

UPSET SALE SEPTEMBER 18, 2019

LEHIGH COUNTY TAX CLAIM SALES TAX CLAIM BUREAU TAX SALES NOTICE

TO ALL OWNERS* OF PROPERTY DESCRIBED IN THIS NOTICE AND ALL PERSONS HAVING LIENS, TAX JUDGMENTS OR MUNICIPAL CLAIMS AGAINST SUCH PROPERTIES:

NOTICE is hereby given by NORTHEAST REVENUE SERVICE, LLC, as agent for the Lehigh County Tax Claim Bureau, in and for the COUNTY OF LEHIGH under Sections 601-609 inclusive of the Real Estate Tax Law of 1947, as amended, that the Bureau will expose at public sale in the Lehigh County Government Center, at 10:00 A.M., on September 18, 2019 or any date to which the sale may be adjourned, readjourned or continued, for the purpose of collecting unpaid 2017 and any PRIOR REAL ESTATE TAXES, PRIOR LIENS, MUNICIPAL CLAIMS, and all costs hereto, the following described set forth. Please make reference to the Tax Parcel Number and Property Identification Number with all correspondence.

The sale of this property may, AT THE OPTION OF THE BUREAU, be stayed if the owner thereof or any lien creditor of the OWNER, before the date of the sale, enters into an agreement with the BUREAU to pay the TAXES, Claims and Costs in installments in the manner provided by said Act, and the agreement to be entered into. The Bureau is prohibited from entering into a new installment agreement to stay sale within three (3) years of any default on an agreement to stay sale. (Section 603).

These Taxes and Costs can be paid up to the time of the sale.

THERE WILL BE NO REDEMPTION PERIOD AFTER THE DATE OF THE SALE.

IT IS STRONGLY URGED that prospective purchasers have an examination made of the title to any property in which they may be interested. Every effort has been made to keep the proceedings free from error. However, in every case the TAX CLAIM BUREAU is selling the TAXABLE INTEREST and the property is offered for sale by the TAX CLAIM BUREAU without any guarantee or warranty whatever, either as to structure or lack of structure upon the land, the liens, title or any other matter or thing whatsoever. Northeast Revenue, in accordance with the statute, made diligent and reasonable efforts to provide notice to the record owner. Lien holders were not notified and all properties are being sold subject to any existing liens.

It is repeated that there is no redemption after the property is sold and all sales will be final. No adjustments will be made after the property is struck down.

THE PROPERTY MAY BE REDEEMED from the Tax Sale by paying the delinquent taxes, fees, interest penalties and costs prior to the day of the public auction. The payments must be cash, cashiers check, money order or certified check. The right to redeem the property expires on September 18, 2019.

THERE IS NO RIGHT OF REDEMPTION ON THE DAY OF OR AFTER THE PUBLIC AUCTION. If no payment has been received prior to the time of the sale, the property will be sold on September 18, 2019.

Prospective purchasers at all tax sales are required to certify as follows:

1. In accordance with Section 619a of the Real Estate Tax Sale Law, 72 P.S. § 5860.619a, a successful bidder shall be required to provide certification to the Bureau that such person is not delinquent in paying real estate taxes owed to taxing bodies within Lehigh County**, nor is such person bidding on behalf of another individual or entity who is delinquent in paying real estate taxes owed to taxing bodies within Lehigh County; and
2. In accordance with Section 619a of the Real Estate Tax Sale Law, 72 P.S. § 5860.619a, a successful bidder shall be required to provide certification to the Bureau that such person is not delinquent in paying municipal utility bills owed to municipalities within Lehigh County, nor is such person bidding on behalf of an individual or entity who is delinquent in paying municipal utility bills owed to municipalities within Lehigh County.
3. Prospective bidders must register prior to sale. **NO REGISTRATION WILL BE TAKEN THE DAY OF THE SALE.**

4. A successful bidder shall not tender a bad check to the Tax Claim Bureau when purchasing property in the sale. If this should occur that bidder shall not be permitted to bid on any properties in future sales and will be referred to the Lehigh County District Attorneys Office for prosecution under Pennsylvania Crimes Code, 18 Pa. C.S.A §4105 which may lead to a CONVICTION OF A FELONY OF THE THIRD DEGREE.
5. Pursuant to Section 601 (d) of the Real Estate Tax Sale Law, 72 P.S. § 5860.601 (d), prospective bidders must certify that they have not had a landlord license revoked in any municipality in Lehigh County and that they are not acting as an agent for a person whose landlord license has been revoked.

