Property
SERGEY REDNIKOV C.P. June Term, 2010
No. 003844 \$94,437.05 Christopher A.
DeNardo, Esq.

2-507

6838 Algard St. 19135 55th Wd. 1344 sq. ft.
BRT# 552356700 Improvements: Residential
Dwelling
MICHAEL REITANO C.P. November Term,
2010 No. 03115 \$84,743.34 Mark J. Udren,
Esq.

2-508

3900 Ford Rd., Unit 18-0 19131 52nd Wd.
1867 sq. ft. BRT# 888520272 Improvements:
Residential Dwelling
ELISSA M. AUSTIN C.P. November Term,
2010 No. 02839 \$113,073.39 Mark J.
Udren, Esq.

2-510

50 Delaire Landing Rd., Unit 202 19114 88th
Wd. 992 sq. ft. BRT# 888650633 Subject to
Mortgage Improvements: Residential
Dwelling
LOUIS M. PETTI C.P. June Term, 2010 No.
01784 \$153,966.08 Mark J. Udren, Esq.

2-511

1308 S. 15th St. 19148 36th Wd. 1344 sq. ft.
BRT# 365053900 Improvements: Residential
Dwelling
ALEC TRAN C.P. October Term, 2010 No.
00244 \$253,357.29 Mark J. Udren, Esq.

2-515

5316 Diamond St. 19131 57th Wd. 2100 sq. ft.
BRT# 521148300 Improvements: Residential
Dwelling
RICHARD W. WELLS, JR. C.P. October
Term, 2010 No. 03478 \$66,765.89 Mark
J. Udren, Esq.

2-517

4528 Locust St. 19139 46th Wd. 1552 sq. ft.
BRT# 461009300 Improvements: Residential
Dwelling
TATJANA MILETIC C.P. March Term,
2010 No. 02988 \$233,771.18 Mark J.
Udren, Esq.

2-521

2106 S. 17th St. 19145 48th Wd. 1948 sq. ft.
BRT# 481232400 Improvements: Residential
Dwelling
DAVID LARS WILLIAMS C.P. November
Term, 2010 No. 00739 \$168,583.44 Mark
J. Udren, Esq.

2-523

5104 Folsom St. 19139 44th Wd. 995 sq. ft.
BRT# 441256600 Improvements: Residential
Dwelling
ANGELINA SMITH C.P. November Term,
2009 No. 03477 \$27,968.62 Mark J.
Udren, Esq.

SHERIFF'S SALE

2-524

402 E. Walnut La. 19144 59th Wd. 1958 sq. ft.
BRT# 592062600 Improvements: Residential
Dwelling
JEAN WILLIS DURAND C.P. January
Term, 2011 No. 01429 \$184,764.55 Mark
J. Udren, Esq.

2-537

7326 Chelwynde Ave. 19153 40th Wd. 1120
sq. ft. BRT# 404318300 Improvements:
Residential Dwelling
JOHNETTA TOWEH C.P. October Term,
2010 No. 02629 \$112,154.08 Mark J.
Udren, Esq.

The following property, sale of which was postponed from the July 12, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011.

3-305

2836 N. 20th St. 19132 11th Wd. 1200 sq. ft.
BRT# 111259800 Improvements: Residential
Property
RANDALL SWADLOW C.P. July Term,
2010 No. 00316 \$24,511.79 Goldbeck
McCafferty & McKeever

3-309

1458 E. Wilt St. 19125 18th Wd. 792.89 sq. ft.
BRT# 181182200 Improvements: Residential
Property
JAMIE A. WOOD A/K/A JAMIE CASTNER
C.P. August Term, 2009 No. 01417 \$126,209.12
Goldbeck McCafferty & McKeever

3-325

6616 Cornelius St. 19138 10th Wd. 1400 sq. ft.
BRT# 102370900 Improvements: Residential
Property
SONJA LEATH C.P. January Term, 2011 No.
0948 \$118,479.18 Scott A. Dietherick, Esq.,
Kimberly A. Bonner, Esq., Joel A. Ackerman,
Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg
& Ackerman, LLC

3-329

SHERIFF'S SALE

Term, 2009 No. 00790 \$71,468.79 Phelan Hallinan & Schmiegl, LLP

3-402

715 W. Fisher Ave. 19120-2725 49th Wd. 1687.50 sq. ft. BRT# 492048300 Improvements: Residential Property
CHERITA M. BROWN C.P. September Term, 2010 No. 01064 \$72,151.38 Phelan Hallinan & Schmiegl, LLP

3-403

6638 Tabor Ave. 19111-4735 35th Wd. 2983.20 sq. ft. BRT# 353290900 Improvements: Residential Property
FEDERICO A. PICHARDO C.P. October Term, 2010 No. 00812 \$149,779.91 Phelan Hallinan & Schmiegl, LLP

3-406

8501 Lynnewood Rd. 19150-3205 50th Wd. 4843.75 sq. ft. BRT# 502036700 Improvements: Residential Property
THOMAS R. WASHINGTON C.P. November Term, 2010 No. 00778 \$73,229.88 Phelan Hallinan & Schmiegl, LLP

3-411

7963 Provident Rd. 19150 50th Wd. on the Northeast Side of Provident St. 506 ft. 0 in. Northwestward of the Northwest side of Phil-Ellena St.; Front: 16 ft. 0 in.; Depth: 90 ft. 0 in. BRT# 501189600
WALI PATRICK C.P. May Term, 2010 No. 03091 \$22,663.26 Louis P. Vitti, Esq.

3-421

8309 Dorcas St. 19152-2259 56th Wd. 3640 sq. ft. BRT# 562314830 Improvements: Residential Property
LORIANNE A. GERAGHTY A/K/A LORRAINE A. GERAGHTY C.P. March Term, 2010 No. 01674 \$201,089.19 Phelan Hallinan & Schmiegl, LLP

3-424

3464 Helen St. 19134-2021 45th Wd. 1117.74 sq. ft. BRT# 452355900 Improvements: Residential Property
PHILLIP W. METTILLE AND CHRISTINE S. METTILLE C.P. November Term, 2010 No. 00858 \$52,425.67 Phelan Hallinan & Schmiegl, LLP

3-425

6104 Newtown Ave. 19111 25th Wd. 1583.35 sq. ft. BRT# 352207700 Improvements: Residential Property
MICHELLE E. ROACH F/K/A MICHELLE E. BROGAN C.P. June Term, 2007 No. 02750 \$91,406.15 Phelan Hallinan & Schmiegl, LLP

3-426

4674 Canton St. 19127 21st Wd. 4232.09 sq. ft. BRT# 211459900 Improvements: Residential Dwelling
TRACY S HARDY C.P. June Term, 2009 No. 00958 \$162,629.55 McCabe, Weisberg, & Conway, P.C.

3-441

6057 N. American St. 19120-1807 61st Wd. 1099.10 sq. ft. BRT# 612407900 Improvements: Residential Property
LUIS REVERON C.P. November Term, 2010 No. 02112 \$81,374.76 Phelan Hallinan & Schmiegl, LLP

3-460

11020 Calera Rd. 19154 66th Wd. 2295 sq. ft. OPA# 662091200 Subject to Mortgage Improvements: Residential Property
HARRY T. KITE, CECILIA C. KITE AND ELLISIA ALEXANDER C.P. September Term, 2007 No. 0709-2697 \$35,836.55 Brett A. Solomon, Esq. and Michael C. Mazack, Esq.

3-470

4616 A St. 19120 42nd Wd. 1126 sq. ft. BRT# 421288000 Improvements: Residential Property
JOHN HALL AND DEOGRACIA OTERO C.P. January Term, 2011 No. 3933 \$65,943.07 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg & Ackerman, LLC

3-471

2537 S. 69th St. 19142 40th Wd. 1245 sq. ft. BRT# 406126500 Improvements: Residential Property
LORI HAYMAN C.P. February Term, 2011 No. 0205 \$87,739.88 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg & Ackerman, LLC

3-473

12603 Dunks Ferry Rd. 19154 66th Wd. 1825.42 sq. ft. BRT# 663148800 Improvements: Residential Property
CHARLES J. SHORTEN AND ROBIN SHORTEN C.P. January Term, 2011 No. 3697 \$209,242.19 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg & Ackerman, LLC

3-474

5841 N. 6th St. 19120 61st Wd. 1712 sq. ft.

SHERIFF'S SALE

BRT# 612287900 Improvements: Residential Property
WILLIAM TAYLOR C.P. January Term, 2011 No. 1245 \$119,089.40 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg & Ackerman, LLC

3-487

628 S. 8th St. 19147-2038 2nd Wd. 970 sq. ft. BRT# 023232100 Improvements: Residential Property
MARK LEVITO C.P. July Term, 2009 No. 01437 \$436,334.06 Phelan Hallinan & Schmiegl, LLP

3-499

1714 N. Gratz St. 19121 47th Wd. 1608 sq. ft. BRT# 471317500 Improvements: Residential Property
WILLIAM ERIC LEE C.P. January Term, 2011 No. 2044 \$139,532.64 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg & Ackerman, LLC

3-500

27 Ashmead Pl. N. 19144 12th Wd. 1248 sq. ft. BRT# 123088500 Subject to Mortgage Improvements: Residential Property
SHENNECA A. BECKHAM C.P. June Term, 2008 No. 001903 \$92,033.81 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq., Zucker, Goldberg & Ackerman, LLC

3-518

1706 N 59th St. 19151 34th Wd. 1520 sq. ft. BRT# 342155200 Improvements: Residential Dwelling
ERIC CHRISTOPHER HARRISON C.P. November Term, 2010 No. 000220 \$118,793.16 Martha E. Von Rosenstiel, Esq.

3-519

1305 N. 51st St. 19131 51st Wd. 943.66 sq. ft. BRT# 442249600 Improvements: Residential Dwelling
SPRIN SPRUGGS A/K/A SPRING SCRUGGS AS EXECUTRIX OF THE ESTATE OF BRISTOW BROWN A/K/A BRISTOW B. BROWN, DECEASED AND GEMEENA SCRUGGS-BROWN A/K/A GEMEENA SCRUGGS BRISTIANA BROWN-PEARSON KRYSTAL BRAXTON C.P. September Term, 2010 No. 01365 \$62,394.34 Gregory Javardian, Powers, Kim & Javardian, LLC

3-541

2721 S Smedley St. 19145 26th Wd. 1057.50 sq. ft. BRT# 261337200 Improvements: Residential Property
CARMELA MOUNT AND JOSEPH BRENNAN C.P. May Term, 2009 No. 01279 \$184,893.93 Phelan Hallinan & Schmiegl, LLP

3-545

4605 Hedge St. 19124 23rd Wd. 2130.03 sq. ft. BRT# 232267200 Improvements: Residential Dwelling
ERIC MILLER C.P. February Term, 2011 No. 001783 \$27,453.80 Martha E. Von Rosenstiel, Esq.

3-551

2133 S Simpson St. 19142-2029 40th Wd. 1140 sq. ft. BRT# 401191500 Improvements: Residential Property
NASRERDIN BASHIR A/K/A NASDERIN BASHIR C.P. November Term, 2010 No. 01949 \$21,077.43 Phelan Hallinan & Schmiegl, LLP

3-556A-D

47th Wd. (1735 N. Willington St. –Premise A – 19121) 1033.62 sq. ft. BRT# 471236300 Subject to Mortgage to: Hyperion Bank
32nd Wd. (2038 N 18th St. –Premise B – 19121) 1124.80 sq. ft. BRT# 321230200 Subject to Mortgage to: Hyperion Bank
32nd Wd. (1928 W Diamond St. – Premise C – 19121) 1600 sq. ft. BRT# 321181500 Subject to Mortgage to: Hyperion Bank
28th Wd. (2253 N. Bouvier St. –Premise D - 19132) 679.68 sq. ft. BRT# 161213000 Subject to Mortgage to: Hyperion Bank
1735, LLC C.P. November Term, 2010 No. 00960 \$1,089,178.59 Monica Reynolds, Esq., Spector Gadon & Rosen, P.C.

3-565

267 W Sheldon St. 19120 42nd Wd. 910 sq. ft. BRT# 422204000 Improvements: Residential Property
BENNY CABALLERO C.P. November Term, 2009 No. 00729 \$76,338.58 Goldbeck McCafferty & McKeever

3-568

1006 Montrose St. 19147 2nd Wd. 465.88 sq. ft. BRT# 021048000 Improvements: Residential Dwelling
JOHN TORRES C.P. March Term, 2007 No. 002923 \$219,636.44 Mark J. Udren, Esq.

