



**This Indenture Made the 3rd day of**

March in the year of our Lord one thousand nine hundred and ninety-seven (1997 )

**Between** Delores White

(hereinafter called the Grantor ), of the one part, and

Joseph M. Brown

(hereinafter called the Grantee ), of the other part,

**Witnesseth** That the said Grantor -----  
----- for and in consideration of the sum of

ONE DOLLAR ( \$1.00 ) ----- lawful  
money of the United States of America, unto---her---- well and truly paid by the said Grantee ,  
at or before the sealing and delivery hereof, the receipt whereof is hereby acknowledged, has  
granted, bargained and sold, released and confirmed, and by these presents does grant , bargain and

sell, release and confirm unto the said Grantee , --- his heirs ---- and assigns,

ALL THAT CERTAIN lot or peice of ground with the buildings and  
improvements thereon erected.

SITUATE on the Westerly side of Ogontz Avenue ( 100 feet wide )  
begining on a curve with a radius of 550 feet at the distance of  
77feet 1 3/8 inches Northwardly from the Northerly side of  
Spencer Avenue Avenue in the 17th Ward of the city of  
Philadelphia.

THENCE Westwardlyon a line parallel with the said Spencer  
Avenue 98 feet 7-5/8 inches crossing the bed of a certain 12 foot  
wide driveway laid out at a distance of 6 feet west of the rear  
of the building erected thereon and extending from Spencer  
Avenue to Sparks Street, thence North 15 feet 4inches to a  
point, then East on a line parallel with the said Spencer Avenue  
and crossing said 12 foot driveway 99 feet 3-5/8 inches to a  
point on a line of curve of the westerly side of the said Ogontz  
Avenue and thence on a line curving to the West with a radius  
of 550 feet, 4-1/8 inches to the first mentioned point and  
place of begining.

BEING 6038 Ogontz Avenue.

BEING the same premises, which Philip R. Beckman and Jeanne S. Beckman, his wife by Deed dated 7/16/1987 and recorded 7/21/1987 in the County of Philadelphia in deed book 833 page 282



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**Together** with all and singular the ----- buildings -----  
improvements, ways, streets, alleys, driveways, passages, waters, water-courses, rights, liberties, privi  
leges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in  
any wise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the  
estate, right, title, interest, property, claim and demand whatsoever of -----  
----- Delores White -----  
----- the said grantor , as well at law as in equity, of, in, and to the same.

**To have and to hold** the said lot or piece of ground described --- with the  
buildings and improvements thereon erected ----- hereditaments  
and premises hereby granted, or mentioned and intended so to be, with the appurtenances,  
unto the said Grantee , ----- his ----- heirs and assigns, to and for the only  
proper use and behoof of the said Grantee -,----- his -----heirs and assigns forever.




**And** the said Grantor , ----- her ----- heirs,  
-----  
executors and administrators does ----- covenant, promise and agree, to and with the  
said Grantee ,-- his -- heirs and assigns, by these presents, that Delores White  
the said Grantor and -- her -----heirs, all and singular the hereditaments and premises  
hereby granted or mentioned and intended so to be, with the appurtenances, unto the said Grantee ,his  
heirs and assigns, against--her ----, the said Grantor and her heirs, and against all and every  
person and persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from or  
under-----her----- or any of them, shall and will

**WARRANT and forever DEFEND.**

**In Witness Whereof**, the part ----- hereunto set  
hand and seal . Dated the day and year first above written.

**Sealed and Delivered**  
IN THE PRESENCE OF US:



} *Delores White*  
Delores White   
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**Notarial Seal**  
Bennie R. Hearst, Notary Public  
Philadelphia, Philadelphia County  
My Commission Expires May 31, 2004  
Member, Pennsylvania Association of Notaries

*Bennie R. Hearst*

Commonwealth of Pennsylvania } ss:  
County of Philadelphia

On this, the 15th day of April, 20 00, before me, a Notary Public for the Commonwealth of Pennsylvania, residing in the County of Philadelphia, the undersigned Officer, personally appeared Delores White

known to me (satisfactorily proven) to be the person whose name is (are) subscribed to the within instrument, and acknowledged that he executed the same for the purposes therein contained.