Certification forms are available in the Tax Claim Bureau or on-line at www.Lehighcountytaxclaim.com. Click on Upset Sale and bidder's certification.

Prospective bidders must register prior to the sale. **NO REGISTRATION WILL BE TAKEN ON THE DAY OF THE SALE.** Registration and certification forms are available in the Tax Claim Bureau and online at www.lehighcountytaxclaim.com. All prospective bidders must present one (1) form of photo identification at the time of registration and on the date of the sale. Failure to present photo identification at the time of registration will prevent a prospective bidder from being registered to bid. Failure to present photo identification on the date of the sale will prevent the bidder from receiving his bidder number and thus barring the registered bidder from having the opportunity to bid on property. **Only the registered bidder may bid at the sale using the bidder number provided by the Bureau. Use of the bidder number by individuals other than the registered bidder is prohibited and may nullify a successful bid.**

*******Immediately upon conclusion of the sale, a deposit of \$1,000.00 or the bid amount, whichever is higher, must be made via certified funds, money order or cash to Northeast Revenue Service, LLC by each successful bidder immediately upon the closing of bidding for each parcel. Failure to make said deposit will result in nullification of the bid and the property will be re-auctioned to a new bidder. In the event that the deposit is made but the bidder does not return to pay the balance by 4:00 p.m. the day of the sale, the bid will be nullified, the deposit will be forfeited, the bidder will be barred from future sales, and the property will be offered to the second-highest bidder or relisted at the next upset sale. The remainder of the successful bid must be paid by the close of business (4pm) on September 18, 2019 via certified funds, cash or credit card*******

The second-highest bidder will be contacted by telephone the morning of September 19, 2019 and will be offered the parcel at the HIGHEST bid in the event the winning bidder failed to make full payment on the date of sale. The second-highest bidder may decline without any penalty whatsoever, or may accept and make payment by 4:00 p.m. on Friday, September 20, 2019.

IMPORTANT Right to surplus sale proceeds. If the property is not redeemed from public sale and you are the record owner, then you are entitled to sale proceeds which exceed taxes, interest, penalties, costs, Commonwealth Liens, Municipal Liens, Government Liens and Judgment Liens.

Interest accrues at the rate of 9% per year. $\frac{3}{4}$ % each month effective February 1, of each year.

The County of Lehigh does not discriminate on the basis of race, color, national origin, sex, religion, age, disability, or familial status in employment or the provision of services.

The Lehigh County Government Center is a facility accessible to persons with disabilities. Please notify this Tax Claim Bureau if special accommodations are required. The Tax Claim Bureau can be contacted at (610) 782-3119 or by fax at (610) 841-3678, or by TDD (610) 782-3119.

IF YOU HAVE ANY QUESTIONS AS TO WHAT YOU MUST DO PLEASE CONTACT THE TAX CLAIM BUREAU AT (610) 782-3119.

Northeast Revenue Service, LLC
Agent for the Lehigh County Tax Claim Bureau
Kim Ciavarella, Manager

- * “Owner,” the person in whose name the property is last registered, if registered according to law, or, if not registered according to law, the person whose name last appears as an owner of record on any deed or instrument of conveyance recorded in the county office designated for recording, and in all other cases means any person in open, peaceable and notorious possession of the property, as apparent owner or owners thereof, or the reputed owner or owners thereof, in the neighborhood of such property.

