



Property Information		Request Information		Update Information	
File#:	BS-X01693-3886886526	Requested Date:	07/17/2024	Update Requested:	
Owner:	SHARPE KEVIN J ANNA MARIE	Branch:		Requested By:	
Address 1:	2533 S PHILIP ST	Date Completed:		Update Completed:	
Address 2:		# of Jurisdiction(s):			
City, State Zip:	PHILADELPHIA, PA	# of Parcel(s):	1		

Notes

CODE VIOLATIONS	<p>Per City of Philadelphia Department of Zoning there are no Code Violation cases on this property.</p> <p>Collector: City of Philadelphia Department of Zoning Payable: 1401 John F Kennedy Blvd Philadelphia, PA 19102 Business# 215-686-1441</p>
PERMITS	<p>Per City of Philadelphia Building Department there are no Open/Pending/Expired Permit on this property.</p> <p>Collector: City of Philadelphia Department of Building Payable: 1401 John F Kennedy Blvd Philadelphia, PA 19102 Business# 215-686-1441</p>
SPECIAL ASSESSMENTS	<p>Per City of Philadelphia Tax Collector Department there are Special Assessments/liens on the property.</p> <p>Collector: Philadelphia City Treasurer Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102 Business# 215- 686-2300</p> <p>Comments: Special Assessments are included in Tax Bills. Please refer to the attached document for more information</p>
DEMOLITION	NO



UTILITIES

WATER & SEWER

Account #: 0286452002533001

Payment Status: DELINQUENT

Status: Pvt & Lienable

Amount: \$185.16

Good Thru: 08/12/2024

Account Active: Active

Collector: Philadelphia Water Department

Payable Address: 1101 Market Street, 5th Floor, Philadelphia, PA 19107

Business # 215-686-6995

GAS

Account #: 004119266717

Payment Status: DELINQUENT

Status: Pvt & Lienable

Amount: \$272.31

Good Thru: 08/21/2024

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

📍 2533 S PHILIP ST

PHILADELPHIA, PA 19148-4722

Owner

SHARPE KEVIN J
ANNA MARIE

OPA Account Number

391299900

Mailing Address

2533 S Philip St
Philadelphia PA 19148-4722

Property assessment and sale information

Assessed Value	\$192,100
Sale Date	10/26/1982
Sale Price	\$1

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	\$192,100	\$38,420	\$22,480	\$0	\$131,200
2024	\$168,200	\$33,640	\$27,260	\$0	\$107,300
2023	\$168,200	\$33,640	\$27,260	\$0	\$107,300
2022	\$134,200	\$21,606	\$39,294	\$0	\$73,300
2021	\$134,200	\$21,606	\$39,294	\$0	\$73,300
2020	\$134,200	\$21,606	\$39,294	\$0	\$73,300
2019	\$123,900	\$19,948	\$40,952	\$0	\$63,000
2018	\$95,000	\$15,295	\$45,605	\$0	\$34,100
2017	\$95,000	\$15,295	\$45,605	\$0	\$34,100
2016	\$95,000	\$10,189	\$50,711	\$0	\$34,100

Year	Market Value	Taxable Land	Taxable Improvement	Exempt Land	Exempt Improvement
2015	\$126,300	\$10,189	\$50,711	\$0	\$65,400


Sales History (0)

Date	Adjusted Total	Grantees	Grantors	Doc Id
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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=391299900) or call OPA at (215) 686-9200 (tel:+12156869200).

Year Built	1920
Building Description	ROW PORCH FRONT
Building Condition	Average
Number of Stories	2 stories
Number of Rooms	Not Available
Features	Full basement No fireplace No garage
Heating and Utilities	Heater type n/a No central air Sewer type n/a
Lot Size	713 sq ft
Improvement Area	971 sq ft
Frontage	14 ft
Beginning Point	228'4" S PORTER ST
Zoning	RSA5-Residential Single Family Attached-5  (https://atlas.phila.gov/2533%20S%20PHILIP%20ST/zoning .)
OPA Account Number	391299900
OPA Address	2533 S Philip St
Homestead Exemption	No

Local Details

Political Divisions	Ward: 39th Council District: 1st
School Catchment	Elementary: Taggart, John H. Middle: Taggart, John H. HS: Furness, Horace
Police District	3rd District
Trash Day	Friday
L&I District	SOUTH
Census Tract	004202

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.)

Property History

Permits, licenses, violations & appeals by address

L&I dashboard Property history 2533 S PHILIP ST

Property address search

Search an address...

Search an address...

CLEAR



L&I district

SOUTH

Owner name

SHARPE KEVIN J
ANNA MARIE

Owner mailing address

2533 S PHILIP ST
PHILADELPHIA, PA 19148

To report corrections, submit an official inquiry.