I hereunto set my hand and official seal.

**Notarial Seal**  
Bernie R. Hearst, Notary Public  
Philadelphia, Philadelphia County  
My Commission Expires May 31, 2004  
Member, Pennsylvania Association of Notaries

*Bernie R. Hearst*  
Notary Public

**DEED**

DELORES WHITE  
TO  
JOSEPH BROWN

PREMISES: 6038 OGONTZ AVE.  
PHILADELPHIA, PENNA.  
17th WARD

752-S John C. Clark Col, Phila.

The Address of the above-named Grantee is 6038 OGONTZ AVE.  
PHILADELPHIA, PA. 19138

On behalf of the Grantee  
*Joseph Brown*



# PHILADELPHIA REAL ESTATE TRANSFER TAX CERTIFICATION

BOOK NO. PAGE NO.

DATE RECORDED

CITY TAX PAID

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is/is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemption is claimed. If more space is needed, attach additional sheet(s).

**A. CORRESPONDENT - All inquiries may be directed to the following person:**

NAME <i>Joseph M. Brown</i>	TELEPHONE NUMBER: <i>215-242-2489</i>
STREET ADDRESS <i>6038 Ogontz Ave.</i>	CITY STATE ZIP CODE <i>Phila. PA. 19138</i>

**B. TRANSFER DATA**

GRANTOR(S)/LESSOR(S) <i>Dolores White</i>	DATE OF ACCEPTANCE OF DOCUMENT
STREET ADDRESS <i>621 Jefferson St.</i>	GRANTEE(S)/LESSEE(S) <i>Joseph M. Brown</i>
CITY STATE ZIP CODE <i>Phila. PA. 19151</i>	CITY STATE ZIP CODE <i>Phila. PA. 19138</i>

**C. PROPERTY LOCATION**

STREET ADDRESS <i>6038 Ogontz Ave.</i>	CITY TOWNSHIP, BOROUGH <i>Phila.</i>
COUNTY <i>Phila.</i>	SCHOOL DISTRICT <i>Phila.</i>
TAX PARCEL NUMBER	

**D. VALUATION DATA**

1. ACTUAL CASH CONSIDERATION <i>\$1.00</i>	2. OTHER CONSIDERATION <i>+</i> <i>0</i>	3. TOTAL CONSIDERATION <i>= \$1.00</i>
4. COUNTY ASSESSED VALUE <i>8448</i>	5. COMMON LEVEL RATIO FACTOR <i>x 3.43</i>	6. FAIR MARKET VALUE <i>= 28976.64</i>

**E. EXEMPTION DATA**

1A. AMOUNT OF EXEMPTION <i>100%</i>	1B. PERCENTAGE OF INTEREST CONVEYED
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**2. Check Appropriate Box Below for Exemption Claimed**

- Will or intestate succession \_\_\_\_\_ (NAME OF DECEDENT) \_\_\_\_\_ (ESTATE FILE NUMBER).
- Transfer to Industrial Development Agency.
- Transfer to agent or straw party. (Attach copy of agency/straw party agreement).
- Transfer between principal and agent. (Attach copy of agency/straw trust agreement). Tax paid prior deed \$ \_\_\_\_\_.
- Transfers to the Commonwealth, the United States, and Instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (Attach copy of resolution).
- Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number \_\_\_\_\_, Page Number \_\_\_\_\_.  
Mortgagee (grantor) sold property to Mortgagor (grantee) (Attach copy of prior deed).
- Corrective deed (Attach copy of the prior deed).
- Other (Please explain exemption claimed, if other than listed above.) *Transferred from mother to son*

Under penalties of law or ordinance, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

SIGNATURE OF CORRESPONDENT OR RESPONSIBLE PARTY <i>Joseph M. Brown</i>	DATE <i>11/15/00</i>
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