



Property Information Request Information Update Information

File#:	BS-X01693-3889530926	Requested Date:	07/17/2024	Update Requested:
Owner:	KOTHPARTOUM VISIAN	Branch:		Requested By:
Address 1:	220 W ALBANUS ST	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	PHILADELPHIA, PA	# of Parcel(s):	1	

Notes

CODE VIOLATIONS Per City of Philadelphia Department of Zoning there are no Code Violation cases on this property.

Collector: City of Philadelphia
Payable: 1401 John F Kennedy Blvd Philadelphia, PA 19102
Business# 215-686-1441

PERMITS Per City of Philadelphia Building Department there are no Open/Pending/Expired Permit on this property.

Collector: City of Philadelphia
Payable: 1401 John F Kennedy Blvd Philadelphia, PA 19102
Business# 215-686-1441

SPECIAL ASSESSMENTS Per City of Philadelphia Tax Collector Department there are no Special Assessments/liens on the property.

Collector: Philadelphia
Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102
Business# 215- 686-2300

DEMOLITION NO

UTILITIES

WATER & SEWER
Account #: 0071156000220001
Payment Status: DELINQUENT
Status: Pvt & Lienable
Amount: \$3,032.30
Good Thru: 09/11/2024
Account Active: Active
Collector: Philadelphia Water Department
Payable Address: 1101 Market Street, 5th Floor, Philadelphia, PA 19107
Business # 215-686-6995

GAS
Account #: 000648230909
Payment Status: DELINQUENT
Status: Pvt & Lienable
Amount: \$7,736.97
Good Thru: FINAL
Account Active: Active
Collector: PGW Liens & Judgments Department
Payable Address: 800 W Montgomery Ave, 3rd floor, Philadelphia, PA 19122
Business # 215-978-1053

GARBAGE
Garbage bills are included in the real estate property taxes

📍 220 W ALBANUS ST

PHILADELPHIA, PA 19120-3827

Owner

KOTHPARTOUM VISIAN

OPA Account Number

422134400

Mailing Address

220 W Albanus St
Philadelphia PA 19120-3827

Property assessment and sale information

Assessed Value	\$126,800
Sale Date	03/30/2007
Sale Price	\$78,000

Office of Property Assessment (OPA) was formerly part of the Board of Revision of Taxes (BRT) and some City records may still use that name. Source: [Office of Property Assessment \(OPA\). \(https://www.phila.gov/opa/pages/default.aspx\)](https://www.phila.gov/opa/pages/default.aspx)

Valuation History (11)

Taxable and exempt land values can represent the contributory value of land in relation to the total market value, or were no structure is present, the value of vacant land. (Consistent with International Association of Assessing Officers (IAAO) standards, the value of an improved parcel is separated into the portion of value attributed to the improvement and the portion of value attributed to the land.)

Year	Market Value	Taxable Land	Taxable Improvement	Exempt Land	Exempt Improvement
2025	\$126,800	\$25,360	\$1,440	\$0	\$100,000
2024	\$96,000	\$16,000	\$0	\$3,200	\$76,800
2023	\$96,000	\$16,000	\$0	\$3,200	\$76,800
2022	\$73,500	\$11,025	\$17,475	\$0	\$45,000
2021	\$73,500	\$11,025	\$17,475	\$0	\$45,000
2020	\$73,500	\$11,025	\$17,475	\$0	\$45,000
2019	\$68,300	\$10,245	\$18,055	\$0	\$40,000
2018	\$72,100	\$10,815	\$31,285	\$0	\$30,000
2017	\$72,100	\$10,815	\$31,285	\$0	\$30,000
2016	\$72,100	\$4,823	\$67,277	\$0	\$0

Year	Market Value	Taxable Land	Taxable Improvement	Exempt Land	Exempt Improvement
2015	\$72,100	\$4,823	\$67,277	\$0	\$0


Sales History (3)