- ** The successful bidder is also certifying that they are not the owner of the property, as the owner has no right to purchase his own property pursuant to Section 618 of the Real Estate Tax Sale Law. A change of name or business status shall not defeat the purpose of this section. For the purpose of this section, “owner” means any individual, partner, shareholder, trust, partnership, limited partnership, corporation or any other business association or any trust, partnership, limited partnership, corporation or any other business association that has any individual as part of the business association who had any ownership interest or rights in the property.

<u>Sale #</u>	<u>Municipality</u>	<u>Parcel</u>	<u>Owner</u>	<u>Property Description</u>	<u>Upset Price</u>	<u>Results</u>
19-0363	BOROUGH OF EMMAUS	07-549473399662-0000004	FREDERICK RYAN P	392 FAIRVIEW ST	\$ 18,980.52	SOLD \$90,000 / BIDDER # 51
19-0373	BOROUGH OF FOUNTAIN HILL	08-642731006006-0000001	CID ANA	1038 BROADWAY	\$ 17,475.66	SOLD \$42,000 / BIDDER # 63
19-0368	BOROUGH OF FOUNTAIN HILL	08-642711368111-0000001	CRENKO DAVID & JEAN	1121 RUSSELL AVE	\$ 17,979.66	TAXES PAID / REMOVED
19-0369	BOROUGH OF FOUNTAIN HILL	08-642721419969-0000001	NEWMAN WALTER	1066 SENECA ST	\$ 14,373.52	SOLD \$38,000 / BIDDER # 16
19-0542	BOROUGH OF SLATINGTON	18-556223760088-0000001	CARRERO ADALBERTO R	522 E CHURCH ST	\$ 10,739.67	NO BID
19-0529	BOROUGH OF SLATINGTON	18-556203079133-0000001	WELTY FAITH	60 DOWELL ST	\$ 30,858.77	BIDDER FORFEIT / BIDDER # 51
19-0163	CITY OF ALLENTOWN	02-640656839734-0000001	ADAMS CINDY R	135 W SUSQUEHANNA ST	\$ 14,143.44	NO BID
19-0091	CITY OF ALLENTOWN	02-549782007014-0000001	ALI SHIET S	443 N 11TH ST	\$ 24,160.69	SOLD \$30,000 / BIDDER # 51
19-0049	CITY OF ALLENTOWN	02-549701505656-0000001	AWADALLAH ZEYAD	2227 W WASHINGTON ST	\$ 53,382.00	TAXES PAID / REMOVED
19-0276	CITY OF ALLENTOWN	02-640781257558-0000001	AXE REAL ESTATE LLC	270 E FORD ST	\$ 10,204.01	NO BID
19-0183	CITY OF ALLENTOWN	02-640702871296-0000001	BARNES BABY	405 N 6TH ST	\$ 13,142.15	SOLD \$18,000 / BIDDER # 61
19-0284	CITY OF ALLENTOWN	02-640793255783-0000001	BLACKER ANN	122 S HALSTEAD ST	\$ 12,994.36	SOLD \$64,000 / BIDDER # 87
19-0068	CITY OF ALLENTOWN	02-549760116464-0000001	BORTZ JEFFREY A ET AL	1442 W CHEW ST	\$ 39,024.37	BIDDER FORFEIT / BIDDER # 96
19-0264	CITY OF ALLENTOWN	02-640772131771-0000001	BRACERO DANIEL & SARA I LOPEZ	219 E WALNUT ST	\$ 20,900.44	SOLD \$43,000 / BIDDER # 50
19-0150	CITY OF ALLENTOWN	02-640626945983-0000001	BURTON TYRONE D	614 W WYOMING ST	\$ 12,615.85	NO BID
19-0147	CITY OF ALLENTOWN	02-640625485338-0000001	CARLEVARINO GARY	748 W CUMBERLAND ST	\$ 14,139.70	TAXES PAID / REMOVED
19-0106	CITY OF ALLENTOWN	02-549784110242-0000001	CASTRO HECTOR L	811 N NEW ST	\$ 29,058.67	NO BID
19-0132	CITY OF ALLENTOWN	02-549795526681-0000001	CHEN GANG	615 W GREENLEAF ST	\$ 9,977.94	SOLD \$39,000 / BIDDER # 50
19-0170	CITY OF ALLENTOWN	02-640680348938-0000001	DENNIS NOLAN CO INC	140 E MOUNTAIN RD	\$ 2,561.46	SOLD \$9,000 / BIDDER # 51
