



Property Information		Request Information		Update Information	
File#:	BS-X01693-9938270511	Requested Date:	07/17/2024	Update Requested:	
Owner:	GRAVES MIA M	Branch:		Requested By:	
Address 1:	222 E CLAREMONT RD	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 Department of Zoning 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 Department of Building 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 City Treasurer Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102 Business# 215- 686-2300  Comments: Special Assessments are included in Tax Bills. Please refer to the attached document for more information
DEMOLITION	NO



UTILITIES

WATER & SEWER

Account #: 0042334000222001

Payment Status: DELINQUENT

Status: Pvt & Lienable

Amount: \$85.74

Good Thru: 09/05/2024

Account Active: Active

Collector: Philadelphia Water Department

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

Business # 215-686-6995

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

GAS

Account #: 000719751505

Payment Status: Paid

Status: Pvt & Lienable

Amount: \$0.00

Good Thru: N/A

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

📍 222 CLAREMONT RD

PHILADELPHIA, PA 19120-1014

**Owner**

GRAVES MIA M

**OPA Account Number**

611343300

**Mailing Address**

222 Claremont Rd  
Philadelphia PA 19120

Property assessment and sale information

Assessed Value	\$191,600
Sale Date	12/29/2006
Sale Price	\$140,000

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 (10)

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
2024	\$191,600	\$38,320	\$73,280	\$0	\$80,000
2023	\$191,600	\$38,320	\$73,280	\$0	\$80,000
2022	\$153,700	\$23,055	\$85,645	\$0	\$45,000
2021	\$153,700	\$23,055	\$85,645	\$0	\$45,000
2020	\$153,700	\$23,055	\$85,645	\$0	\$45,000
2019	\$142,800	\$21,420	\$81,380	\$0	\$40,000
2018	\$144,700	\$21,705	\$92,995	\$0	\$30,000
2017	\$144,700	\$21,705	\$92,995	\$0	\$30,000
2016	\$144,700	\$21,542	\$93,158	\$0	\$30,000

<b>Year</b>	<b>Market Value</b>	<b>Taxable Land</b>	<b>Taxable Improvement</b>	<b>Exempt Land</b>	<b>Exempt Improvement</b>
2015	\$144,700	\$21,542	\$93,158	\$0	\$30,000

Sales History (2)

<b>Date</b>	<b>Adjusted Total</b>	<b>Grantees</b>	<b>Grantors</b>	<b>Doc Id</b>
12/29/2006	\$70,000	GRAVES MIA M	SEGAL SUSAN J	51613673
12/29/2006	\$70,000	GRAVES MIA M	SEGAL SUSAN J	51613673

## 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=611343300](https://opainquiry.phila.gov/opa.apps/help/PropInq.aspx?acct_num=611343300) or call OPA at [\(215\) 686-9200](tel:+12156869200) (tel:+12156869200).

Year Built	1955 (estimated)
Building Description	ROW POST WAR
Building Condition	Average
Number of Stories	2 stories
Number of Rooms	Not Available
Features	Semi-finished partial basement No fireplace No garage (1 space)
Heating and Utilities	Heater type n/a Has central air Sewer type n/a
Lot Size	2,448 sq ft
Improvement Area	1,152 sq ft
Frontage	16 ft
Beginning Point	210'6" W FOX HILL RD
Zoning	<b><a href="#">RSA5-Residential Single Family Attached-5</a></b> <a href="https://atlas.phila.gov/222%20CLAREMONT%20RD/zoning.">https://atlas.phila.gov/222%20CLAREMONT%20RD/zoning.</a>
OPA Account Number	611343300
OPA Address	222 Claremont Rd
Homestead Exemption	Yes

## Local Details

Political Divisions	<a href="http://atlas.phila.gov/222-CLAREMONT-RD/voting">Ward: 61st   Council District: 9th</a>
School Catchment	<a href="https://webapps1.philasd.org/school_finder/">Elementary: Finletter, Thomas K   Middle: Finletter, Thomas K   HS: Fels, Samuel</a>
Police District	<a href="https://www.phillypolice.com/districts/35th/index.html">35th District</a>
Trash Day	<a href="https://www.phila.gov/services/trash-recycling-city-upkeep/residential-trash-and-recycling/find-your-trash-and-recycling-collection-day/#/">Thursday</a>
L&I District	EAST
Census Tract	027200

You can download the property assessment dataset in bulk, and get more information about this data at [metadata.phila.gov](https://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

## 222 CLAREMONT RD

PHILADELPHIA PA 19120-0000

Balance

**\$0.00**

OPA : 611343300  
Assessed value : \$191,600.00  
Owner : GRAVES  
MIA M

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

## Property address search

Search an address...

222 CLAREMONT RD

CLEAR ✕



**L&I district**

EAST

**Owner name**

GRAVES MIA M

**Owner mailing address**

222 CLAREMONT RD  
PHILADELPHIA, PA 19120

To report corrections, [submit an official inquiry](#).