Date	Adjusted Total	Grantees	Grantors	Doc Id
03/30/2007	\$78,000	KOTHPARTOUM VISIAN	HADGE JOSEPH	51665558
10/25/2005	\$65,000	HADGE JOSEPH	KOUSOMBOS ARTHUR	51315266
09/16/2005	\$55,000	KOUSOMBOS ARTHUR	MADRID MARIA D; MADRID NEPTALY	51277821

Property Details

Property characteristics described below are included for convenience, but may not reflect the most recent conditions at the property. For all property questions, [submit an official inquiry](#).

https://opainquiry.phila.gov/opa.apps/help/PropInq.aspx?acct_num=422134400 or call OPA at [\(215\) 686-9200](tel:+12156869200) (tel:+12156869200).

Year Built	1930 (estimated)
Building Description	ROW PORCH FRONT
Building Condition	Average
Number of Stories	2 stories
Number of Rooms	Not Available
Features	No basement No fireplace No garage
Heating and Utilities	Heater type n/a No central air Sewer type n/a
Lot Size	910 sq ft
Improvement Area	1,120 sq ft
Frontage	14 ft
Beginning Point	141' W OF 2ND ST
Zoning	RSA5-Residential Single Family Attached-5  https://atlas.phila.gov/220%20W%20ALBANUS%20ST/zoning
OPA Account Number	422134400
OPA Address	220 W Albanus St
Homestead Exemption	Yes

Local Details

Political Divisions	Ward: 42nd Council District: 8th
School Catchment	Elementary: Morrison, Andrew J. Middle: Morrison, Andrew J. HS: Aspira Olney Charter High School
Police District	35th District
Trash Day	Thursday
L&I District	EAST
Census Tract	028600

You can download the property assessment dataset in bulk, and get more information about this data at metadata.phila.gov

Note: Taxable and exempt land values can represent the contributory value of land in relation to the total market value, or were no structure is present, the value of vacant land. (Consistent with International Association of Assessing Officers (IAAO) standards, the value of an improved parcel is separated into the portion of value attributed to the improvement and the portion of value attributed to the land.)



[< Home](#)

220 W ALBANUS ST

PHILADELPHIA PA 19120-3827

Balance

\$0.00

OPA : 422134400
Assessed value : \$96,000.00
Owner : KOTHPARTOUM
VISIAN

[Summary](#) [More options...](#)

Accounts

Real Estate Tax

Balance

\$0.00

- [> View period balance](#)
- [> Apply for real estate assistance programs](#)
- [> View liens and debt](#)



Property History

Permits, licenses, violations & appeals by address

L&I dashboard Property history 220 W ALBANUS ST

Property address search

Search an address...

Search an address...

CLEAR



L&I district

EAST

Owner name

KOTHPARTOUM VISIAN

Owner mailing address

220 W ALBANUS ST
PHILADELPHIA, PA 19120

To report corrections, submit an official inquiry.

Appeals

No Appeals for this property

Building Certifications

0 Certifications



Investigations

8 Investigations



Business licenses

No business licenses for this property

Permits

No Permits for this property

Violations

10 Violations (within 2 cases)



Filter by Year issued

Year issued

Filter by Case #

Type to filter by case #

Filter by Type

Type

Date issued	Violation case #	Type
Feb., 21, 2018	622737 (2 violations)	HAZARDOUS
Feb., 22, 2018	622884 (8 violations)	STANDARD



2 records

Property History

Permits, licenses, violations & appeals by address

HAZARDOUS

CLOSED

CASE NUMBER: **622737**

[Applicable codes index](#) 

L&I District: EAST

OPA Account #: 422134400

220 W ALBANUS ST

Philadelphia, PA 19120-3827

Case number	622737
Priority	HAZARDOUS
Date added	Feb. 21, 2018
Date updated	May. 15, 2018
Resolution date	Jul. 02, 2018
Documents*	Not Available

*Violation notices on cases that complied prior to June 27, 2024 are not available here.