3-571

2329 W Tioga Ave. 19140 9th Wd. 1613 sq. ft. BRT# 112107300 Subject to Mortgage Improvements: Residential Dwelling

SHERIFF'S SALE

RUDOLPH LATOUR, SARA L. LATOUR C.P. July Term, 2006 No. 003692 \$31,502.20 Mark J. Udren, Esq.

3-573

1528 Etting St. a/k/a 1528 S. Etting St. 19145 36th Wd. 735 sq. ft. BRT# 364314400 Improvements: Residential Dwelling
KATRINA FLOYD AND RONALD MOORE, MORTGAGOR C.P. August Term, 2001 No. 001297 \$46,287.09 Mark J. Udren, Esq

3-575

3423 Cottman Ave. 19135 64th Wd. 1597 sq. ft. BRT# 642088700 Improvements: Residential Dwelling
DEAN ROSSI (MORTGAGOR) NO AGENT PROPERTIES, LLC (REAL OWNER) C.P. October Term, 2010 No. 01176 \$143,621.79 Mark J. Udren, Esq.

3-582

375 Conarroe St. 19128 21st Wd. 1483.36 sq. ft. BRT# 212107807 Improvements: Residential Property
RONALD I. KRAFT C.P. August Term, 2008 No. 00801 \$200,944.37 Phelan Hallinan & Schmiegl, LLP

3-586A-B

51st Wd. (5403 Chester Ave. –Premise A – 19143) On Northwest Side of Chester Avenue 16 ft. in. Southwesterly of 54th St.; Front: 19 ft. in.; Depth: 95 ft. in. BRT# 514126700 Improvements: Commercial Property
51st Wd. (5405 Chester Ave. Premise B – 19143) On Northwest Side of Chester Avenue 35 ft. in. Southwesterly of 54th St.; Front: 19 ft. in.; Depth: 95 ft. in. BRT# 514126800 Improvements: Commercial Property
FREDERICK A. COOPER A/K/A FREDERICK AUGUSTUS C.P. March Term, 2011 No. 03448 \$313,567.11 Kerry S. Schuman, Esq.

3-604

3415 Eden St. 19114-3605 57th Wd. 3373.50 sq. ft. BRT# 572163115 Improvements: Residential Property
STEPHANIE J. WIEST JOHN G. WIEST, JR C.P. December Term, 2010 No. 03163 \$99,471.96 Phelan Hallinan & Schmiegl, LLP

3-613

8428 Hegerman St. 19136-1516 41st Wd. 8500 sq. ft. BRT# 652342510 Improvements: Residential Property
WILLIAM HUDSON AND DONNA A. WACHTER-BACON C.P. December Term, 2009 No. 01796 \$100,872.66 Phelan Hallinan & Schmiegl, LLP

3-631

614-20 N American St. 19123 5th Wd. 6598.72 sq. ft. BRT# 884449965 Subject to Mortgage Improvements: Vac Land Ind < Acre
614-20 N. AMERICAN STREET, LLC C.P. February Term, 2011 No. 004346 \$705,521.49 William J. Levant, Esq.

3-637

1324 S. 51st St., a/k/a 1324 S. Fifty-First St. 19143 40th Wd. 1368 sq. ft. BRT# 273095700 Improvements: Residential Dwelling
FRANCIS X. HUEBER C.P. September Term, 2010 No. 02566 \$184,416.22 Mark J. Udren, Esq.

The following property, sale of which was postponed from the August 2, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011..

4-302

1948 Devereaux Ave. 19149-3442 35th Wd. 1706.25 sq. ft. BRT# 621214400 Improvements: Residential Property
JACK COPELAND WOODRUFF C.P. October Term, 2010 No. 02591 \$138,316.00 Phelan Hallinan & Schmiegl, LLP

4-308

3301 Belgreen Rd. 19154-1431 66th Wd. 4362.36 sq. ft. BRT# 663091600 Improvements: Residential Property
JOHN F. MAKARA C.P. August Term, 2010 No. 05030 \$126,189.00 Phelan Hallinan & Schmiegl, LLP

4-311

9200 Academy Rd. 19114 57th Wd. 6,300.00 sq. ft. BRT# 572333200 Improvements: Residential Dwelling
DANIEL LOZA C.P. June Term, 2009 No. 003712 \$220,536.00 Jacqueline F. McNally

4-323

5401 Angora Ter. 19143 51st Wd. 2,376 sq. ft. BRT# 513058500 Improvements: Residential Property
GORDON V. WARD C.P. April Term, 2009 No. 0861 \$57,434.70 Kristine M. Anthou, Esq.

4-328

2153 E. Hagert St. 19125 31st Wd. 983 sq. ft. BRT# 313207900 Improvements: Residential Property
CHARLES H. MYERS AND TARA M. MYERS C.P. December Term, 2010 No.

SHERIFF'S SALE

0784 \$46,443.30 Scott A. Dietherick, Esq.; Kimberly A. Bonner, Esq.; Joel A. Ackerman, Esq.; Ashleigh L. Levy, Esq.; Zucker, Goldberg & Ackerman, LLC

4-335

1230 Levick St. 19111 63rd Wd. 1744 sq. ft. BRT# 631070400 Improvements: Residential Dwelling
MILTON LICHTERMAN AND RANDY LICHTERMAN C.P. April Term, 2010 No. 004135 \$61,650.20 Martha E. Von Rosenstiel

4-337

201-59 N. 8th St., Unit 304 5th Wd. Land Area: 0 sq. ft., Improvement Area: 924 sq. ft. on E Side of 8th St. in. N.W. of Vine St. BRT# 888036920 Subject to Mortgage Improvements: MetroClub Condominium
DOROTHY QUINN AND SEAN QUINN C.P. November Term, 2010 No. 003090 \$16,859.80 Elliot H. Berton, Esq.

4-339

5937 Palmetto St., a/k/a 5937 Palmetto Ave. 19120 35th Wd. 1064 sq. ft. BRT# 352294100 Improvements: Residential Property
FIRST HORIZON HOME LOANS FIRST TENNESSEE BANK C.P. August Term, 2009 No. 00450 \$46,897.70 Scott A. Dietherick, Esq.; Kimberly A. Bonner, Esq.; Joel A. Ackerman, Esq.; Ashleigh L. Levy, Esq.; Zucker, Goldberg & Ackerman, LLC

4-347

2803 Agate St. 19134-4201 25th Wd. 644 sq. ft. BRT# 252326700 Improvements: Residential Property
JOSEPH CASSILIS A/K/A JOSEPH S. CASSILIS C.P. September Term, 2010 No. 03921 \$19,746.20 Phelan Hallinan & Schmiegl, LLP

4-352

1444 N. Felton St. 19151 34th Wd. 1890 sq. ft. BRT# 342344400 Subject to Mortgage Improvements: Residential Dwelling
AMIN R. AMENRA C.P. May Term, 2009 No. 00008 \$79,444.90 McCabe, Weisberg, & Conway, P.C.

4-354

1008 E. Rittenhouse St. 19138 22nd Wd. 4342.79 sq. ft. BRT# 591115400 Improvements: Residential Dwelling
MARY ELIZABETH SMITH C.P. October Term, 2010 No. 02486 \$62

4-356

2601 Pennsylvania Ave., Apt. 945 19130 15th Wd. 954 sq. ft. BRT# 888073154 Improvements: Condominium
YONGPING WANG AND MALZORATA WCISLO C.P. October Term, 2010 No. 01798 \$23,733.40 McCabe, Weisberg, & Conway, P.C.

4-362

2030 E. Orleans St. 19134 25th Wd. 1600 sq. ft. BRT# 252161000 Improvements: Residential Property
KATHLEEN KELLEHER C.P. August Term, 2007 No. 000815 \$26,233.20 Christopher A. DeNardo, Esq.

4-363

420 E. Sharpnack St. 19119 22nd Wd. 1164 sq. ft. BRT# 221114800 Improvements: Residential Real Estate
MAYA E. GARCIA C.P. August Term, 2010 No. 003233 \$121,754.00 Stern and Eisenberg LLP

4-364

2858 N. Hancock St. 19133 7th Wd. 896 sq. ft. BRT# 071142600 Improvements: Residential Real Estate
JOSE MANUEL CRUZ, JR. & ADELA CRUZ C.P. August Term, 2010 No. 0004972 \$72,792.20 Stern and Eisenberg LLP

4-365

15138 Endicott St. 19116 58th Wd. 3300 sq. ft. BRT# 583175200 Improvements: Residential Real Estate
HEATHER WONN C.P. February Term, 2010 No. 003391 \$290,410.00 Stern and Eisenberg LLP

4-366

2433 N. 25th St. 19132 28th Wd. 1362 sq. ft. BRT# 281024300 Improvements: Residential Real Estate
HARRY WRIGHT C.P. February Term, 2003 No. 002362 \$35,391.30 Stern and Eisenberg LLP

4-369

3309 N. 16th St. 19140 11th Wd. 2850 sq. ft. BRT# 112195300 Improvements: Residential Property
SHIRLESA BAIDO C.P. February Term, 2011 No. 4758 \$105,254.00 Scott A. Dietherick, Esq.; Kimberly A. Bonner, Esq.; Joel A. Ackerman, Esq.; Ashleigh L. Levy, Esq.; Zucker, Goldberg & Ackerman, LLC

4-374

1623 Borbeck Ave. 19111 56th Wd. 3,170.47 sq. ft. BRT# 561517800 Improvements:

SHERIFF'S SALE

Residential Dwelling
LARISA BOSOVSKY A/K/A LARISA BASOVSKY C.P. February Term, 2011 No. 001756 \$103,313.00 Jacqueline F. McNally

4-377

1444 N. Robinson St. 19151 34th Wd. 2266 sq. ft. BRT# 342283800 Subject to Mortgage Improvements: Residential Dwelling
CALVIN W. AKERS C.P. August Term, 2009 No. 01074 \$67,385.90 McCabe, Weisberg, & Conway, P.C.

4-379

7539 Gilbert St. 19150 10th Wd. 2644 sq. ft. BRT# 102487500 Subject to Mortgage Improvements: Residential Dwelling
REGINAL M. GARCIA, ADMINISTRATRIX OF THE ESTATE OF CAROL ANN POINDEXTER, DECEASED MORTGAGOR AND REAL OWNER C.P. April Term, 2009 No. 01027 \$88,573.40 McCabe, Weisberg, & Conway, P.C.

4-388

416 E. Phil Ellena St. 19119 22nd Wd. 4254.54 sq. ft. BRT# 221201100 Improvements: Residential Property
DENISE TYLER AND PAGE TYLER C.P. February Term, 2011 No. 00336 \$88,616.10 Goldbeck McCafferty & McKeever

4-395

12515 Ramer Rd. 19154-1901 66th Wd. 2000 sq. ft. BRT# 663294300 Improvements: Residential Property
ANTHONY J. CONCEPCION C.P. December Term, 2010 No. 00707 \$228,980.00 Phelan Hallinan & Schmiegl, LLP

4-396

2637 S. Muhlfeld St., A/K/A 2637 Muhlfeld St. 19142-1711 40th Wd. 1160.17 sq. ft. BRT# 406156700 Improvements: Residential Property
TYRONE W. JOHNSON, JR C.P. November Term, 2010 No. 01878 \$72,922.30 Phelan Hallinan & Schmiegl, LLP

4-410

7675 Woodcrest Ave. 19151 34th Wd. 1561.29 sq. ft. BRT# 343197500 Improvements: Residential Property
AYESHA FERGUSON C.P. July Term, 2007 No. 03700 \$157,336.59 Phelan Hallinan & Schmiegl, LLP

4-417

1619 Borbeck Ave. 19111-3512 56th Wd. 3170.47 sq. ft. BRT# 561517600 Improvements: Residential Property
NISHA JACOB AND BIJU M. KURIAKOSE A/K/A BIJU

SHERIFF'S SALE

FREDRIC R. MANN AND SANDRA MANN, AS TENANTS BY THE ENTIRETY C.P. May Term, 2010 No. 033055 \$3,952.00 Joshua B. Horvitz, Esq.; Fineman Krekstein & Harris, P.C.

4-445

4930 N. 13th St. 19141 49th Wd. Approximate size: 23 ft. frontage x. 95 ft. depth BRT# 491516400 Improvements: Residential Property

EDWARD EPPERSON C.P. February Term, 2011 No. 02233 \$59,831.00 Richard M. Squire & Associates, LLC

4-446

224-26 W. Rittenhouse Sq., Unit 3008 19103 8th Wd. BRT# 888081479 Subject to Mortgage

FREDRIC R. MANN AND SANDRA MANN C.P. May Term, 2010 No. 033056 \$7,047.50 Joshua B. Horvitz, Esq.; Fineman Krekstein & Harris, P.C.