19-0169	CITY OF ALLENTOWN	02-640680103045-0000001	ECHEVARRIA IVETTE	33 E EATON ST	\$ 12,247.28	TAXES PAID / REMOVED
19-0214	CITY OF ALLENTOWN	02-640714200860-0000001	ESPINAL DAMARIS & RICHARDO A SURIEL	613 N PENN ST	\$ 11,343.80	SOLD \$30,000 / BIDDER # 28
19-0151	CITY OF ALLENTOWN	02-640627004076-0000001	EUGENE ELIJAH & MARYANN GARNER	750 S HALL ST	\$ 11,303.66	TAXES PAID / REMOVED
19-0171	CITY OF ALLENTOWN	02-640686663989-0000001	FREY KENNETH N & KATHLEEN	401 E SUSQUEHANNA ST	\$ 35,265.90	SOLD \$35,265.90 / BIDDER # 61
19-0229	CITY OF ALLENTOWN	02-640724014231-0000001	GALLAGHER GREGORY J	543 N JORDAN ST	\$ 10,014.23	SOLD \$32,000 / BIDDER # 71
19-0238	CITY OF ALLENTOWN	02-640734007135-0000001	GOLETZ GREGORY & KATERYNA	232 W LIBERTY ST	\$ 9,027.87	SOLD \$28,000 / BIDDER # 28
19-0278	CITY OF ALLENTOWN	02-640785438718-0000001	HAMOUI SAM	710 HANOVER AVE	\$ 15,058.77	SOLD \$52,000 / BIDDER # 48
19-0146	CITY OF ALLENTOWN	02-640621551101-0000001	ILLARI LISA M	1936 S DELAWARE ST	\$ 19,908.98	SOLD \$68,000 / BIDDER # 75
19-0193	CITY OF ALLENTOWN	02-640704751694-0000001	JACKSON JESSE & CYNTHIA D	725 N 5TH ST	\$ 48,301.86	NO BID
19-0277	CITY OF ALLENTOWN	02-640783475841-0000001	JBTP LLC	1 N FILBERT ST REAR	\$ 2,659.12	NO BID
19-0074	CITY OF ALLENTOWN	02-549770877122-0000001	KMECK WILLIAM	1144 EMMETT ST	\$ 17,809.29	SOLD \$17,809.29 / BIDDER # 16
19-0184	CITY OF ALLENTOWN	02-640702880461-0000001	MAURICE MARION	419 N 6TH ST	\$ 11,024.85	SOLD \$18,000 / BIDDER # 16
19-0157	CITY OF ALLENTOWN	02-640642275215-0000001	MIDDLECAMP ELIZABETH R	639 DIXON ST	\$ 27,691.83	NO BID
19-0096	CITY OF ALLENTOWN	02-549782677873-0000001	MORALES CARLOS	538 N FOUNTAIN ST	\$ 11,854.11	SOLD \$11,854.11 / BIDDER # 28
19-0226	CITY OF ALLENTOWN	02-640723121484-0000001	MORALES JOHNNY	393 W GORDON ST	\$ 17,005.80	SOLD \$32,000 / BIDDER # 50
19-0102	CITY OF ALLENTOWN	02-549783824496-0000001	PEREAU WALTER L	621 N 9TH ST	\$ 28,872.60	NO BID
19-0155	CITY OF ALLENTOWN	02-640637299684-0000001	REPH CORY K SR & CATHERINE M CLEMEN	443 HARRISON ST	\$ 16,009.31	NO BID
19-0224	CITY OF ALLENTOWN	02-640723030326-0000001	RESSLER FRANK D	419 N 4TH ST	\$ 15,077.61	SOLD \$15,077.61 / BIDDER # 63
19-0072	CITY OF ALLENTOWN	02-549761256471-0000001	RIVERA HERMINIO	1341 W LIBERTY ST	\$ 14,805.08	SOLD \$14,805.06 / BIDDER # 67
19-0219	CITY OF ALLENTOWN	02-640715302715-0000001	ROBERTSON MARJORIE L	745 N 4TH ST	\$ 13,261.57	SOLD \$20,000 / BIDDER # 107
19-0198	CITY OF ALLENTOWN	02-640705648930-0000001	RODRIGUEZ LAURA	434 W GREENLEAF ST	\$ 12,022.02	SOLD \$30,000 / BIDDER # 64
19-0029	CITY OF ALLENTOWN	02-549666688934-0000001	RODRIGUEZ MARTIN	319 S 16TH ST	\$ 17,692.21	TAXES PAID / REMOVED
19-0112	CITY OF ALLENTOWN	02-549784902920-0000001	SILFIES CURT A	744 N 8TH ST	\$ 10,253.46	SOLD \$11,000 / BIDDER # 14
19-0168	CITY OF ALLENTOWN	02-640677175976-0000001	STETCH PETER A & HELEN M	860 CONSTITUTION DR	\$ 6,950.13	SOLD \$22,000 / BIDDER # 63
19-0050	CITY OF ALLENTOWN	02-549701630546-0000001	SULEIMAN ABRAHEM M & M A SULEIMAN	831 N LEH ST	\$ 16,298.98	SOLD \$78,000 / BIDDER # 32

