

Property Information		Request Information		Update Information
File#:	24-2182452	Requested Date:	08/19/2024	Update Requested:
Owner:	DRB GROUP MID-ATLANTIC LLC	Branch:		Requested By:
Address 1:	415 SAINT FAUSTINA ST	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Imperial, PA 15126	# of Parcel(s):	1	

Notes

CODE VIOLATIONS	<p>Per Town of Findlay Department of Zoning there are no Code Violation cases on this property.</p> <p>Collector: Town of Findlay Payable Address: 1271 Route 30 PO Box W Clinton PA 15026 Business# (724) 695-0500</p>
PERMITS	N/A
SPECIAL ASSESSMENTS	<p>Per Town of Findlay Department of Finance there are no Special Assessments/liens on the property.</p> <p>Collector: Town of Findlay Payable Address: 1271 Route 30 PO Box W Clinton PA 15026 Business# (724) 695-0500</p>
DEMOLITION	NO
UTILITIES	<p>WATER, SEWER & GARBAGE</p> <p>This property is vacant, and is not currently serviced for public utilities.</p>

Parcel ID : 1319-P-00033-0000-00
Property Address : 415 SAINT FAUSTINA ST
IMPERIAL, PA 15126

Municipality : 910 Findlay
Owner Name : DRB GROUP MID-ATLANTIC LLC

School District :	West Allegheny	Neighborhood Code :	91001
Tax Code :	Taxable	Owner Code :	CORPORATION
Class :	RESIDENTIAL	Recording Date :	4/15/2024
Use Code :	BUILDERS LOT	Sale Date :	4/3/2024
Homestead* :	No	Sale Price :	\$340,000
Farmstead :	No	Deed Book :	19638
Clean And Green	No	Deed Page :	77
Other Abatement :	No	Lot Area :	10,038 SQFT
		SaleCode :	Multi-Parcel Sale

* If this property had a recent sale or deed change the 'YES' that is showing may apply to the prior owner.
New owners wishing to receive the abatement must apply.
The deadline to apply is March 1st of each year.
Details may be found on the [County's abatement page](#).

Due to the amendment of Article 210 of the Administrative Code of Allegheny County by Ordinance 06-24-OR, which changes the appeal window for the 2025 tax year to August 1, 2024 through October 1, 2024, the values posted here for tax year 2025 are pre-certified values; they have not yet been certified by the Chief Assessment Officer under §5-210.08 of the Administrative Code of Allegheny County. Values will be certified on or before January 15, 2025

2025 Full Base Year Market Value (Projected)		2025 County Assessed Value (Projected)	
Land Value	\$300	Land Value	\$300
Building Value	\$0	Building Value	\$0
Total Value	\$300	Total Value	\$300

2024 Full Base Year Market Value		2024 County Assessed Value	
Land Value	\$300	Land Value	\$300
Building Value	\$0	Building Value	\$0
Total Value	\$300	Total Value	\$300

2023 Full Base Year Market Value		2023 County Assessed Value	
Land Value	\$300	Land Value	\$300
Building Value	\$0	Building Value	\$0
Total Value	\$300	Total Value	\$300

Address Information

Owner Mailing : 2099 GAITHER RD STE 600
ROCKVILLE, MD 20850-4018

Tom Garrett

From: Praveen Immanuel <praveen.immanuel@stellaripl.com>
Sent: Friday, August 2, 2024 5:14 PM
To: Tom Garrett
Cc: Laura Savage
Subject: RE: Attn: Kevin Smith

Hello Tom,

Hope you are doing well.

We requested for couple of orders to be researched and we also received the results, but we see we have not received the results for the below properties.

We have also made the payments for the same.

Could you please check and advise the status or send us the results for the below mentioned properties.

- ~~Saint Faustina Street, Imperial, PA 15126~~
- ✓ 410 Saint Faustina Street, Imperial, PA 15126 Lot 119 ATTACHED
- ✓ 114 Holy Cross Drive SEE ATTACHED
- ✓ 406 Saint Faustina Street SEE ATTACHED
- ✓ 415 Saint Faustina Street NO INFO.
- ✓ 413 Saint Faustina Street NO INFO.
- ✓ 120 Holy Cross Drive SEE ATTACHED
- ✓ Vacant (1319-L-41) Holy Cross Drive 122 Holy cross ATTACHED

Your assistance in this would be really appreciated.

Thank You!

Regards,

Praveen Immanuel

Lien Search Department

Email- praveen.immanuel@stellaripl.com



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From: Tom Garrett <tgarrett@findlaywp.org>
Sent: Saturday, July 13, 2024 1:16 AM
To: MLS <mls@stellaripl.com>
Cc: Laura Savage <lsavage@findlaywp.org>
Subject: RE: Attn: Kevin Smith