

NAME: KENNETH M, STETAR

ADDRESS: 233 CENTER AVENUE
ELIZABETH, PA 15037

DATE: 9-29-2010

PROPERTY REPORT

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***PLEASE NOTE "NOTICE OF SHERIFF'S SALE OF REAL ESTATE" FILED 05/03/2010 AT CASE # G.D. 08-014107
BETWEEN COUNTY OF ALLEGHENY, PLAINTIFF AND KENNETH M. STETAR, DEFENDANT**

CLIENT ORDER #: 71720700260581

LOAN NUMBER #:

FILE #: 201008091222

LOCATION

SITE ADDRESS: 233 CENTER AVENUE
ELIZABETH, PA 15037

COUNTY: ALLEGHENY

PARCEL #:MAP: 1272; BLK: B; LOT: 00024

MAILING ADDRESS: 233 CENTER AVENUE
ELIZABETH, PA 15037

CURRENT CONVEYANCE(S)

BUYER/GRANTEE: KENNETH M. STETAR

SELLER/GRANTOR: LEONARD R. BAILEY AND MARGARET B. BAILEY, HIS WIFE

CONVEYS: DEED

<u>DATE OF DOCUMENT:</u>	<u>DATE RECORDED:</u>	<u>BOOK / PAGE:</u>	<u>CONSIDERATION:</u>
2-20-1995	2-24-1995	9407 / 85	\$3,000.00

CURRENT MORTGAGE(S)

BORROWER: KENNETH M. STETAR

LENDER: HOUSEHOLD FINANCE CONSUMER DISCOUNT COMPANY

TRUSTEE: N/A

CONVEYS: MORTGAGE

<u>DATE OF DOCUMENT:</u>	<u>DATE RECORDED:</u>	<u>BOOK / PAGE:</u>	<u>LOAN AMOUNT:</u>
4-28-2004	5-4-2004	M 27725 / 214	\$63,393.56

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CURRENT MORTGAGE(S)

BORROWER: KENNETH M. STETAR

LENDER: HOUSEHOLD REALTY CORPORATION

TRUSTEE: N/A

CONVEYS: MORTGAGE (MAXIMUM)

DATE OF DOCUMENT:

DATE RECORDED:

BOOK / PAGE:

LOAN AMOUNT:

1-19-2006

2-14-2006

M 31504 / 521

\$18,700.00

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OPEN JUDGMENTS**JUDGEMENT RECORD REFLECTS A SEARCH WHICH WAS LIMITED TO PARTY/PARTIES AS TITLED.**

CASE #: DTD-06-029656 **FILE DATE:** 7-17-2006 **AMOUNT:** \$ 165.09**DOCUMENT TYPE:** TAX LIEN**PLAINTIFF:** ALLEGHENY COUNTY**DEFENDANT:** KENNETH M. STETAR

CASE #: DTD-07-045346 **FILE DATE:** 7-31-2007 **AMOUNT:** \$ 165.09**DOCUMENT TYPE:** TAX LIEN**PLAINTIFF:** ALLEGHENY COUNTY**DEFENDANT:** KENNETH M. STETAR

CASE #: DTD-07-071842 **FILE DATE:** 12-3-2007 **AMOUNT:** \$ 1,072.27**DOCUMENT TYPE:** TAX LIEN**PLAINTIFF:** ELIZABETH FORWARD SD**DEFENDANT:** KENNETH M. STETAR

CASE #: GD-08-014107 **FILE DATE:** 7-11-2008 **AMOUNT:** \$ 1,002.01**DOCUMENT TYPE:** TAX LIEN**PLAINTIFF:** ALLEGHENY COUNTY**DEFENDANT:** KENNETH M. STETAR

CASE #: DTD-08-073460 **FILE DATE:** 11-17-2008 **AMOUNT:** \$ 401.60**DOCUMENT TYPE:** TAX LIEN**PLAINTIFF:** ELIZABETH BOROUGH**DEFENDANT:** KENNETH M. STETAR

CASE #: DTD-08-035493 **FILE DATE:** 12-10-2008 **AMOUNT:** \$ 165.09**DOCUMENT TYPE:** TAX LIEN**PLAINTIFF:** ALLEGHENY COUNTY**DEFENDANT:** KENNETH M. STETAR

CASE #: DTD-10-000045 **FILE DATE:** 1-4-2010 **AMOUNT:** \$ 1,072.27**DOCUMENT TYPE:** TAX LIEN**PLAINTIFF:** ELIZABETH FORWARD SD**DEFENDANT:** KENNETH M. STETAR

This Report (and any revisions hereto) is issued solely for the convenience of the person or company ordering it. Any liability arising under this Property Report is limited to the cost of the Property Report. Current ownership of the subject property was determined by the last grantor/grantee transaction of public record, subject to the recording procedures of the applicable county. This Report is not and should not be construed or interpreted as an opinion, representation or guarantee of title or ownership.