19-0285	CITY OF ALLENTOWN	02-641607306756-0000001	VELEZ YUBERTALINDA	708 E CUMBERLAND ST	\$ 35,173.06	SOLD \$51,000 / BIDDER # 50
19-0104	CITY OF ALLENTOWN	02-549783865267-0000001	ZACK HELEN M & CHERYL L ZACK	825 W TILGHMAN ST	\$ 14,925.54	SOLD \$35,000 / BIDDER # 16
19-0298	CITY OF BETHLEHEM	03-641758959745-0000001	JOHNSON ERWIN & ELEANOR LIVING TRUS	2113 W BROAD ST	\$ 13,855.41	SOLD \$52,000 / BIDDER # 63
19-0309	CITY OF BETHLEHEM	03-642802192527-0000001	KALE TROY T	1523 WESTWOOD DR	\$ 17,186.05	TAXES PAID / REMOVED
19-0378	HANOVER TOWNSHIP	09-641930396906-0000001	KOROSECZ ROBERT J & JO ANN RLT	2739 DIANE BLVD	\$ 39,265.85	SOLD \$64,000 / BIDDER # 75
19-0396	HEIDELBERG TOWNSHIP	10-554085094838-0000001	BERKHEISER R RYAN	6691 CHURCH RD	\$ 25,265.76	SOLD \$132,000 / BIDDER # 90
19-0408	LOWER MACUNGIE TOWNSHIP	12-547360648710-0000001	HUNSBERGER EDWIN F	4759 SHEEP ROCK RD	\$ 24,029.59	NO BID
19-0400	LOWHILL TOWNSHIP	11-545737847631-0000001	ROBYN REALTY & DEVELOPMENT CO	6718 RYAN CT	\$ 22,202.79	NO BID
19-0401	LOWHILL TOWNSHIP	11-545747421648-0000001	ROBYN REALTY & DEVELOPMENT CO	6668 ERICKA CIR	\$ 22,855.35	SOLD \$22,855.35 / BIDDER # 1
19-0448	LYNN TOWNSHIP	14-542926754735-0000001	RIEGEL BRIAN D & CATHERINE M	6735 MADISON ST	\$ 20,463.09	NO BID
19-0458	NORTH WHITEHALL TOWNSHIP	16-545976396018-0000001	BLAISE GREGORY & AMY L RUNIEWICZ	5300 PA ROUTE 309	\$ 9,478.04	SOLD \$9,478.04 / BIDDER # 9
19-0480	NORTH WHITEHALL TOWNSHIP	16-547944186970-0000027	SCHANTZ MELISSA	3021 AUDREY DR	\$ 6,896.81	NO BID
19-0469	NORTH WHITEHALL TOWNSHIP	16-546886398028-0000157	SHOLAR TIMOTHY	3469 WOLF PACK DR	\$ 4,249.90	NO BID
19-0497	NORTH WHITEHALL TOWNSHIP	16-558134451612-0000001	TREICHLER COMMONS COMMERCE LLC	5525 PA ROUTE 145	\$ 9,037.70	TAXES PAID / REMOVED
19-0507	NORTH WHITEHALL TOWNSHIP	16-558144043217-0000001	TREICHLER COMMONS COMMERCE LLC	5467 MAUSER ST	\$ 7,073.47	TAXES PAID / REMOVED