Appeals

No Appeals for this property

Building Certifications

0 Certifications



Investigations

No Investigations for this property

Business licenses

No business licenses for this property

Permits

1 Permit for this property



Filter by Year issued

Year issued

Filter by Permit #

Type to filter by permit #

Filter by Permit type

Permit type

Date issued	Permit #	Permit type
Apr., 09, 2012	396513	PLUMBING PERMIT

One record

Violations

No Violations for this property

Property History

Permits, licenses, violations & appeals by address

L&I dashboard Property history 2533 S PHILIP ST Permit: 396513

PLUMBING PERMIT

ISSUED 04/09/2012

396513

L&I District: SOUTH
OPA Account #: 391299900
 2533 S PHILIP ST
 Philadelphia, PA 19148-4722

L&I district	SOUTH
Permit number	396513
Permit type	PLUMBING PERMIT (PP_PLUMBNG)
Type of work	EZPLUM BATHROOM RE-ROUGH.. TOILET, BATHTUB, SINK. RE-INSTALL FIXTURES
Permit status	COMPLETED
Date issued	Apr. 09, 2012
Zoning documents	No zoning documents
Contractor	CPR PLUMBING 1338 N ALLISON ST PHILADELPHIA PA 19131-



< Home

2533 S PHILIP ST

PHILADELPHIA PA 19148-4722

Balance

(\$66.47)

OPA	: 391299900
Assessed value	: \$168,200.00
Owner	: SHARPE ANNA MARIE

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

Accounts

Real Estate Tax

Balance

(\$66.47)

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





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*: SHARPE KEVIN J & ANNA MARIE

Settlement Company: Stellar Innovations

Property Address*: 2533 S PHILIP ST, PHILADELPHIA, PA 19148

Settlement File No.: BS-X01693-3886886526

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>2533 S PHILIP ST, PHILADELPHIA, PA 19148</u> Account #: <u>028-64520-02533-001</u> Last Meter Reading: <u>1572</u> Taken On: <u>07/08/24</u> <input checked="" type="checkbox"/> Actual <input type="checkbox"/> Estimated Dates of Last Billing Cycle: <u>06/08/24</u> to <u>07/08/24</u> Water/Sewer Balance: <u>185.16</u> Restore Fee (if applicable): _____ Lien Fee (if applicable): _____ Total: \$ <u>185.16</u>	Discontinued Account(s) <input checked="" type="checkbox"/> None if checked #: _____ Balance: _____ #: _____ Balance: _____ #: _____ Balance: _____
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Agency/Lien Repair Bill Balance <input checked="" type="checkbox"/> None if checked	Lien #: _____ Date: _____ Total: \$ _____	Lien #: _____ Date: _____ Total: \$ _____
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HELP Loan Bill Balance <input checked="" type="checkbox"/> None if checked	HELP Loan Acct #: _____ Date: _____ Total: \$ _____
--	---

Water Code Enforcement Judgment(s)	<input checked="" type="checkbox"/> None if checked
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ACCOUNT BALANCE DUE (inclusive of all amounts listed above): <u>185.16</u>
GOOD THROUGH: <u>08/12/24</u>
Additional Comments: _____ _____

Philadelphia Water Department Representative's Name: DESTINY Date: 08/01/24

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>2533 S PHILIP ST, PHILADELPHIA, PA 19148</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: _____	
Water Code Enforcement Judgment(s) (inclusive of costs, fines, & fees) <input 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 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: \$ _____	
ACCOUNT BALANCE DUE (inclusive of all amounts listed above): _____ GOOD THROUGH: _____ Additional Comments: _____ _____		

Law 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: 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. 7, 2024
ATTN:	407-210-3113@fax.pgworks.com
FROM:	"O'Sullivan, Jordan S"
SUBJECT:	080724 - 2533 S Philip St.pdf

Note:

Please find the PDF attached.

Download the free Adobe Acrobat Reader to view and comment on this PDF.

https://www.adobe.com/go/reader_download

Sent From Adobe Acrobat Reader

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-X01693-3886886526 Date of Settlement: 8/9/2024
 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: 2533 S Philip St PGW Account #(s): _____
 Owner(s): Sharpe Kevin & Anna Marie

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>1567324</u>	Meter Reading: <u>2071</u>	Date: <u>7/22/2024</u>	Actual/Estimate/Final	<u>Actual</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:
0041 1926 6717	Annamaria V Sharpe	3/9/1995			8/21/2024	\$ 272.31

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

TOTAL AMOUNT DUE:
\$272.31

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