- Violation number: 4609021 - PM15-603.1 +
- Violation number: 4609020 - PM15-109.1 +

Investigations

Date	Case #	Status
Feb. 20, 2018	622737	FAILED
Feb. 27, 2018	622737	FAILED
Mar. 09, 2018	622737	CLOSED
May. 15, 2018	622737	PASSED

4 records

Property History

Permits, licenses, violations & appeals by address

STANDARD

CLOSED

CASE NUMBER: **622884**

[Applicable codes index](#) 

L&I District: EAST

OPA Account #: 422134400

220 W ALBANUS ST

Philadelphia, PA 19120-3827

Case number	622884
Priority	STANDARD
Date added	Feb. 22, 2018
Date updated	May. 15, 2018
Resolution date	Jul. 02, 2018
Documents*	Not Available

*Violation notices on cases that complied prior to June 27, 2024 are not available here.

Violation number: 4658450 - PM15-604.3	+
Violation number: 4658448 - PM15-308.1	+
Violation number: 4658449 - PM15-504.1	+
Violation number: 4658434 - FC-13-907.2	+
Violation number: 4658435 - FC-13-908.7	+
Violation number: 4658436 - PM15-304.12	+
Violation number: 4658437 - PM15-304.13	+
Violation number: 4658442 - PM15-305.3	+

Investigations

Date	Case #	Status
Feb. 20, 2018	622884	FAILED
Mar. 27, 2018	622884	FAILED
May. 02, 2018	622884	CLOSED
May. 15, 2018	622884	PASSED



Water Payoff Request Form

Use this form when requesting water payoff information.
Questions? Call (215) 686-6995 or 6987

Please follow these instructions:

1. Complete Page 1 by typing directly in the fields below. Fields marked with a star (*) are required. Leave Pages 2 and 3 blank. Don't complete this form by hand.
2. Go to **File** > then **Save As...**
3. Choose a Folder, such as your Desktop.
4. Give your PDF a unique File Name that includes the Property Address or File No. (Example: "123MainStreet").
5. Save
6. Submit your saved form by email to: wateramountdue@phila.gov

Settlement Agent Name*: Peter Watson

Property Owner Name*: KOTHPARTOUM VISIAN

Settlement Company: Stellar Innovations

Property Address*: 220 W ALBANUS ST

Settlement File No.: BS-X01693-3889530926

Property Account #: _____

Phone: (302) - 261 - 9069

Water Code Enforcement #: _____

Fax: 407- 210-3113

#: _____

Email*: MLS@STELLARIPL.COM

#: _____

Date of Request*: 07/19/2024

Agency/Lien Repair #: _____

Date of Settlement*: 07/31/2024

HELP Loan #: _____

Additional Comments: _____

* Required Field

***** This is a payoff request form. This does not serve as a lien search. Accordingly, title insurance companies should search (1) The Locality/In Rem Index and/or (2) the Philadelphia Courts Civil Dockets for existing liens.*****

If there are estimated meter readings for this account or the most recent readings on this account are estimated, the outstanding balance on this account may be higher than what is reflected here **and may result in charges being retroactively billed to this account.** The Meter Shop should be contacted immediately at (215) 685-3000 to have the meter serviced.



Water Payoff Request Form

Use this form when requesting water payoff information.
Questions? Call (215) 686-6995 or 6987

Property Address: <u>220 W ALBANUS ST</u> Account #: _____ Last Meter Reading: _____ Taken On: _____ <input type="checkbox"/> Actual <input type="checkbox"/> Estimated Dates of Last Billing Cycle: _____ to _____ Water/Sewer Balance: _____ Restore Fee (if applicable): _____ Lien Fee (if applicable): _____ Total: \$ _____	Discontinued Account(s) <input type="checkbox"/> None if checked #: _____ Balance: _____ #: _____ Balance: _____ #: _____ Balance: _____
---	---