4-447

221 W. 67th Ave. 19126 61st Wd. BRT# 611418100 Improvements: Det. 2 Sty Masonry

EDWIN WILLIAMS AND NINA WILLIAMS C.P. May Term, 2010 No. 00917 \$228,520.81 Christine A. Pinto, Esq.

4-449

5438 Arlington St. 19131 52nd Wd. BRT# 522056300 Improvements: Row B/Gar 2 Sty Masonry

WILLIE CALVIN BLACKWELL C.P. November Term, 2010 No. 04388 \$76,739.51 Christine A. Pinto, Esq.

4-451

3417 Tyson Ave. 19149-2017 55th Wd. 2408.75 sq. ft. BRT# 551345300 Improvements: Residential Property

MARTA CUELLO NELSON CUELLO C.P. November Term, 2010 No. 00776 \$94,530.00 Phelan Hallinan & Schmiegl, LLP

4-453

2710 W. Country Club Rd. 19131 52nd Wd. 2478.74 sq. ft. BRT# 521377900 Improvements: Residential Property

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER DIANE ALSTON A/K/A DIANE M. HARVEY, DECEASED VALROIDE D. ALSTON, IN HIS CAPACITY AS HEIR OF DIANE ALSTON A/K/A DIANE M. HARVEY, DECEASED C.P. March Term, 2010 No. 04351 \$101,532.78 Phelan Hallinan & Schmiegl, LLP

4-454

1418 N. 57th St. 19131-3807 4th Wd. 1231.05 sq. ft. BRT# 043105100 Improvements: Residential Property

MILTON HAY C.P. August Term, 2009 No. 02673 \$73,736.44 Phelan Hallinan & Schmiegl, LLP

4-458

257 E. Haines St. 19144-5769 59th Wd. 2191.28 sq. ft. BRT# 592003805 Improvements: Residential Property

PATRICIA RAMSEY C.P. August Term, 2009 No. 04203 \$73,521.61 Phelan Hallinan & Schmiegl, LLP

4-459

9234 Lansford St. 19114-3615 57th Wd. 3296.25 sq. ft. BRT# 572302400 Improvements: Residential Property

GAIL MARIA C.P. March Term, 2010 No. 03458 \$125,973.90 Phelan Hallinan & Schmiegl, LLP

4-460

5423 Stewart St. 19131 4th Wd. 1520 sq. ft. BRT# 041268400 Improvements: Residential Property

GEM S. MUNDY C.P. July Term, 2007 No. 02966 \$97,974.62 Michael D. LiPuma, Esq.; Lindsey B. Pockers, Esq.; Law Office of Michael D. LiPuma

4-467

5455 N. Marvine St. 19141-3009 49th Wd. 1230 sq. ft. BRT# 493089200 Improvements: Residential Property

JUDY MARTIN LAMPART C.P. April Term, 2009 No. 03340 \$110,663.91 Phelan Hallinan & Schmiegl, LLP

4-476

5323 Kershaw St. 19131-4321 44th Wd. 1131 sq. ft. BRT# 442151200 Improvements: Residential Property

GWENDOLYN JOHNSON C.P. January Term, 2011 No. 00599 \$40,197.14 Phelan Hallinan & Schmiegl, LLP

4-481A-B

5th Wd. (526 S. Front St., also known as 105-107 S. St. - Premise A - 19147) Property Dimensions: 70 ft. East - West by 30 ft. North-South BRT# 882002100 Subject to Improvements: Commercial Property Mortgage 5th Wd. (109-11 S. St. - Premise B) Property Dimensions: 30 ft. East - West by 30 ft. North-

SHERIFF'S SALE

South BRT# 882884200 Subject to Mortgage Improvements: Commercial Property DOMENICO CENTOFANTI C.P. October Term, 2009 No. 04640 \$2,384,859.21 Robert J. Hoelscher and Christine L. Barba, McCarter & English LLP

4-483

1528 S. 58th St. 19143 3rd Wd. 2,359.40 sq. ft. BRT# 034125000 Improvements: Residential Dwelling

WILLIAM F. SMITH DENISE SMITH C.P. January Term, 2011 No. 04600 \$71,037.38 Mark J. Udren, Esq.

4-484

5423 N. Fairhill St. 19120 61st Wd. 2012.40 sq. ft. BRT# 612302900 Improvements: Residential Property

VANESSA MILES C.P. October Term, 2000 No. 02326 \$82,204.48 Goldbeck McCafferty & McKeever

4-488

1924 Harrison St. 19124 23rd Wd. 2,100 sq. ft. BRT# 232204500 Subject to Mortgage Improvements: Residential Property

GERALD R. EDWARDS, THE UNITED STATES OF AMERICA, AND WILD RIVER ENTERPRISES, LLC C.P. April Term, 2008 No. 04213 \$61,228.38 Brett A. Solomon Michael C. Mazack

4-490

5464 Spruce St. 19139 60th Wd. 1,121.75 sq. ft. BRT# 603070200 Subject to Mortgage Improvements: Commercial Property

WENDELL DOUGLAS C.P. November Term, 2006 No. 02590 \$212,553.01 Brett A. Solomon Michael C. Mazack

4-492

1942 N. Palethorp St. 19122-2304 18th Wd. 861 sq. ft. BRT# 183273900 Improvements: Residential Property

GRISEL VAZQUEZ C.P. November Term, 2010 No. 00369 \$68,702.08 Phelan Hallinan & Schmiegl, LLP

4-494

5214 Sylvester St. 19124-1816 62nd Wd. 1788.57 sq. ft. BRT# 621362500 Improvements: Residential Property

MARWAN HUSSEIN C.P. June Term, 2010 No. 00827 \$135,136.09 Phelan Hallinan & Schmiegl, LLP

4-499

2334 Orthodox St. 19137-1127 23rd Wd. 2000 sq. ft. BRT# 231016200 Improvements: Residential Property

MAHIR CENANOVIC C.P. August Term, 2010 No. 03279 \$132,999.04 Phelan Hallinan & Schmiegl, LLP

4-500

6701 Ogontz Ave. 19126-2639 10th Wd. 1672.44 sq. ft. BRT# 101210100 Improvements: Residential Property

RAHEEM A. BEY A/K/A RAHEEM BEY C.P. January Term, 2010 No. 02837 \$206,414.97 Phelan Hallinan & Schmiegl, LLP

4-502

6144 Lawndale Ave. 19111 35th Wd. 2117.5 sq. ft. BRT# 352320500 Subject to Mortgage Improvements: Residential Dwelling

ABED HAMED C.P. April Term, 2010 No. 00728 \$203,536.39 Mark J. Udren, Esq.

4-503

312 Hoffnagle St. 19111 63rd Wd. 5135.13 sq. ft. BRT# 631379700 Improvements: Residential Dwelling

MICHAELA M. PARROTTI C.P. July Term, 2010 No. 01319 \$42,892.68 Mark J. Udren, Esq.

4-509

571 Van Kirk St. 19120 35th Wd. 1200 sq. ft. BRT# 352116800 Improvements: Residential Property

CLIFFORD SMITH C.P. March Term, 2011 No. 01667 \$109,523.07 Goldbeck McCafferty & McKeever

4-513

1022 Tyson Ave. 19111 53rd Wd. 1503.13 sq. ft. BRT# 532220600 Improvements: Residential Dwelling

FAUSTO FERRAZ PEREIRA AND KATIA SIMONE FERRAZ C.P. March Term, 2011 No. 003611 \$144,610.49 Jacqueline F. McNally

4-517

1102 Greenwich St. 19147 1st Wd. 745.44 sq. ft. BRT# 012444600 Improvements: Residential Dwelling

SAMUEL JOHN CAIAZZO C.P. November Term, 2010 No. 02245 \$35,541.26 Mark J. Udren, Esq.

4-532

3515-21 Welsh Rd. 19136 35th Wd. 32726 sq. ft. BRT# 882928665 Subject to Mortgage Improvements: Improvements consist of a one and two story brick building on a concrete slab for commercial use with parking facilities

MARSICO REAL ESTATE MANAGEMENT CORPORATION C.P. March Term, 2010

SHERIFF'S SALE

No. 00332 \$1,815,940.02 Jack M. Seitz, Esq.; Zachary J. Cohen, Esq.; Lesavoy Butz & Seitz LLC

4-533 A-B

3543/3545 Welsh Rd. 64th Wd. 3402 sq. ft. (3543 Welsh Road) BRT# 642312100 (3543 Welsh Road) Subject to Mortgage

Improvements: Improvements consist of a detached two story duplex of brick construction and driveway

GUERINO MARSICO C.P. November Term, 2010 No. 04123 \$579,366.09 Jack M. Seitz, Esq.; Zachary J. Cohen, Esq.; Lesavoy Butz & Seitz LLC

4-534

4732 E. Roosevelt Blvd. 35th Wd. 13233 sq. ft. BRT# 881104050 Improvements: +13233 Square Foot Multiple-Story Rental Property

BOULEVARD HOLDINGS, LLC C.P. March Term, 2010 No. 1895 Michael A. Suleta, Esq.

4-539

2514 S. Carroll St., a/k/a 2514 Carroll St. 19142-2113 40th Wd. 1232 sq. ft. BRT# 406107500 Improvements: Residential Property

GENE ALLEN C.P. June Term, 2009 No. 03813 \$100,151.38 Phelan Hallinan & Schmiegl, LLP

4-541

6720 Dorel St. 19142-2607 40th Wd. 1137.50 sq. ft. BRT# 406350000 Improvements: Residential Property

RASHEED J. GILLIARD AND GIOAVONDA L. GILLIARD C.P. August Term, 2010 No. 00574 \$98,899.54 Phelan Hallinan & Schmiegl, LLP

4-544

1222 Fillmore St. 19124-2906 23rd Wd. 1859 sq. ft. BRT# 234110100 Improvements: Residential Property

BEVEANN LESSEMORE CHARLES A/K/A BEVEANN L. CHARLES C.P. July Term, 2010 No. 02777 \$123,123.59 Phelan Hallinan & Schmiegl, LLP

4-555

6329 Ardleigh St. 19138 22nd Wd. S/D W B/G 2S Masonry; 4201.91 sq. ft.; 1740 sq. ft. BRT# 221299300 Improvements: Residential Dwelling

ERVIN EDWARD SIMMONS C.P. February Term, 2008 No. 1858 \$121,365.12 McCabe, Weisberg, & Conway, P.C.

4-557

5345 Florence Ave. 19143 51st Wd. 2435.5 sq. ft. BRT# 511145900 Improvements: Residential Dwelling

ORLANDO A. GREEN C.P. September Term, 2010 No. 02123 \$62,997.02 McCabe, Weisberg, & Conway, P.C.

4-577

256 W. Queen Ln. 19144-4008 2nd Wd. 1125.83 sq. ft. BRT# 123119400 Improvements: Residential Property

ROBERT NICKENS, JR A/K/A ROBERT NICKENS TRACI NICKENS C.P. May Term, 2010 No. 02849 \$73,193.93 Phelan Hallinan & Schmiegl, LLP

4-582

5901 Upland Wy. 19131-3007 52nd Wd. 1850 sq. ft. BRT# 522008100 Improvements: Residential Property

EDITH RICKS C.P. July Term, 2010 No. 00854 \$135,590.18 Phelan Hallinan & Schmiegl, LLP

4-583

3551 Stouton St. 19134-2025 45th Wd. 823.77 sq. ft. BRT# 452392300 Improvements: Residential Property

BEATRIZ RESTO C.P. March Term, 2011 No. 00836 \$74,547.61 Phelan Hallinan & Schmiegl, LLP

4-584

8306 Williams Ave. 19150-2023 50th Wd. 2004 sq. ft. BRT# 502249000 Improvements: Residential Property

ARTHUR B. SWAIN AND ESSIE B. SWAIN C.P. August Term, 2010 No. 03000 \$79,039.62 Phelan Hallinan & Schmiegl, LLP

4-587

9372 Neil Rd. Unit B 19115-4274 88th Wd. BRT# 888560824 Improvements: Condominium

JULIA KOROL AND DIANA KHONIN C.P. February Term, 2011 No. 02879 \$186,169.53 Phelan Hallinan & Schmiegl, LLP

4-590

427 Dickinson St. 1st Wd. 960 sq. ft. BRT# 011260900 Improvements: Residential Property

SHIRLEY SAUNDERS C.P. January Term, 2011 No. 04003 \$267,963.75 Patrick J. Wesner, Esq.