19-0502	NORTH WHITEHALL TOWNSHIP	16-558135836229-0000104	WISMER GENE JR & VICKI	1014 DOGWOOD ST	\$ 4,392.42	NO BID
19-0520	SALISBURY TOWNSHIP	17-641624866271-0000001	DE OLIVERA VICTOR	1107 E EMMAUS AVE	\$ 14,830.93	SOLD \$47,000 / BIDDER # 63
19-0566	SOUTH WHITEHALL TOWNSHIP	19-549716637222-0000001	MOSSER JAMES R & KATHLEEN A	1525 N 18TH ST	\$ 64,715.91	NO BID
19-0558	SOUTH WHITEHALL TOWNSHIP	19-548660709823-0000001	WHIRL CHARLES R JR & JANE M	3456 LINDBERG AVE	\$ 53,797.63	TAXES PAID / REMOVED
19-0591	UPPER MACUNGIE TOWNSHIP	20-546644803567-0000001	CASTLE HOLDINGS INC	6612 RUPPSVILLE RD	\$ 1,987.05	SOLD \$1,987.05 / BIDDER # 16
19-0592	UPPER MACUNGIE TOWNSHIP	20-546644903537-0000001	CASTLE HOLDINGS INC	6616 RUPPSVILLE RD	\$ 201,017.27	NO BID
19-0626	UPPER SAUCON TOWNSHIP	22-642581550524-0000001	MAMONE RAYMOND F JR	2120 TURNBERRY CT	\$ 14,780.18	SOLD \$17,000 / BIDDER # 36
19-0666	WASHINGTON TOWNSHIP	23-556007999313-0000159	LEH ELAINE E	6223 REFTON CT	\$ 12,267.04	NO BID
19-0646	WASHINGTON TOWNSHIP	23-555159484019-0000001	MARTIR MICHAEL GILBERT & V HUNSICKE	7630 CENTER ST	\$ 18,012.58	SOLD \$18,012.58 / BIDDER # 1
19-0647	WASHINGTON TOWNSHIP	23-555210746919-0000001	RAUCH RUSSELL B ESTATE	MAIN ST	\$ 7,117.84	NO BID
19-0663	WASHINGTON TOWNSHIP	23-556007999313-0000112	STINSON DONNA LEE	3525 MORRIS CT	\$ 9,668.56	NO BID
19-0631	WASHINGTON TOWNSHIP	23-554239006277-0000001	SZACSKA KENNARD & GLORIA	N LOOP RD	\$ 4,347.17	NO BID
19-0684	WEISENBERG TOWNSHIP	24-544634456339-0000001	CASTLE 2016 LLC	2264 SEIPSTOWN RD	\$ 6,765.66	SOLD \$6,765.66 / BIDDER # 0
19-0716	WHITEHALL TOWNSHIP	25-640816324287-0000001	LIBERTY HOME DEVELOP CORP LTD TRSTE	2139 S LEHIGH AVE	\$ 12,559.91	NO BID
19-0715	WHITEHALL TOWNSHIP	25-640816142125-0000001	PEREZ VICTOR	2119 S LEHIGH AVE	\$ 9,154.44	SOLD \$32,000 / BIDDER # 16