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OPEN JUDGMENTS

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TAX INFORMATION

TAX ID#: MAP: 1272; BLK: B; LOT: 00024

TAXES (YEAR): 2007

TAX TYPE: COUNTY

PAYMENT SCHEDULE: ANNUAL

TOTAL BASE AMOUNT: \$ 165.09

<u>DUE DATE</u>	<u>BASE AMOUNT</u>	<u>STATUS</u>
04/30/2007	\$165.09	DELINQUENT

<u>DELINQUENT</u>	<u>GOOD THRU DATE</u>
\$5,163.54	8/31/2010

NOTES: PAYOFF AMOUNT INCLUDES 2005,2006 (BASE AMOUNTS UNAVAILABLE) 2007 & 2009 DELINQUENT TAXES

TAX ID#: MAP: 1272; BLK: B; LOT: 00024

TAXES (YEAR): 2009

TAX TYPE: COUNTY

PAYMENT SCHEDULE: ANNUAL

TOTAL BASE AMOUNT: \$ 165.09

<u>DUE DATE</u>	<u>BASE AMOUNT</u>	<u>STATUS</u>
04/30/2009	\$165.09	DELINQUENT

NOTES: SEE RECORD 1 FOR PAYOFF

TAX ID#: MAP: 1272; BLK: B; LOT: 00024

TAXES (YEAR): 2010

TAX TYPE: COUNTY

PAYMENT SCHEDULE: ANNUAL

TOTAL BASE AMOUNT: \$ 165.09

<u>DUE DATE</u>	<u>BASE AMOUNT</u>	<u>STATUS</u>
04/30/2010	\$165.09	DELINQUENT

<u>DELINQUENT</u>	<u>GOOD THRU DATE</u>
\$179.94	8/31/2010

NOTES: N/A

TAX ID#: MAP: 1272; BLK: B; LOT: 00024

TAXES (YEAR): 2010

TAX TYPE: BOROUGH

PAYMENT SCHEDULE: ANNUAL

TOTAL BASE AMOUNT: \$ 411.60

<u>DUE DATE</u>	<u>BASE AMOUNT</u>	<u>STATUS</u>
09/30/2010	\$411.60	OPEN

<u>DELINQUENT</u>	<u>GOOD THRU DATE</u>
\$2,910.82	10/31/2010

NOTES: PAYOFF AMOUNT IS FOR PRIOR YEAR TAXES FROM 2004-2009 DELINQUENT BREAKDOWN IS UNAVAILABLE

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TAX ID#: MAP: 1272; BLK: B; LOT: 00024

TAXES (YEAR): 2010

TAX TYPE: SCHOOL

PAYMENT SCHEDULE: ANNUAL

TOTAL BASE AMOUNT: \$ 966.89

<u>DUE DATE</u>	<u>BASE AMOUNT</u>	<u>STATUS</u>	<u>DELINQUENT</u>	<u>GOOD THRU DATE</u>
10/31/2010	\$966.89	OPEN	\$7,839.40	10/31/2010

NOTES: PAYOFF AMOUNT IS FOR PRIOR YEAR TAXES
FROM 2004-2009 BREAKDOWN IS UNAVAILABLE

ASSESSMENT INFORMATION

LAND: \$13,700.00 IMPROVEMENTS: \$21,500.00 TOTAL: \$35,200.00

LEGAL

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE IN THE BOROUGH OF ELIZABETH, COUNTY OF ALLEGHENY AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY SIDE OF CENTER AVENUE (40.37) FEET FROM THE WESTERLY LINE OF EGIN AVENUE PRODUCED ACROSS CENTER AVENUE ON A BEARING SOUTH 32 DEGREES 27 MINUTES EAST; THENCE BY SAID CENTER AVE. SOUTH 49 DEGREES 49 MINUTES WEST (54.43) FEET TO A POINT ON THE EASTERLY LINE OF DALTON PROPERTY, NOW WESTON PROPERTY; THENCE BY SAME SOUTH 40 DEGREES 11 MINUTES EAST (106.5) FEET TO A POINT; THENCE NORTH 37 DEGREES 08 MINUTES EAST (52.86) FEET TO A POINT; THENCE BY OTHER LAND NOW OR FORMERLY OF WALKER HEIRS, NORTH 32 DEGREES 27 MINUTES WEST, (95.77) FEET TO CENTER AVENUE, THE PLACE OF BEGINNING.

BEING THE SAME PREMISES WHICH WILLIS H. REED, EXECUTOR OF THE LAST WILL AND TESTAMENT OF ALBERT E. REED, DECEASED, BY HIS DEED DATED OCTOBER 29, 1982, RECORDED IN ALLEGHENY COUNTY DEED BOOK VOLUME 6557, PAGE 79 GRANTED AND CONVEYED TO LEONARD R. BAILEY AND MARGARET B. BAILEY, HIS WIFE, THE GRANTORS HEREIN.

SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY.

BEING THE SAME PREMISES CONVEYED TO KENNETH M. STETAR FROM LEONARD R. BAILEY AND MARGARET B. BAILEY, HIS WIFE BY DEED DATED 02/20/1995, AND RECORDED ON 02/24/1995, AT BOOK 9407, PAGE 85, IN ALLEGHENY COUNTY, PA.

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THIS PROPERTY IS OWNED BY OR VESTED IN:

KENNETH M. STETAR

END OF REPORT