4-591

8305-8315 Ridge Ave. 21st Wd. 24758 sq. ft. BRT# 882862000 Subject to Mortgage Improvements: The improvements thereon are a two-story, Multi-Tenant occupancy, Low-Rise Office Building of approximately 15,753

SHERIFF'S SALE

square feet ROCCO DEL MONTE AND MARGUERITE DEL MONTE C.P. August Term, 2010 No. 000591 \$1,046,406.67 Rosetta B. Packer; Christine L. Barba AND McCarter & English LLP

4-596A-B

56th Wd. (8014 Bustleton Ave. - Premise A - 19152) 4533.58 sq. ft. BRT# 562379600 Subject to Mortgage Improvements: Two-Story Masonry Commercial Building

56th Wd. (8016 Bustleton Ave. - Premise B - 19152) 4533.58 sq. ft. BRT# 562379500 Subject to Mortgage Improvements: Two-Story Masonry Commercial Building

ALLSTATE BUILDING, LLC C.P. May Term, 2010 No. 04110 \$280,307.15 Shawn P. McClure, Esq.

4-597A-B

30th Wd. (1516 Catherinea St. - Premise A - 19146) 554 sq. ft. BRT# 888303126 Subject to Mortgage

30th Wd. (1516 Catherinea St. - Premise B - 19146) 634 sq. ft. BRT# 888303128 Subject to Mortgage

PROVIDENT FINANCIAL GROUP COMPANY C.P. April Term, 2011 No. 01528 \$246,493.01

Joel S. Todd, Esq. and Sheintoch Todd P.C.

4-599

326 W. Zeralda St. 19144 13th Wd. 1612.89 sq. ft.; 2278 sq. ft. BRT# 133022400 Improvements: Residential Dwelling

CLARA M. HALL C.P. August Term, 2010 No. 02572 \$54,157.59 McCabe, Weisberg, & Conway, P.C.

4-605

1948 Hart Ln. a/k/a 1948 Hart Ln St. 19134 25th Wd. 945 sq. ft. BRT# 252047500 Improvements: Residential Property

RAULISON CHERVONY GRACIA C.P. March Term, 2011 No. 00466 \$72,328.42 Patrick J. Wesner, Esq.

4-610

7613 Bradford St. 19152-4107 56th Wd. 3233.60 sq. ft. BRT# 561242800 Improvements: Residential Property

STEVEN J. FELDMAN C.P. November Term, 2010 No. 01752 \$119,422.49 Phelan Hallinan & Schmiegl, LLP

4-613

48301 Delaire Landing Rd. a/k/a 48301 Delaire Landing Rd., Unit 4301 a/k/a 48301 Delaire Landing Rd., #301 19114-5327 88th Wd. BRT# 888650612 Improvements: Condominium

GLORIA M. FELICIANO A/K/A GLORIA FELICIANO C.P. January Term, 2011 No. 01420 \$99,380.39 Phelan Hallinan & Schmiegl, LLP

The following property, sale of which was postponed from the September 13, 2011 Sheriff's Sale, will be offered for sale on TUESDAY, October 4, 2011..

5-337

2002 N Darien St. 19122 20th 668.23 sq. ft. BRT# 202140000 Improvements: Residential Property

JONATHAN HOOKS C.P. August Term, 2009 No. 03269 \$38,380.25 Goldbeck McCafferty & McKeever

5-340

4213 O St. 19124 33rd 1124.90 sq. ft. BRT# 332552500 Improvements: Residential Property

SHEILA I HONER AND PHILIP M HONER C.P. March Term, 2011 No. 02553 \$44,125.00 Goldbeck McCafferty & McKeever

5-351

4000 Gypsy La #638F1 19129 21st 858 sq. ft. BRT# 888210342 Improvements: Residential Property

LORIE A. MOFFAT C.P. August Term, 2009 No. 0172 \$36,930.76 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq.; Zucker, Goldberg & Ackerman, LLC

5-375

118 N Farson St. 19139 44th 1128 sq. ft. OPA# 441076900 Improvements: Residential Property

DONALD T. MITCHELL C.P. July Term, 2009 No. 1993 \$78,631.11 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq.; Zucker, Goldberg & Ackerman, LLC

5-376

4110 Howell St. 19135 62nd 2170.94 sq. ft. BRT# 622173400 Improvements: Residential Property

GEORGE ROGERS AND LEE ANN ROGERS C.P. March Term, 2011 No. 3752 \$77,655.13 Scott A. Dietherick, Esq., Kimberly A. Bonner, Esq., Joel A. Ackerman, Esq., Ashleigh L. Levy, Esq.; Zucker, Goldberg & Ackerman, LLC

SHERIFF'S SALE

5-377

SHERIFF'S SALE

sq. ft. BRT# 394275100 Improvements: Residential Property
HENRY S. PRANOTO C.P. April Term, 2010 No. 00125 \$170,076.59 Goldbeck McCafferty & McKeever

6-340
536 E. Cheltenham Ave. 19120 35th Wd. 1123.93 sq. ft. BRT# 351293700 Improvements: Residential Dwelling
NICOLE R. PAYNE C.P. October Term, 2010 No. 002200 \$59,108.32 Jacqueline F. McNally, Esq.

6-341
2831 S. Sydenham St. 19145 26th Wd. 1084 sq. ft. BRT# 261231000 Improvements: Residential Real Estate
STEPHEN ZIRILLI C.P. May Term, 2009 No. 003329 \$70,359.96 Stern and Eisenberg LLP

6-342
2117 Knorr St. 19149 35th Wd. 1,614.93 sq. ft. BRT# 542010500 Improvements: Residential Dwelling
ARTHUR SCHULMAN C.P. July Term, 2008 No. 000185 \$136,581.43 Mark J. Udren, Esq.

6-343
1500 S. Taylor St. 19146 36th Wd. 705.05 sq. ft. BRT# 364188215 Improvements: Residential Dwelling
SHAMINA S. UPSHUR C.P. August Term, 2007 No. 003767 \$79,906.91 Mark J. Udren, Esq.

6-344
1213 Friendship St. 19111 53rd Wd. 4,218.75 sq. ft. BRT# 532305800 Improvements: Residential Dwelling
MELODY TALARICO C.P. January Term, 2011 No. 00009 \$120,246.80 Mark J. Udren, Esq.

6-345
2250 N. Carlisle St. 19132-4505 16th Wd. 1511.47 sq. ft. BRT# 161018100 Improvements: Residential Property
DAVID A. BETHEA C.P. January Term, 2010 No. 00626 \$89,725.60 Phelan Hallinan & Schmiegl, LLP

6-346
2447 E. Letterly St. 19125 31st Wd. 843.50 sq. ft. BRT# 313242100 Improvements: Residential Dwelling
JENNIFER A. BAQUERIZO AND JOSE G. BAQUERIZO C.P. May Term, 2011 No. 001778 \$160,986.97 Jacqueline F. McNally, Esq.

6-347
5848 Samson St. 19139 60th Wd. 15 ft. 6 in. and extending of that widths, in legh or depth, Southward, between parallel lines at right angles of said Samson Street, 91 ft. 8 in. to a certain, 3 ft. 6 in. wide alley, extending Eastward and Westward sq. ft. BRT# 604160800
LISA THOMAS C.P. March Term, 2010 No. 05458 \$81,447.54 Louis P. Vitti, Esq.

6-348
605 W. Medary Ave. 19126 61st Wd. 50 ft. wide at the distance of 231 feet 6 in. Southeastwardly from Northeast corner of intersection of 7th St. 60 ft. 0 in. on a radius of 1294.185 feet; thence extending Eastwardly along the said Medary Avenue on the same curve and radius a distance of 80 feet. sq. ft. BRT# 611310900
CHERYL DAVIS C.P. March Term, 2011 No. 02321 \$334,162.07 Louis P. Vitti, Esq.

6-349
613 B Catharine St. 19147 2nd Wd. 75.00 ft. 0 in. from the Southerly side of 6th Street. 136.574 ft. 0 in. 118.623 ft. 0 in. BRT# 888021762 Subject to Mortgage
CHE GREEN C.P. June Term, 2009 No. 489 \$1,041,879.06 Louis P. Vitti, Esq.

6-350
102 E. Ashmead St. 19144 12th Wd. 30 ft. 0 in. at the distance of 122 feet 8 in. Southwestward from the Southwest side of Wakefield St. 14 ft. 10 5/8 in. Depth: 14 ft. 10 5/8 in. BRT# 121082100
ERIC HOLIDAY AND SOMAR HOLIDAY C.P. October Term, 2009 No. 01267 \$42,011.92 Louis P. Vitti, Esq.

6-351
4620 Naples St. 19124 23rd Wd. 1426.40 sq. ft. OPA# 234212900 Improvements: Residential Property
KENNETH DOMBROSKI AKA KEN DOMBROSKI AND SANDRA E. MURRAY AKA SANDY E. MURRAY, DECEASED C.P. May Term, 2011 No. 1137 \$108,929.22 Scott A. Dieterick, Esq., and Kimberly A. Bonner, Esq., and Joel A. Ackerman, Esq., and Ashleigh L. Levy, Esq., and Zucker, Goldberg & Ackerman, LLC

6-352
6150 Nassau Rd. 19151 34th Wd. 3263.75 sq. ft. OPA# 342079600 Improvements: Residential Property
RALYNA ABDUS-SALAAM AND OMAR

SHERIFF'S SALE

JAMALADDIN C.P. August Term, 2010 No. 5010 \$123,928.65 Scott A. Dieterick, Esq., and Kimberly A. Bonner, Esq., and Joel A. Ackerman, Esq., and Ashleigh L. Levy, Esq., and Zucker, Goldberg & Ackerman, LLC

6-353
3062 Frankford Ave. 19134 25th Wd. 2592 sq. ft. OPA# 252485900 Improvements: Residential Property
SABINA ISLAM AND M.D. MOHEIMENUL ISLAM C.P. January Term, 2011 No. 3934 \$135,497.24 Scott A. Dieterick, Esq., and Kimberly A. Bonner, Esq., and Joel A. Ackerman, Esq., and Ashleigh L. Levy, Esq., and Zucker, Goldberg & Ackerman, LLC

6-354
5969 Woodcrest Ave. 19131 52nd Wd. 2500 sq. ft. BRT# 522165300 Improvements: Residential Property
AGGIE MARION GORDON HOWARD B. C.P. December Term, 2006 No. 00560 \$73,727.74 Scott A. Dieterick, Esq., and Kimberly A. Bonner, Esq., and Joel A. Ackerman, Esq., and Ashleigh L. Levy, Esq., and Zucker, Goldberg & Ackerman, LLC

6-355
6060 Walton Ave. 19143-2308 3rd Wd. 1654.62 sq. ft. BRT# 032179800 Improvements: Residential Property
ALFRED H. BEDELL AND JOYCE KRAKUE C.P. November Term, 2009 No. 04630 \$23,109.37 Phelan Hallinan & Schmiegl, LLP

6-356
4994 W. Thompson St. 19143 44th Wd. 14 feet 8 inches frontage x. 70 feet depth BRT# 442118400 Improvements: Residential Property
LARRY HAWKINS C.P. October Term, 2010 No. 01593 \$57,200.95 Richard M. Squire & Associates, LLC

6-357
1045 Edgemore Rd. 19151 34th Wd. 1790 sq. ft. BRT# 34387100 Improvements: Residential Property
RICHARD J. HICKMAN AND BARBARA HICKMAN, HUSBAND AND WIFE C.P. July Term, 2009 No. 03495 \$44,116.00 Richard M. Squire & Associates, LLC

6-358
2229 McKean St. 19145 48th Wd. 15 feet 11 inches frontage x. 63 feet depth BRT# 482054700 Improvements: Residential Property
KARL TYLER AND PAMELA G. TYLER, HIS WIFE C.P. November Term, 2010 No. 00717 \$57,762.64 Richard M. Squire & Associates, LLC

6-359
1229 N. 56th St. 19131 4th Wd. 15 feet frontage x. 106 feet depth BRT# 011217500 Improvements: Residential Property
WILLIAM CARTER C.P. August Term, 2008 No. 02368 \$50,836.35 Richard M. Squire & Associates, LLC

6-360
6323 Marsden St. 19135 41st Wd. 14 feet 2.5 inches frontage x. 78 feet depth BRT# 411267800 Improvements: Residential Property
SONIA MEJIA C.P. May Term, 2011 No. 01822 \$135,838.42 Richard M. Squire & Associates, LLC

6-361
6937 N. 19th St. 19126 10th Wd. 2497.96 sq. ft. BRT# 101113700 Improvements: Residential Property
STANLEY TARBORO C.P. August Term, 2010 No. 02889 \$132,301.24 Goldbeck McCafferty & McKeever

6-362
2713 E. Huntington St. 19125 31st Wd. 1190 sq. ft. BRT# 314166400 Improvements: Residential Property
LISA BUTTERLINE AND MARK S. BUTTERLINE C.P. November Term, 2007 No. 00509 \$62,764.79 Goldbeck McCafferty & McKeever

6-364
5805 Catherine St. 19143 3rd Wd. 1151.01 sq. ft. BRT# 032184700 Improvements: Residential Property
YVONNE MARTIN AND MARCELLA WALKER C.P. November Term, 2009 No. 03061 \$37,682.04 Goldbeck McCafferty & McKeever

6-366
1223 S. 19th St. 19146 36th Wd. 2040 sq. ft. BRT# 361165300 Improvements: Residential Dwelling
ANDRE JUSTE A/K/A ANDRER JUSTE C.P. September Term, 2005 No. 02249 \$68,035.49 McCabe, Weisberg & Conway, P.C.