Agency/Lien Repair Bill Balance <input type="checkbox"/> None if checked	Lien #: _____ Date: _____ Total: \$ _____	Lien #: _____ Date: _____ Total: \$ _____
---	---	---

HELP Loan Bill Balance <input type="checkbox"/> None if checked	HELP Loan Acct #: _____ Date: _____ Total: \$ _____
--	---

Water Code Enforcement Judgment(s)	<input type="checkbox"/> None if checked
------------------------------------	--

ACCOUNT BALANCE DUE (inclusive of all amounts listed above): _____

GOOD THROUGH: _____

Additional Comments: _____

Philadelphia Water Department Representative's Name: _____ Date: _____

Mail your completed form along with a certified check, settlement agent escrow check or money order payable to "City Of Philadelphia" to: Water Revenue Bureau, PO BOX 41496, Philadelphia, PA 19101

Should you need an updated payoff figure, please send this completed form back with your request.
For Water Department Use Only



Water Payoff Request Form

Use this form when requesting water payoff information.
Questions? Call (215) 686-6995 or 6987

Property Address: <u>220 W ALBANUS ST</u> Account #: <u>007-11560-00220-001</u> Last Meter Reading: <u>1771</u> Taken On: <u>Aug 07, 2024</u> <input checked="" type="checkbox"/> Actual <input type="checkbox"/> Estimated Dates of Last Billing Cycle: <u>Jul 03, 2024</u> to <u>Aug 07, 2024</u> Water/Sewer Balance: <u>\$3032.30</u> Restore Fee (if applicable): _____ Lien Fee (if applicable): _____ Total: \$ <u>3032.30</u>	Discontinued Account(s) <input checked="" type="checkbox"/> None if checked #: _____ Balance: _____ #: _____ Balance: _____ #: _____ Balance: _____	
Water Code Enforcement Judgment(s) (inclusive of costs, fines, & fees) <input checked="" type="checkbox"/> None if checked	Judgment #: _____ Date: _____ Court Costs: \$ _____ Fines: \$ _____ Total: \$ _____	Judgment #: _____ Date: _____ Court Costs: \$ _____ Fines: \$ _____ Total: \$ _____
	Judgment #: _____ Date: _____ Court Costs: \$ _____ Fines: \$ _____ Total: \$ _____	Judgment #: _____ Date: _____ Court Costs: \$ _____ Fines: \$ _____ Total: \$ _____
Agency/Lien Repair Bill Balance <input checked="" type="checkbox"/> None if checked	Lien #: _____ Date: _____ Total: \$ _____	Lien #: _____ Date: _____ Total: \$ _____
HELP Loan Bill Balance <input checked="" type="checkbox"/> None if checked	HELP Loan Acct #: _____ Date: _____ Total: \$ _____	
ACCOUNT BALANCE DUE (inclusive of all amounts listed above): <u>\$3032.30</u> GOOD THROUGH: <u>9/11/24</u> Additional Comments: _____ _____		

Law Department Representative's Name: DDRake Date: 8/12/24

Mail your completed form along with a certified check, settlement agent escrow check or money order payable to "City Of Philadelphia" to: Philadelphia Law Department, 1401 John F. Kennedy Blvd, Room 580, Philadelphia, PA, 19102.

Should you need an updated payoff figure, please send this completed form back with your request.

For Law Department Use Only

YOUR LOGO
HERE!

Your address here

DATE:	Aug. 14, 2024
ATTN:	407-210-3113@fax.pgworks.com
FROM:	"Hardy, Karen T"
SUBJECT:	Emailing: 08142024-220 W Albanus St..pdf

Note:

Your message is ready to be sent with the following file or link attachments:

08142024-220 W Albanus St.pdf

Note: To protect against computer viruses, e-mail programs may prevent sending or receiving certain types of file attachments. Check your e-mail security settings to determine how attachments are handled.