### Appeals

No Appeals for this property

### Building Certifications

0 Certifications



### Investigations

5 Investigations



### Business licenses

No business licenses for this property

### Permits

3 Permits 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
Jul., 23, 2015	<a href="#">625019</a>	PLUMBING PERMIT
Jul., 30, 2013	<a href="#">486300</a>	ELECTRICAL PERMIT
Dec., 18, 2012	<a href="#">443635</a>	PLUMBING PERMIT

3 records

### Violations

5 Violations (within 3 cases)





## Property History

Permits, licenses, violations & appeals by address

Date issued	Violation case #	Type
Jul., 01, 2013	<a href="#">389056 (1 violation)</a>	STANDARD
Jun., 12, 2019	<a href="#">690365 (3 violations)</a>	STANDARD
Nov., 28, 2023	<a href="#">CF-2023-121680 (1 violation)</a>	STANDARD

3 records

## Property History

Permits, licenses, violations & appeals by address

PLUMBING PERMIT

ISSUED 07/23/2015

625019

L&I District: EAST

OPA Account #: 611343300

222 CLAREMONT RD

Philadelphia, PA 19120-0000

L&I district	EAST
Permit number	625019
Permit type	PLUMBING PERMIT (PP_PLUMBNG)
Type of work	EZPLUM REPLACE STORM AND SANITARY CURB TRAPS AND FRESH AIR INLETS, HOUSE DRAIN.. PA ONE CALL#2015-1891823
Permit status	COMPLETED
Date issued	Jul. 23, 2015
Zoning documents	No zoning documents
Contractor	MR D'S PLUMBING & HEATING 6001 RISING SUN AVE PHILADELPHIA PA 19111-

## Property History

Permits, licenses, violations & appeals by address

ELECTRICAL PERMIT

ISSUED 07/30/2013

486300

**L&I District: EAST**

**OPA Account #: 611343300**

222 CLAREMONT RD

Philadelphia, PA 19120-0000

<b>L&amp;I district</b>	EAST
<b>Permit number</b>	486300
<b>Permit type</b>	ELECTRICAL PERMIT (EP_ELECTRL)
<b>Type of work</b>	EZELEC INSTALL 100AMP SERVICE COMPLETE, REPLACING 34-DEVICES & PLATES & INSTALL 6-DEDICATED LINES, 2-PULL CHAIN KEYLESS FIXTURES AS PER NEC 2008 (SFD)
<b>Permit status</b>	COMPLETED
<b>Date issued</b>	Jul. 30, 2013
<b>Zoning documents</b>	No zoning documents
<b>Contractor</b>	LEC-TRON ELECTRIC 7332 MEADOWLARK PL PALLADINO, ROBERT S PHILADELPHIA PA 19153-0000

## Property History

Permits, licenses, violations & appeals by address

PLUMBING PERMIT

ISSUED 12/18/2012

443635

L&I District: EAST

OPA Account #: 611343300

222 CLAREMONT RD

Philadelphia, PA 19120-0000

L&I district	EAST
Permit number	443635
Permit type	PLUMBING PERMIT (PP_PLUMBNG)
Type of work	EZPLUM REPLACE WATER CLOSET AND VANITY
Permit status	COMPLETED
Date issued	Dec. 18, 2012
Zoning documents	No zoning documents
Contractor	LUZERNE MCALLISTER 4207 GERMANTOWN AVE PHILADELPHIA PA 19140-2923

# Property History

Permits, licenses, violations & appeals by address

STANDARD

CLOSED

CASE NUMBER: **389056**

[Applicable codes index](#)

L&I District: EAST

OPA Account #: 611343300

222 CLAREMONT RD

Philadelphia, PA 19120-0000

Case number	389056
Priority	STANDARD
Date added	Jul. 01, 2013
Date updated	Oct. 16, 2013
Resolution date	Oct. 17, 2013
Documents*	Not Available

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

Violation number: 2887499 - PM-312.2/1



## Investigations

Date	Case #	Status
Jun. 28, 2013	389056	FAILED
Aug. 02, 2013	389056	FAILED
Oct. 16, 2013	389056	PASSED

3 records

# Property History

Permits, licenses, violations & appeals by address

STANDARD

CLOSED

CASE NUMBER: **690365**

[Applicable codes index](#) 

L&I District: EAST




OPA Account #: 611343300

222 CLAREMONT RD

Philadelphia, PA 19120-0000

Case number	690365
Priority	STANDARD
Date added	Jun. 12, 2019
Date updated	Jul. 01, 2019
Resolution date	Jul. 02, 2019
Documents*	Not Available

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

- Violation number: 5072747 - CP-01 
- Violation number: 5072748 - CP-305 
- Violation number: 5072749 - CP-312A 

## Property History

Permits, licenses, violations &amp; appeals by address

STANDARD

CLOSED

CASE NUMBER: **CF-2023-121680**[Applicable codes index](#) 

L&amp;I District: EAST

OPA Account #: 611343300

222 CLAREMONT RD

Philadelphia, PA 19120-1014

Case number	CF-2023-121680
Priority	STANDARD
Date added	Nov. 28, 2023
Date updated	Dec. 18, 2023
Resolution date	Dec. 18, 2023
Documents*	Not Available

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

Violation number: VI-2023-091991 - PM15-308.1



### Investigations

Date	Case #	Status
Dec. 18, 2023	CF-2023-121680	PASSED
Nov. 28, 2023	CF-2023-121680	FAILED

2 records

YOUR LOGO  
HERE!

Your address here

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<b>DATE:</b>	Aug. 6, 2024
<b>ATTN:</b>	4072103113@fax.pgworks.com
<b>FROM:</b>	"Rogers, Jenel E"
<b>SUBJECT:</b>	Emailing: 080624-222 Claremont Rd.pdf

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**Note:**

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

080624-222 Claremont Rd.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-X01693-9938270511 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: MLS@stellaripl.com  
 Address: 222 Claremont Rd PGW Account #(s): \_\_\_\_\_  
 Owner(s): Graves Mia M

**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>1943290</u>	Meter Reading: <u>896</u>	Date: <u>7/11/2024</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:
0007 1975 1505	Graves Mia	10/21/2015			8/12/2024	\$ 0.00

Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_  
 Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_  
 Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_

**TOTAL AMOUNT DUE:**  
**\$0.00**

**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, 3<sup>rd</sup> 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**