6-367
5024 Walnut St. 19139-4202 60th Wd. 1520 sq. ft. BRT# 602052000 Improvements: Residential Property

SHERIFF'S SALE

MOHAMMED M. HAQUE C.P. November Term, 2010 No. 01553 \$195,197.40 Phelan Hallinan & Schmiegl, LLP

6-368
610 Hermitage St. 19128-2604 21st Wd. 3222.75 sq. ft. BRT# 213290800 Improvements: Residential Property
GEORGE ALBANY, JR AND MARIANNE W. ALBANY C.P. October Term, 2009 No. 01530 \$73,816.97 Phelan Hallinan & Schmiegl, LLP

6-369
305 W. Oxford St. 19122-3743 18th Wd. 888.22 sq. ft. BRT# 183004600 Improvements: Residential Property
NAPOLEON GARCIA C.P. April Term, 2010 No. 00536 \$322,616.61 Phelan Hallinan & Schmiegl, LLP

6-370
1802 Roselyn St. 19141-1332 17th Wd. 912.28 sq. ft. BRT# 171219400 Improvements: Residential Property
PAULA BROWN, INDIVIDUALLY AND IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF EVELYN W. BROWN AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER EVELYN W. BROWN, DECEASED C.P. October Term, 2010 No. 00738 \$75,460.95 Phelan Hallinan & Schmiegl, LLP

6-371
906 Princeton Ave. 19111-4107 53rd Wd. 2891.90 sq. ft. BRT# 532273200 Improvements: Residential Property
JONG W. LEE C.P. May Term, 2010 No. 04496 \$95,160.62 Phelan Hallinan & Schmiegl, LLP

6-372
300 W. Mount Pleasant Ave. 19119 22nd Wd. 7658.95 sq. ft. BRT# 882920560 Improvements: Rest' Rnt W/Bar Masonry
ABJJ, LLC C.P. October Term, 2007 No. 001489 \$857,438.35 William J. Levant, Esq.

6-373
1521 N. 30th St. 19121 29th Wd. 1,130.00 sq. ft. OPA# 292291400 Subject to Mortgage Improvements: Residential Property
DEBORAH TERRY, EXECUTRIX OF THE ESTATE OF MATILDA TERRY C.P. June Term, 2009 No. 00039 \$27,948.14 Brett A. Solomon; Michael C. Mazack

6-374
5148 Kershaw St. 19131 44th Wd. 1,440.00 sq. ft. OPA# 442140200 Subject to Mortgage Improvements: Residential Property
MORDECHAI PIOTRKOVSKI C.P. March Term, 2011 No. 000987 \$83,437.83 Brett A. Solomon; Michael C. Mazack

6-375
2536 S. 58th St. 19143 40th Wd. 1,120.00 sq. ft. OPA# 402025900 Subject to Mortgage Improvements: Residential Property
GERARD MADDREY C.P. August Term, 2009 No. 003702 \$108,828.39 Brett A. Solomon; Michael C. Mazack

6-376
6127 W. Jefferson St. 19151 34th Wd. 1740 sq. ft. BRT# 342070000 Improvements: Residential Dwelling
RHONDA TAYLOR C.P. April Term, 2011 No. 1237 \$91,587.90 Gregory Javardian, Esq.

6-377
216 N. Edgewood St. 19139 34th Wd. 971 sq. ft. BRT# 341106700 Improvements: Residential Dwelling
CHARLES A.J. HALPIN, III ESQ. AS ADMINISTRATOR OF THE ESTATE OF MARY FRANCES GIVENS A/K/A FRANCES GIVENS, DECEASED. C.P. May Term, 2011 No. 2110 \$25,805.28 Gregory Javardian, Esq.

6-378
8011-8013 Rowland Ave. 19136 63rd Wd. 10108.50 sq. ft. BRT# 642006000 Improvements: Residential Property
SAFAA DEEB C.P. September Term, 2009 No. 00396 \$266,095.95 Goldbeck McCafferty & McKeever

6-379
2023 Carver St. 19124 41st Wd. 1061.45 sq. ft. BRT# 411048900 Improvements: Residential Property
NAOMI SMITH AND SELISA SMITH C.P. July Term, 2004 No. 01241 \$39,326.31 Goldbeck McCafferty & McKeever

6-380
321 S. 46th St. 19143 60th Wd. 2100 sq. ft. BRT# 461165800 Improvements: Residential Property
GORDANA KOSTICH C.P. June Term, 2008 No. 03959 \$715,599.11 Goldbeck McCafferty & McKeever

6-381
901 E. Phil Ellena St. 19150 50th Wd. 2400 sq. ft. BRT# 502355900 Improvements: Residential Property

SHERIFF'S SALE

ANTHONY STREATER C.P. June Term, 2008 No. 04518 \$162,974.00 Goldbeck McCafferty & McKeever

6-382
14202 Barcalow Ave. 19116 58th Wd. 6000 sq. ft. BRT# 583049050 Improvements: Residential Property
TEMUR KADYROVA AND RUMIYA M. KADYROVA C.P. November Term, 2009 No. 05000 \$484,819.79 Goldbeck McCafferty & McKeever

6-383
5833 Walnut St. 19139 60th Wd. 1872 sq. ft. BRT# 604162600 Improvements: Residential Property
WANDA SCRIVEN C.P. February Term, 2011 No. 01821 \$80,929.42 Goldbeck McCafferty & McKeever

6-384
1401 Church St. 19124 23rd Wd. 1206 sq. ft. BRT# 234031000 Improvements: Residential Property
MICHAEL A. KEITH C.P. August Term, 2010 No. 05040 \$144,898.97 Goldbeck McCafferty & McKeever

6-385
200 Higbee St. 19111 35th Wd. 3324 sq. ft. BRT# 352150400 Subject to Mortgage Improvements: Residential Dwelling
LINORD TISLIN C.P. December Term, 2010 No. 01312 \$147,741.94 McCabe, Weisberg & Conway, P.C.

6-386
440 Delmar St. 19128 21st Wd. 1,800 sq. ft. BRT# 212309300 Improvements: Residential Dwelling
MICHAEL J. RAMPONE A/K/A MICHAEL J. RAMPONE, JR. AND KIMBERLY RAMPONE A/K/A KIMBERLY MARIE JUNIO C.P. August Term, 2009 No. 001724 \$186,486.32 Martha E. Von Rosenstiel, Esq.

6-387
5614 Wyalusing Ave. 19131 4th Wd. 2,268 sq. ft. BRT# 043007100 Improvements: Residential Dwelling
QUINTON JOHNSON C.P. June Term, 2009 No. 000280 \$78,758.01 Martha E. Von Rosenstiel, Esq.

6-388
7650 Burholme Ave. 19111 63rd Wd. 2,700.00 sq. ft. BRT# 631008500 Improvements: Residential Dwelling
ROBERT J. GETZ AND TINA GETZ C.P. December Term, 2008 No. 001398 \$199,924.46 Jacqueline F. McNally, Esq.

6-389
1860 E. Wensley St. 19134 45th Wd. 1,015.56 sq. ft. BRT# 452054300 Improvements: Residential Dwelling
BASIL E. CHUKWUNENYE AND MARIA N. CHUKWUNENYE C.P. March Term, 2011 No. 002275 \$57,960.82 Jacqueline F. McNally, Esq.

6-390
136 N. 62nd St. 19139 34th Wd. 1,080.00 sq. ft. BRT# 341224200 Improvements: Residential Dwelling
GEORGE AKANNO C.P. May Term, 2011 No. 1795 \$45,163.47 Jacqueline F. McNally, Esq.

6-391
9252 Annapolis Rd. 19114 57th Wd. 5000 sq. ft. BRT# 572254300 Improvements: Residential Dwelling
ANTHONY A. PIZZARO C.P. July Term, 2009 No. 02492 \$197,335.60 Udren Law Offices, P.C., Esq.

6-392
2601 Pennsylvania Ave., Unit 946 19130 15th Wd. 744 sq. ft. BRT# 888073156 Improvements: Residential Dwelling
YONGPING WANG AND MALGORZATA WEISLO C.P. November Term, 2009 No. 04325 \$240,057.87 Mark J. Udren, Esq.

6-393
7508 Beverly Rd. 19138 50th Wd. 1,500 sq. ft. BRT# 501364900 Improvements: Residential Dwelling
KEVIN J. MALONE C.P. January Term, 2010 No. 02812 \$103,283.29 Mark J. Udren, Esq.

6-394
2351 Moore St. 19145 36th Wd. 870 sq. ft. BRT# 364110700 Improvements: Row 2 Sty Masonry Residential
ERIC J. DUA AND EFRAM DUA AND MARLA DUA C.P. April Term, 2011 No. 02075 \$65,728.78 Emory A. Wyant, Jr., Esq.

6-395
8807 Ashton Rd. 19136 57th Wd. land 5156 s.f.; improvements 1778 s.f. BRT# 572191703
MICHAEL FROST C.P. Term, No. 03830 \$366,163.07 Lauren Reap, Esq. Mattioni, Ltd.

6-396
862 Wynnewood Rd. 19151-3422 34th Wd. 3193 sq. ft. BRT# 344230500 Improvements: Residential Property

SHERIFF'S SALE

PATRICK NJA C.P. May Term, 2010 No. 04374 \$159,600.39 Phelan Hallinan & Schmiegl, LLP

6-397
538 S. 49th St. 19143-2002 46th Wd. 2405 sq. ft. BRT# 881429600 Improvements: Residential Property
STANLEY WILSON A/K/A STANLEY T. WILSON C.P. September Term, 2010 No. 00231 \$181,289.19 Phelan Hallinan & Schmiegl, LLP

6-398
3019 Fairdale Rd. 19154-1803 66th Wd. 1890 sq. ft. BRT# 663024200 Improvements: Residential Property
SHAUN M. KEIL AND LAUREN E. POMO C.P. October Term, 2009 No. 01801 \$165,751.68 Phelan Hallinan & Schmiegl, LLP

6-399
15 W. Pomona St. 19144-1913 59th Wd. 1633.59 sq. ft. BRT# 593096600 Improvements: Residential Property
CAMERON STANLEY C.P. August Term, 2010 No. 03504 \$133,005.70 Phelan Hallinan & Schmiegl, LLP

6-400
412 Leverington Ave. 19128-3312 21st Wd. 5109.84 sq. ft. BRT# 212252400 Improvements: Residential Property
JOSEPH W. PARKINSON AND RITAMARIE PARKINSON C.P. April Term, 2008 No. 03079 \$89,760.85 Phelan Hallinan & Schmiegl, LLP

6-401
1738 Tustin St. 19152-1808 56th Wd. 2232.56 sq. ft. BRT# 562229700 Improvements: Residential Property
HARVEY THEIS C.P. July Term, 2010 No. 01257 \$179,606.16 Phelan Hallinan & Schmiegl, LLP

6-402
2041 S. Croskey St. 19145-2709 48th Wd. 783 sq. ft. BRT# 482212200 Improvements: Residential Property
VICTORIA HORNE F/K/A VICTORIA WELLS AND WALTER J. HORNE C.P. November Term, 2010 No. 03431 \$79,432.44 Phelan Hallinan & Schmiegl, LLP

6-403
5704 Reedland St. 19143-6132 40th Wd. 1080 sq. ft. BRT# 402193500 Improvements: Residential Property
TRACEY M. GLOVER C.P. July Term, 2010 No. 00454 \$25,368.88 Phelan Hallinan & Schmiegl, LLP

6-404
7043 Georgian Rd. 19138-2118 10th Wd. 1472 sq. ft. BRT# 101127300 Improvements: Residential Property
QUEENIE CUSTIS C.P. February Term, 2010 No. 00207 \$120,205.93 Phelan Hallinan & Schmiegl, LLP

6-405
5414 Trinity St. 19143-4910 51st Wd. 1362.42 sq. ft. BRT# 514124800 Improvements: Residential Property
CARLA D. ROWLEY C.P. August Term, 2010 No. 04045 \$72,226.46 Phelan Hallinan & Schmiegl, LLP

6-406
4656 Melrose St. 19137 45th Wd. 1344 sq. ft. BRT# 453441300 Improvements: Residential Property
RENE VILLAFANE C.P. June Term, 2007 No. 02978 \$71,523.77 Phelan Hallinan & Schmiegl, LLP

6-407
1726 S. 21st St. 19145-1947 36th Wd. 1188 sq. ft. BRT# 363277000 Improvements: Residential Property
STEVEN JONES C.P. February Term, 2010 No. 03358 \$333,342.63 Phelan Hallinan & Schmiegl, LLP

6-408
1500-06 Chestnut St., Unit 16G 19102 8th Wd. 772 sq. ft. BRT# 888114842 Subject to Mortgage
KEITH SINGLETON C.P. November Term, 2001 No. 3758 \$10,115.56 Evan R. Bachove, Esq.; Fineman Krekstein & Harris, P.C.