Philadelphia Gas Works



PGW Credit and Collections Department
 Phone: (215) 978-1053
 Fax: (215) 398-3352

ACCOUNT PAY-OFF INQUIRY FORM

Statement of Confidentiality: This document contains confidential information intended only for the entity named below. Any use, distribution, copying or disclosure by any other entity or person is strictly prohibited. If you have received this facsimile in error, please notify PGW immediately by telephone and return the original transmission to us by mail without making a copy.

A. TITLE AGENCY/LAW FIRM INFORMATION (FILL OUT THIS SECTION ONLY)

Authorization: By submitting this form to PGW, you represent and certify (i) that you are authorized by the owner of the below property to request payoff and account information for this property, and (ii) that all information you submit is to the best of your knowledge true, correct and complete.

Title/Lawyer Agency File #: BS-X01693-3889530926 Date of Settlement: 8/14/2024
 Law Firm/Title Agency: Stellar Innovations Requestor Name (Print Clearly): Peter Watson
 Telephone #: (302) 261-9069 Facsimile #: (407) 210-3113
 Property Information (Please provide account numbers) Email: _____
 Address: 220 W Albanus St PGW Account #(s): _____
 Owner(s): Kothpratoum, Visian N

Please Check All Applicable Boxes:

Purpose: Sale Refinance Foreclosure
 Type: Commercial Rental Mixed Use Rental Residential Rental Owner Occupied Unknown

If Sheriff Sale, Defendant Name: _____ Book/Writ # _____

Judgment/Lien _____ Docket #: _____ File Date: _____
 Judgment/Lien _____ Docket #: _____ File Date: _____
 Judgment/Lien _____ Docket #: _____ File Date: _____

B. PGW ONLY

DISCLAIMER: The pay-off information provided by PGW below is based on the property and owner information provided by the law firm/title agency. Failure to provide accurate information could affect the accuracy of the information reported by PGW. The information provided in this form is valid as of the date PGW faxes it to you. This statement is not a final bill which means that additional charges may be imposed for additional metered usage.

No Record of Account-(i) Verify type and status of services with owner, and (ii) re-contact PGW
 Record of Account:

Meter#: <u>1818101</u>	Meter Reading: <u>489</u>	Date: <u>4/19/2023</u>	Actual/Estimate/Final	<u>Final</u>
Meter#: _____	Meter Reading: _____	Date: _____	Actual/Estimate/Final	_____
Meter#: _____	Meter Reading: _____	Date: _____	Actual/Estimate/Final	_____

LCP COOPERATIVE (Property Not Liable for Tenant Debt) LCP NON-COOPERATIVE

List of All Debt

Account#:	Customer of Record:	Start Date:	End Date:	Amount:	Paid Through Date:	Amount Due:
0006 4823 0909	Kothpratoum, Visian N	3/14/2022	4/19/2023	\$ 7,736.97	Final	\$ 7,736.97

Judgment/Lien _____ Docket #: _____ File Date: _____
 Judgment/Lien _____ Docket #: _____ File Date: _____
 Judgment/Lien _____ Docket #: _____ File Date: _____

TOTAL AMOUNT DUE:

\$7,736.97

C. TITLE COMPANY/LAW FIRM PAYMENT INSTRUCTIONS

Make checks payable for the "TOTAL AMOUNT DUE" as stated above to PGW and return this form. Forward with payment to:

PGW – Collection Department
 800 W. Montgomery Avenue, 3rd floor
 Philadelphia, PA 19122
 Attn: Liens & Judgments

FAILURE TO RETURN THIS FORM ALONG WITH YOUR PAYMENT MAY RESULT IN A DELAY OR INCORRECT PROCESSING OF PAYMENT.

The "Paid Through Date" listed above may not include the final bill.
 If the owner is terminating service as of the settlement date,
 please provide the owner's mailing address for the final bill:

ADDRESS

PREPARED BY: KH DATE: 8/14/2024 PAGE 1 OF 1