6-409
6535 Kindred St. 19149 54th Wd. 1236 sq. ft. BRT# 541206700 Improvements: A Residential Dwelling
CATHERINE PHILLIPS C.P. July Term, 2011 No. 003268 \$164,201.52 Federman & Associates, LLC

6-410A
501 N. 64th St. 19151 34th Wd. 1428 sq. ft. BRT# 343074800 Improvements: Residential Dwelling
CHARLES A.J. HALPIN, III AS ADMINISTRATOR OF THE ESTATE OF CALVIN DANIEL FRIEDMAN C.P. April Term, 2011 No. 2910 \$23,809.87 Gregory Javardian, Esq.

SHERIFF'S SALE

6-411
85 E. Duval St. 19144 59th Wd. 1151.25 sq. ft. BRT# 592162500 Improvements: Residential Dwelling
 DENISE DARDEN-GINYARD AND DWAYNE GINYARD. C.P. April Term, 2011 No. 1223 \$70,999.80 Gregory Javardian, Esq.

6-412 A-B
33rd Wd (101 Walnut St., Unit 4 –Premise A – 19106) 2423 sq. ft. BRT# 88838746 Improvements: A Residential Dwelling
33rd Wd (101 Walnut St., Unit 4 – Premise B – 19106) 153 sq. ft. BRT# 888038766 Improvements: A Residential Dwelling
 STEPHEN RIOS C.P. July Term, 2010 No. 01951 \$1,180,188.78 Federman & Associates, LLC

6-413
2442 Claymont St. 19153 40th Wd. 3763.92 sq. ft. BRT# 404156237 Improvements: Residential Dwelling
 BARBARA MOMENT C.P. December Term, 2010 No. 03280 \$148,176.42 Mark J. Udren, Esq.

6-414
5211 Rubicam St. 19143 22nd Wd. 10,026.80 sq. ft. BRT# 121198500 Improvements: Residential Real Estate
 KANARD R. GRAVES AND TAMIKA GRAVES C.P. May Term, 2011 No. 1978 \$72,812.17 Stern and Eisenberg LLP

6-415
6029 Chester Ave. 19142 40th Wd. 1005 sq. ft. BRT# 401217700 Improvements: Residential Real Estate
 JONAS SAMUELS C.P. May Term, 2011 No. 002398 \$67,262.55 Stern & Eisenberg PC

6-416
511 Christian St. 19147-4003 2nd Wd. 918.56 sq. ft. BRT# 022104400 Improvements: Residential Dwelling
 LESLIE J. STORZ C.P. January Term, 2008 No. 00401 \$383,700.80 Kristen D. Little, Esq.

6-417
5101 Kershaw St. 19131 44th Wd. 1815 sq. ft. BRT# 442147400 Improvements: Single Family Row Home
 DEON BROWNING C.P. February Term, 2011 No. 000733 \$72,760.26 Craig H. Fox, Esq.

6-418
1112 Ellsworth St. 19147 2nd Wd. 1,340 sq. ft. BRT# 021203800 Improvements: Residential Dwelling
 NICHOLAS H. MIGLINO, MARIA M. MIGLINO, AND PETER MIGLINO C.P. March Term, 2011 No. 2399 \$174,399.49 Weber Gallagher Simpson Stapleton Fires & Newby, LLP; Sarah A. Elia, Esq.

6-419
2019 E. Westmoreland St. 19134 45th Wd. 129 ft. 6 1/2 in. Southeastwardly form the Southeastly side of Emerald St. 14 ft. 10 in. 53 ft. 9 in. BRT# 452040400
 SEAN WALTHOUR AND HATTIE MCINTOSH C.P. May Term, 2010 No. 2031 \$64,166.05 Lois M. Vitti, Esq.

6-420
2531-2535 E. Clearfield St. 19134 25th Wd. 4,906 sq. ft. BRT# 251123311 Improvements: Mixed use property
 NICHOLAS L. CASSIZZI AND FRANCINE L. CASSIZZI C.P. February Term, 2011 No. 1698 \$369,792.06 Weber Gallagher Simpson Stapleton Fires & Newby, LLP; Sarah A. Elia, Esq.

6-421
66 Bonnie Gelman Ct. 19114 57th Wd. 1486 sq. ft. BRT# 888570332 Improvements: Condominium
 DEANNA T. HARMON C.P. October Term, 2010 No. 000116 \$160,834.04 McCabe, Weisberg & Conway, P.C.

6-422
4429 Princeton Ave. 19135 41st Wd. 2320 sq. ft. BRT# 412057600 Improvements: Residential Dwelling
 HARRY B. SEVERNS C.P. August Term, 2010 No. 01148 \$159,717.98 McCabe, Weisberg & Conway, P.C.

6-423
5871 Woodcrest Ave. 19131 52nd Wd. 2722.72 sq. ft. BRT# 522160600 Improvements: Residential Dwelling
 LORNELL B. MURPHY C.P. January Term, 2011 No. 04880 \$112,507.04 McCabe, Weisberg & Conway, P.C.

6-424
2522 E. Gordon St. 19125 31st Wd. 1201.2 sq. ft. BRT# 313127300 Improvements: Residential Dwelling
 MAX ZIMATH C.P. September Term, 2010 No. 01172 \$111,958.69 McCabe, Weisberg & Conway, P.C.

6-425
621 E. Wyoming Ave. 19120 42nd Wd. 2482.55

SHERIFF'S SALE

sq. ft. BRT# 421065700 Improvements: Residential Dwelling
 MORAD MOHAMMAD C.P. January Term, 2011 No. 02430 \$26,181.85 McCabe, Weisberg & Conway, P.C.

6-426
2651 N. Napa St. 19132 28th Wd. 1830.5 sq. ft. BRT# 282156600 Improvements: Residential Dwelling
 ANDREA LUFFBOROUGH A/K/A ANDREA L. LUFFBOROUGH C.P. September Term, 2010 No. 00796 \$45,082.88 McCabe, Weisberg & Conway, P.C.

6-427
901 N. Penn St., #2204 19123 5th Wd. 730 sq. ft. BRT# 888061954 Improvements: Condominium
 ALEXANDER KATSEF AND VLADISLAV VAISMAN C.P. August Term, 2009 No. 02287 \$237,273.03 McCabe, Weisberg & Conway, P.C.

6-428
2139 Bridge St. 19124 62nd Wd. 4299.00 sq. ft. BRT# 622123600 Improvements: Residential Dwelling
 ZHANNA FILIPOVA C.P. November Term, 2004 No. 00584 \$67,211.40 McCabe, Weisberg & Conway, P.C.

6-429
5511 Wyalusing Ave. 19131 4th Wd. 2436 sq. ft. BRT# 041067200 Improvements: Residential Dwelling
 MELODIE LASSITER C.P. March Term, 2009 No. 04641 \$75,592.17 McCabe, Weisberg & Conway, P.C.

6-430
3714 N. 18th St. 19140 38th Wd. 2189 sq. ft. BRT# 131251800 Improvements: Residential Property
 DONNELL PONTON AND PERTANIAL P. DANIELS C.P. June Term, 2009 No. 003295 \$63,685.26 Christopher A. DeNardo, Esq.

6-431
940 W. Porter St. 19148 39th Wd. 2784 sq. ft. BRT# 393353500 Improvements: Residential Dwelling
 DESIREE D'AMBRO C.P. January Term, 2009 No. 02275 \$278,604.20 McCabe, Weisberg & Conway, P.C.

6-432
2133 Earp St. 19146 36th Wd. 760 sq. ft. BRT# 361127700 Improvements: Residential Dwelling
 LEWIS JENKINS AND MARIAN HANDY C.P. June Term, 2010 No. 01990 \$19,000.00 Patrick J. Troy, Esq. Klehr Harrison Harvey Branzburg LLP

6-433
2129 Earp St. 19146 36th Wd. 980 sq. ft. BRT# 361127500 Improvements: Residential Dwelling
 NALEEM S. SCOTT C.P. June Term, 2010 No. 01990 \$19,000.00 Patrick J. Troy, Esq. Klehr Harrison Harvey Branzburg LLP

6-434
602 Borbeck Ave. 19111 56th Wd. 32 feet six 1/4 inches frontage x. 70 feet depth BRT# 631247000 Improvements: Residential Property
 THOMAS E. GILPIN AND MYRTLE GILPIN C.P. May Term, 2011 No. 01101 \$96,107.24 Richard M. Squire & Associates, LLC

6-435
6108 Palmetto St. 19111 35th Wd. 15 feet frontage x. 108 feet 2.5 inches depth BRT# 352290900 Improvements: Residential Property
 NYANA BURTON C.P. September Term, 2009 No. 01103 \$119,893.48 Richard M. Squire & Associates, LLC

6-436
1934 W. Sparks St. 19141 17th Wd. Land Area: 1470 sq. ft. Improvement Area: 1180 sq. ft. OPA# 171272700
 ETANGALIA CANTY C.P. August Term, 2005 No. 004053 \$59,475.86 Albert M. DiGregorio, Jr. Esq.

6-437
1924 Dennie St. 19140 13th Wd. Land Area: 1620 sq. ft. Improvement 1200 sq. ft. OPA# 131365700 Improvements: ROW 2 STY MASONRY
 DEANROSSIANDNOAGENTPROPERTIES, LLC C.P. January Term, 2011 No. 01518 \$60,527.34 Christine A. Pinto, Esq.

6-438
737 Claire Rd. 19128 21st Wd. 4095 sq. ft. BRT# 214012400 Subject to Mortgage Improvements: Residential Dwelling
 REGINA MILIONE C.P. March Term, 2010 No. 01537 \$132,515.04 John J. Whelan, Esq.

6-439
541 Tree St. 19148 39th Wd. 700 sq. ft. BRT# 392130700 Improvements: A Residential Dwelling
 LOUIS J. DUGAN C.P. April Term, 2011 No. 00018 \$86,081.10 Federman & Associates, LLC

SHERIFF'S SALE

6-440
3840 Fairmount Ave. 19104 24th Wd. Land Area: 1395 sq. ft. Improvement 1615 sq. ft. OPA# 242126100
 CORNELL SMITH A/K/A CORNELL G. SMITH C.P. July Term, 2008 No. 04554 \$103,110.84 Arthony R. Distasio, Esq.; Linton, Distasio & Edwards, P.C.

6-441
3629 Sussex Ln. 19114 66th Wd. 3100 sq. ft. BRT# 661214000 Improvements: Residential Dwelling
 SANDRA L. HELM AND EUGENE HELM, JR. C.P. March Term, 2009 No. 05364 \$151,116.68 McCabe, Weisberg & Conway, P.C.

6-442
6642 Glenloch St. 19135-2719 41st Wd. 1350 sq. ft. BRT# 411208400 Improvements: Residential Property
 HAYES JOHNSON C.P. April Term, 2010 No. 00030 \$152,420.51 Phelan Hallinan & Schmiegl, LLP

6-443
1417 N. Corlies St. 19121-3504 29th Wd. 665.52 sq. ft. BRT# 292302200 Improvements: Residential Property
 OMAR J. GUERRERO C.P. September Term, 2010 No. 01255 \$77,332.19 Phelan Hallinan & Schmiegl, LLP

6-444
1317 Moore St. 19148-1508 26th Wd. 1237.50 sq. ft. BRT# 394554300 Improvements: Residential Property
 KATHERINE A. HAENTJENS C.P. June Term, 2010 No. 01780 \$193,154.83 Phelan Hallinan & Schmiegl, LLP

6-445
1837 Sulis St. 19141-1020 17th Wd. 1067.50 sq. ft. BRT# 171035700 Improvements: Residential Property
 MONICA L. MITCHELL C.P. November Term, 2010 No. 03832 \$49,795.79 Phelan Hallinan & Schmiegl, LLP

6-446
9230 Verree Rd. 19115-2804 63rd Wd. 31602 sq. ft. BRT# 632263920 Improvements: Residential Property
 MIKHAILO TSYUMAN C.P. December Term, 2008 No. 03396 \$612,508.63 Phelan Hallinan & Schmiegl, LLP

6-447
1650 Haworth St. 19124-1372 62nd Wd. 2100.61 sq. ft. BRT# 622016500 Improvements: Residential Property
 SHEILA RAMKELAWAN C.P. December Term, 2008 No. 03833 \$125,271.69 Phelan Hallinan & Schmiegl, LLP

6-448
2012 Estaugh St. 19140-4801 30th Wd. 1500 sq. ft. BRT# 112070700 Improvements: Residential Property
 JUSTIN V. REEVES A/K/A JUSTIN REEVES C.P. August Term, 2009 No. 02751 \$67,354.21 Phelan Hallinan & Schmiegl, LLP

6-449
658 Waring St. 19116-2030 58th Wd. 6000 sq. ft. BRT# 582322100 Improvements: Residential Property
 MARGARET E. HUSTON ET AL. C.P. August Term, 2010 No. 02713 \$239,853.36 Phelan Hallinan & Schmiegl, LLP

6-450
6243 Elmwood Ave. 19142-2907 40th Wd. 1360 sq. ft. BRT# 402225200 Improvements: Residential Property
 BARBARA WILLIAMS, IN HER CAPACITY AS HEIR OF MARIE D. GUERRIER, DECEASED ET AL. C.P. March Term, 2010 No. 04793 \$73,720.99 Phelan Hallinan & Schmiegl, LLP

6-451
1753 Saint Pauls St. 19140-1815 13th Wd. 912.975 sq. ft. BRT# 132326300 Improvements: Residential Property
 RUDOLPH F. VALENTINE, SR C.P. May Term, 2010 No. 02449 \$49,667.77 Phelan Hallinan & Schmiegl, LLP

6-452
2941 S 13th St. 19148-4947 39th Wd. 1408 sq. ft. BRT# 395342100 Improvements: Residential Property
 THOMAS GALLO AND JENNIFER M. CORRIGAN C.P. April Term, 2010 No. 00860 \$234,532.21 Phelan Hallinan & Schmiegl, LLP

6-453
4518 N. Bodine St. 19140-1508 42nd Wd. 792.45 sq. ft. BRT# 422415300 Improvements: Residential Property
 IDANIA GARCIA C.P. June Term, 2010 No. 01130 \$42,212.06 Phelan Hallinan & Schmiegl, LLP

6-454
923 S. 48th St. 19143-3526 46th Wd. 3135 sq. ft. BRT# 461211200 Improvements: Residential Property
 JUDITH E. BERMAN AND JOHN P.

SHERIFF'S SALE

HOLLAND C.P. August Term, 2010 No. 03847 \$465,322.65 Phelan Hallinan & Schmiegl, LLP

6-455
4633 Emery St. 19137-2116 45th Wd. 970.80 sq. ft. BRT# 453294800 Improvements: Residential Property
 KATHLEEN A. GLATTS C.P. December Term, 2010 No. 00173 \$156,355.53 Phelan Hallinan & Schmiegl, LLP

6-456
7840 Saturn Pl. 19153-1212 40th Wd. 1612.80 sq. ft. BRT# 405879900 Improvements: Residential Property
 ANGELA C. RANDALL-WEST, IN HER CAPACITY AS EXECUTOR THE ESTATE OF PATRICIA J. ELLISON A/K/A PATRICIA ELLISON A/K/A PATRICIA JANE ELLISON A/K/A PAT RANDALL A/K/A PAT ELLISON ET AL. & WILLIE P. LEWIS, IN HIS CAPACITY AS DEVISEE OF THE ESTATE OF PATRICIA J. ELLISON A/K/A PATRICIA ELLISON A/K/A PATRICIA JANE ELLISON A/K/A PAT RANDALL A/K/A PAT ELLISON ET AL. C.P. June Term, 2010 No. 00425 \$142,410.75 Phelan Hallinan & Schmiegl, LLP

6-457
915 S. Fairhill St. 19147-4015 2nd Wd. 722.12 sq. ft. BRT# 021436600 Improvements: Residential Property
 HILDEGARD KENT C.P. July Term, 2010 No. 00226 \$320,426.00 Phelan Hallinan & Schmiegl, LLP

6-458
4065 Comly St. 19135-3819 62nd Wd. 2929 sq. ft. BRT# 622185100 Improvements: Residential Property
 BABUL UDDIN C.P. May Term, 2010 No. 04585 \$148,526.48 Phelan Hallinan & Schmiegl, LLP

6-459
6749 Lynford St. 19149-2127 54th Wd. 1563.79 sq. ft. BRT# 542205200 Improvements: Residential Property
 LAURIE R. SANDERS C.P. July Term, 2009 No. 03612 \$82,451.28 Phelan Hallinan & Schmiegl, LLP

6-460
1139 Kent Ln. 19115 58th Wd. 9191 sq ft/1479 sq ft Sq. ft. BRT# 581142100 Improvements: Residential Dwelling
 STEVE DINENNO C.P. September Term, 2009 No. 03557 \$277,089.48 McCabe, Weisberg & Conway, P.C.

6-461A-B
21st Wd. (4526 Wilde St. – Premise A – 19127) 21st Wd. Front - 18 1/2'; Depth: 32' 5/8" BRT# 882920310 Improvements: Commercial building - store
21st Wd. (4526 Wilde St. –Premise B – 19127) 21st Wd. Front - 18 1/2'; Depth: 32' 5/8" BRT# 882920310 Improvements: Commercial building - store
 ROXBOROUGH REAL ESTATE, LLC C.P. July Term, 2009 No. 00939 \$455,581.47 Axel A. Shield, II, Esq.

6-462
4600-02-04 Walnut St. 19139 46th Wd. Land: 5806.38 sq. ft.; BRT# 881145005; 461001200 Improvements: Residential - Apartment Building
 NOEL KARASANYI C.P. April Term, 2011 No. 0306 \$589,486.89 Dana S. Plon, Esq.

6-463A-G
1st Wd. (1301 S. Philip St. – Premise A – 19147) 950 sq. ft. BRT# 011073710 Improvements: Vac Land Res
1st Wd (1303 S. Philip St. – Premise B – 19147) 950 sq. ft. BRT# 011073720 Improvements: Vac Land Res
1st Wd. (1305 S. Philip St. –Premise C – 19147) 950 sq. ft. BRT# 011073730 Improvements: Vac Land Res
1st Wd. (1307 S. Philip St. – Premise D – 19147) 950 sq. ft. BRT# 011073740 Improvements: Vac Land Res
1st Wd (1300 S. 2nd St. – Premise E – 19147) 950 sq. ft. BRT# 011067010 Improvements: Row W/Gar 4sty Masonry
1st Wd. (1302 S. 2nd St. – Premise F – 19147) 950 sq. ft. BRT# 011067020 Improvements: Row W/Gar 4sty Masonry
1st Wd. (1304 S. 2nd St. Premise G – 19147) 950 sq. ft. BRT# 011067030 Improvements: Row W/Gar 4sty Masonry
 EMPIRE INVESTMENT GROUP, LLC C.P. January Term, 2011 No. 03734 \$2,230,989.76 McElroy, Deutsch, Mulvaney & Carpenter, LLP

6-464
2035 S. 68th St. 19142 40th Wd. 1140 sq. ft. BRT# 403068000 Improvements: Residential Dwelling
 LILLIAN STRICKLAND C.P. December Term, 2010 No. 00437 \$67,671.91 McCabe, Weisberg & Conway, P.C.

6-466
4427 E. Howell St. 19135 55th Wd. 5000 sq. ft./1913 sq. ft. sq. ft. BRT# 552002000

SHERIFF'S SALE

Improvements: Residential Dwelling
 GERALD RAAB, ADMINISTRATOR OF THE ESTATE OF LILLIAN RAAB, DECEASED MORTGAGOR AND REAL OWNER AND LILLIAN RAAB C.P. September Term, 2010 No. 03579 \$129,152.12 McCabe, Weisberg & Conway, P.C.

6-467
246 W. Coulter St. 19144 12th Wd. 2262 sq. ft./2170 sq. ft. sq. ft. BRT# 124036800 Improvements: Residential Dwelling
 HELEN F. ADDERLEY AND SHEREE JOHNSON MINOR C.P. February Term, 2011 No. 00154 \$96,089.29 McCabe, Weisberg & Conway, P.C.

6-468
2915 Unruh Ave. 19149 55th Wd. 1870.62 sq. ft./1308 sq. ft. sq. ft. BRT# 551150200 Subject to Mortgage Improvements: Residential Dwelling
 DEBORAH A. KEMP A/K/A DEBORAH WILSON AND RICHARD WILSON C.P. May Term, 2011 No. 01495 \$187,316.14 McCabe, Weisberg & Conway, P.C.

6-469
5921 Cottage St. 19135 55th Wd. 6666 sq. ft./1280 sq. ft. sq. ft. BRT# 552401900 Improvements: Residential Dwelling
 MICHELLE WINKIS \$241,847.82 McCabe, Weisberg & Conway, P.C.

6-470
2235 Larue St. 19137 23rd Wd. 1920.50 sq. ft. BRT# 453391100 Improvements: Residential Dwelling
 RONALD JANITS AND DIANA JANITS C.P. September Term, 2010 No. 03573 \$42,201.15 McCabe, Weisberg & Conway, P.C.

6-471
5229 Wakefield St. 19144 12th Wd. 3384.75 sq. ft. BRT# 121172900 Subject to Mortgage Improvements: Residential Dwelling
 LYNDIA BURRELL, EXECUTOR OF THE ESTATE OF MATTIE LOCKMAN, DECEASED MORTGAGOR AND REAL OWNER C.P. November Term, 2010 No. 03525 \$59,052.95 McCabe, Weisberg & Conway, P.C.

6-472
4227 Neilson St. 19124-4921 33rd Wd. 810 sq. ft. BRT# 332529500 Improvements: Residential Property
 HERIBERTO GONZALEZ, JR C.P. September Term, 2010 No. 01846 \$84,994.65 Phelan Hallinan & Schmiegl, LLP

6-473
2653 S. Percy St. 19148-4505 39th Wd. 710.50 sq. ft. BRT# 393451100 Improvements: Residential Property
 ROSANNE C. RUFFO C.P. January Term, 2009 No. 02282 \$222,029.90 Phelan Hallinan & Schmiegl, LLP

6-474
6031 Cedarhurst St. 19143-3104 3rd Wd. 1320 sq. ft. BRT# 034010300 Improvements: Residential Property
 GARY DEMPSEY AND KENNETH L. STOKES C.P. September Term, 2007 No. 01780 \$78,470.38 Phelan Hallinan & Schmiegl, LLP

6-475
357 E. Eleanor St. 19120 42nd Wd. 3,348.11 sq. ft. BRT# 421107000 Improvements: Residential Dwelling
 JOHNNY R. WILSON C.P. March Term, 2008 No. 01758 \$56,380.03 McCabe, Weisberg & Conway, P.C.

6-476
7041 Large St. 19149 54th Wd. 2379.54 sq. ft. BRT# 542247700 Improvements: Residential Dwelling
 WILLIAM P TUNNEY, JR C.P. March Term, 2010 No. 01688 \$141,692.37 McCabe, Weisberg & Conway, P.C.

6-477
2545 Sepviva St. 19125 31st Wd. 1,660 sq. ft. BRT# 311235300 Improvements: Residential Dwelling
 JONATHAN BARNES C.P. September Term, 2010 No. 02785 \$114,282.55 McCabe, Weisberg & Conway, P.C.

6-478
4622 Oakland St. 19124 23rd Wd. 1230 sq. ft. BRT# 234228300 Improvements: Residential Dwelling
 DANIEL LAPTEFF C.P. December Term, 2009 No. 000937 \$78,776.99 McCabe, Weisberg & Conway, P.C.

6-479
457 W. Earham Terr. 19144 12th Wd. 2102 sq. ft. BRT# 124056100 Improvements: Residential Dwelling
 MATEO M. KING C.P. January Term, 2011 No. 00280 \$85,076.14 McCabe, Weisberg & Conway, P.C.

6-480
818 E. Madison St. 19134 33rd Wd. 1909.50 sq. ft. BRT#

SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE	SHERIFF'S SALE
Residential Dwelling IGOR DOVMAN C.P. November Term, 2010 No. 02782 \$32,272.67 McCabe, Weisberg & Conway, P.C.	Dwelling ROBERT D. BOOKHART A/K/A ROBERT DANIEL BOOKHART C.P. April Term, 2010 No. 01496 \$51,740.11 McCabe, Weisberg & Conway, P.C.	sq. ft. BRT# 353282100 Improvements: Residential Dwelling KENNY SALCEDO C.P. July Term, 2010 No. 02179 \$136,456.91 McCabe, Weisberg & Conway, P.C.	Dwelling BARBARA UHL C.P. March Term, 2009 No. 00474 \$169,210.54 Udren Law Offices, P.C., Esq.	BRT# 131277200 Improvements: Residential Property BENJAMIN WALKER, III AND PAMELA L. WALKER C.P. May Term, 2011 No. 003099 \$55,004.69 Christopher A. DeNardo, Esq.
6-481 6728 Cornelius St. 19138 10th Wd. 2223.83 sq. ft. BRT# 102375200 Improvements: Residential Dwelling ROLEL COLEMAN C.P. September Term, 2010 No. 02781 \$80,543.74 McCabe, Weisberg & Conway, P.C.	6-489 2265 Kennedy St. 19137 45th Wd. 1231.16 sq. ft. BRT# 252248900 Improvements: Residential Dwelling MARK YUSIM AND ALLA YUSIM C.P. January Term, 2011 No. 04494 \$65,410.93 McCabe, Weisberg & Conway, P.C.	6-497 2049 N. Fourth St. 19123 18th Wd. 1948.00 sq. ft. BRT# 183325500 Improvements: Residential Dwelling RONALD D. MILLER AND RONALD D. MILLER C.P. October Term, 2009 No. 03581 \$99,351.16 McCabe, Weisberg & Conway, P.C.	6-505 2501 S. Colorado St. 19145 26th Wd. 2002.50 sq. ft. BRT# 262025200 Improvements: Residential Dwelling JENNIE M. DISANTO (MORTGAGOR) AND JOHN M DISANTO (REAL OWNER) C.P. October Term, 2009 No. 00967 \$219,193.37 Mark J. Udren, Esq.	6-513 314 S. 12th St. 7th Wd. Land: 1584 sq. ft. Improvement: 3960 BRT# 881514500 Subject to Mortgage Improvements: Multi-Family Residential Apartment Building MICHAEL T. CONNOR C.P. February Term, 2011 No. 02835 \$902,846.00 Bret M. Binder, Esq.; Jennifer W. Levy-Tatum, Esq.
6-482 1640 N. 59th St. 19151 34th Wd. 2616.96 sq. ft. BRT# 342153700 Improvements: Residential Dwelling TIMOTHY CHINA C.P. October Term, 2010 No. 01814 \$74,681.43 McCabe, Weisberg & Conway, P.C.	6-490 1820 E. Clementine St. 19134 25th Wd. 2088 sq. ft. BRT# 252248900 Improvements: Residential Dwelling UKANA N. PALMORE C.P. December Term, 2010 No. 02472 \$27,565.27 McCabe, Weisberg & Conway, P.C.	6-498 4129 Levick St. 19135 55th Wd. 1296 sq. ft. OPA# 552078400 Improvements: Residential Property WALTER MAYLIE, JR. C.P. May Term, 2011 No. 003351 \$116,199.66 Christopher A. DeNardo, Esq.	6-506 1938 74th St. 19138 10th Wd. 1050 sq. ft. BRT# 101386600 Improvements: Residential Dwelling PEARL MOORE C.P. January Term, 2006 No. 001865 \$69,799.79 Mark J. Udren, Esq.	6-514 36 S. Strawberry St., Unit #45 19106 5th Wd. 918 sq. ft. BRT# 888087094 Improvements: Condominium JOHN F. COOLEY JR. A/K/A JOHN COOLEY C.P. October Term, 2012 No. 002454 \$238,100.43 McCabe, Weisberg & Conway, P.C.
6-483 7135 Torresdale Ave. 19135 65th Wd. 3240 sq. ft. BRT# 651257400 Subject to Mortgage Improvements: Residential Dwelling BETH ANN ELLINGER C.P. December Term, 2010 No. 00383 \$125,277.93 McCabe, Weisberg & Conway, P.C.	6-491 103 N. 52nd St. 19139 44th Wd. 1,620 sq. ft. BRT# 441126000 Subject to Mortgage JOHNNIE L. DURHAM C.P. November Term, 2009 No. 01343 \$112,020.99 Sam Y. Hwang, Esq.; Hwang & Haas, PC	6-499 707 Garland St. 19124 35th Wd. 2178 sq. ft. BRT# 351051300 Improvements: Residential Dwelling HUNG TIEN NGUYEN C.P. August Term, 2010 No. 01140 \$102,294.69 McCabe, Weisberg & Conway, P.C.	6-507 10840 Lockart Ct. 19116 58th Wd. 3630 sq. ft. BRT# 582403100 Improvements: Residential Dwelling ROMAN KHOLYAVKA C.P. May Term, 2006 No. 003911 \$260,258.37 Mark J. Udren, Esq.	6-515 A-C 18th Wd. (401-403 W. Norris St. -Premise A - 19122) 1540.25 sq ft OPA#183207100 Improvements: Property 18th Wd. (405 W. Norris St. - Premise B - 19122) 730.94 sq ft OPA#183207200 Improvements: Property 18th Wd. (409-411 W. Norris St. - Premise C - 19122) 1537.5 sq ft OPA#183207420 Improvements: Property ERIC ORTIZ C.P. September Term, 2010 No. 01025 \$220,592.85 Martin S. Weisberg, Esq.
6-484 1639 Titan St. 19146 36th Wd. 896 sq. ft. BRT# 365327200 Improvements: Residential Dwelling JAVINA SIMMONS-CHAMBERLAIN A/K/A JAVINA SIMMONS C.P. August Term, 2007 No. 001917 \$93,369.02 McCabe, Weisberg & Conway, P.C.	6-492 1010 Race St., Unit PC 19107 5th Wd. 933 sq. ft. OPA# 888071664 Subject to Mortgage Improvements: Single Family Dwelling Condominium Unit JOSEPH N. REILLY AND WILLIAM J. HEISER, JR. T/A REILLY & HEISER REAL ESTATE INVESTORS C.P. March Term, 2011 No. 001784 \$176,491.45 Jerome R. Balka, Esq.	6-500 665 E. Westmoreland St. 19134 33rd Wd. 922.50 sq ft/1500 sq ft. Sq. ft. BRT# 331105300 Improvements: Residential Dwelling SHAREEF JONES C.P. September Term, 2008 No. 00560 \$78,096.18 McCabe, Weisberg & Conway, P.C.	6-508 7529 Briar Rd. 19138 50th Wd. 1350 sq. ft./1284 sq. ft. sq. ft. BRT# 501346600 Subject to Mortgage Improvements: Residential Dwelling RICKEY A. MCKINNEY A/K/A RICKEY ALLEN MCKINNEY AND DEBORAH MCKINNEY A/K/A DEBORAH LYNNE MCKINNEY C.P. September Term, 2010 No. 01372 \$17,066.88 McCabe, Weisberg & Conway, P.C.	6-516 1905 Titan St. 19146 36th Wd. 784 sq. ft. BRT# 361089500 Subject to Mortgage Improvements: A Dwelling DARRELL DORSEY C.P. December Term, 2010 No. 00277 \$57,945.43 Patrick Thomas Woodman
6-485 632 Leverington Ave. 19128 21st Wd. 1360 sq. ft. BRT# 213282000 Improvements: Residential Dwelling DONNA BURDO C.P. April Term, 2008 No. 001023 \$228,041.41 McCabe, Weisberg & Conway, P.C.	6-493 1827 S. 29th St. 19145 48th Wd. 19 feet 11 1/2 inches. 55 feet OPA# 482378400 Subject to Mortgage Improvements: Single Family Dwelling JOSEPH N. REILLY C.P. January Term, 2011 No. 002009 \$82,881.33 Jerome R. Balka, Esq.	6-501 3909 Willow St. 19104 24th Wd. 798.50 sq. ft. BRT# 241178000 Improvements: Residential Dwelling FRANK CLAYBROOK AND ROSE SIMMONS C.P. February Term, 2011 No. 00145 \$126,912.62 Mark J. Udren, Esq.	6-509 5736 Larchwood Ave. 19143 46th Wd. 1230 sq. ft. BRT# 463009400 Improvements: Residential Dwelling ROBIN WILLIAMS C.P. January Term, 2010 No. 000569 \$91,577.91 McCabe, Weisberg & Conway, P.C.	6-517 2666 Winchester Ave. 19152 57th Wd. 9,480 sq. ft. BRT# 571001100 Improvements: Residential Dwelling DAVID G. ZIEGLER AND MARY KATE ZIEGLER C.P. September Term, 2009 No. 00876 \$203,046.95 Mark J. Udren, Esq.
6-486 4415 Sansom St. 19104 27th Wd. 2269 sq. ft. BRT# 272024510 Improvements: Residential Dwelling CHARLES W. LEWIS, JR A/K/A CHARLES W. LEWIS C.P. April Term, 2011 No. 02628 \$143,894.17 McCabe, Weisberg & Conway, P.C.	6-494 6303 Theodore St. 19142 40th Wd. 1838 sq. ft. BRT# 402244900 Improvements: Residential Dwelling DARLENE WILLIAMS C.P. October Term, 2010 No. 03440 \$106,816.40 McCabe, Weisberg & Conway, P.C.	6-502 2120 S. 6th St. 19148 39th Wd. 992 sq. ft. BRT# 392347800 Improvements: Residential Dwelling EMMA EVERETTE C.P. September Term, 2009 No. 02896 \$58,587.45 Mark J. Udren, Esq.	6-510 3119 Tulip St. 19134 25th Wd. 812 sq. ft./1072/ sq. ft. sq. ft. BRT# 252360900 Improvements: Residential Dwelling CATHERINE E. BAILEY A/K/A CATHERINE BAILE C.P. October Term, 2010 No. 00678 \$65,167.74 McCabe, Weisberg & Conway, P.C.	6-518 A-B 41st Wd. (6114 Jackson St. - Premise A - 19135) 2,481 sq. ft. BRT# 552457700 Improvements: Residential Dwelling 41st Wd. (6113 Gillespie St. -Premise B - 19135) 1984.80 sq. ft. BRT# 552440900 Improvements: Residential Dwelling REBECCA A. MCGEEHAN A/K/A REBECCA MCGEEHAN C.P. June Term, 2009 No. 04016 \$12,586.50 Mark J. Udren, Esq.
6-487 5141 N. Sydenham St. 19141 17th Wd. 1458 sq. ft. BRT# 172080800 Improvements: Residential Dwelling RODERICK WALKER A/K/A RODERICK T WALKER C.P. December Term, 2008 No. 000390 \$23,662.01 McCabe, Weisberg & Conway, P.C.	6-495 5532 Ludlow St. 19139 60th Wd. 1885 sq. ft. BRT# 604012000 Improvements: Residential Dwelling WILLIAM MCLAUGHLIN AND WILLIARD M. COOPER C.P. October Term, 2008 No. 03688 \$51,633.75 McCabe, Weisberg & Conway, P.C.	6-503 2807 Magee Ave. 19149 55th Wd. 1,560 sq. ft. BRT# 551092700 Improvements: Residential Dwelling CHARLES R. DEPALMO, JR. AND DIANE T. MORROTTO DEPALMO C.P. September Term, 2010 No. 01854 \$169,264.27 Mark J. Udren, Esq.	6-511 1412 W. Mayfield St. 19132 38th Wd. 800 sq. ft. OPA# 111083700 Subject to Mortgage Improvements: Residential CHELTENHAM NURSING AND REHABILITATION CENTER C.P. January Term, 2010 No. 00764 \$19,766.86	
6-488 1318 S. Ruby St. 19143 51st Wd. 2911 sq. ft. BRT# 511250800 Improvements: Residential	6-496 6325 Lawndale Ave. 19111 35th Wd. 1164	6-504 2145 S. 3rd St. 19148 39th Wd. 1068 sq. ft. BRT# 391343900 Improvements: Residential	6-512 3620 N. 19th St. 19140 38th Wd. 3312 sq. ft.	

For information on how to
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