



For: THE ABSTRACT COMPANY

PARCEL #: 49-10-00610-00

ASSESSED OWNER:

RIVERSIDE MANAGEMENT GROUP LLC

270 BARWYNNE RD WYNNEWOOD PA 19096-3301

LEGAL ADDRESS:

15 ENGLE ST

CERTIFICATE OF CURRENT PROPERTY TAX AND UTILITY STATUS FOR:

Lot Size:	.5800 AC	Assessed Value	Millage Rates
Property Code:	05 -- INDUSTRIAL	Land:	Twp/Boro: 29.792
		Improvement:	County: 5.45
		Total: \$250,000.00	School: 53.16

Municipal:	CHESTER CITY	County:	DELAWARE	State:	PA
Collector:	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013	Phone #:	(610) 447-7801		
Address:	IRENE TUCKER	Phone #:	(610) 447-7800		

Payment:	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013 ATTN: TREASURER	
Make check payable to:	CHESTER CITY TREASURER	Duplicate Bill Fee: \$5.00

County:	DELAWARE COUNTY TREASURER	Phone #:	(610) 891-4278
Address:	201 WEST FRONT STREET, MEDIA, PA 19063		
Payment:	Make check payable to: DELAWARE COUNTY TREASURER	Duplicate Bill Fee:	\$0.00

School:	CHESTER-UPLAND S D		
Collector:	CHESTER-UPLANDS/D	Phone #:	(610) 447-7800
Address:	1 FOURTH STREET ATTN CITY HALL, CHESTER, PA 19013		
Payment:	Make check payable to: CHESTER-UPLAND S/S	Duplicate Bill Fee:	\$5.00

Prior Year Taxes

Year	Amount	Status	Year	Amount	Status	Year	Amount	Status
2012	\$2,094.00	Open and due by 03/31/13	2011	\$2,215.04	Open and due by 03/31/13	2010		Paid in full

Payment of Prior year taxes are made to the Tax Claim Bureau located at the county. (610) 891-4287

Current Year Taxes 2013

	Discount	Face	Penalty
	Ends: 04/30/13	From: 05/01/13 - 06/30/13	Begins: 07/01/13
City 2013	\$175.18 Open	\$178.75	
Library	\$8.82 Open	\$9.00	
Total:	\$184.00	\$187.75	
	Ends: 04/01/13	From: 04/02/13 - 06/01/13	Begins: 06/02/13
County 2013	\$1,335.25 Open	\$1,362.50	
Total:	\$1,335.25	\$1,362.50	

Signature Information Solutions LLC guarantees that the above information accurately reflects the contents of the public record as of 03/27/13.

P.O. Box 8488, Trenton, NJ 08650-0488 • Phone (866) 665-1660 • Fax (866) 665-7075



For: **THE ABSTRACT COMPANY**
PARCEL #: 49-10-00610-00

ASSESSED OWNER: RIVERSIDE MANAGEMENT GROUP LLC
270 BARWYNNE RD WYNNEWOOD PA 19096-3301
LEGAL ADDRESS: 15 ENGLE ST

School Taxes 2012-2013

	Ends: 09/15/12	From: 09/16/12 - 11/15/12	Begins: 11/16/12
School 2012/2013		\$318.96	\$350.86
			See Prior Years For Figures
Total:		\$318.96	\$350.86

UTILITIES

Water CHESTER WATER AUTHORITY POST OFFICE BOX 467, CHESTER, PA 19016 (610) 876-8185
SEE COMMENTS.

Sewer
THERE IS NO SEWER ACCOUNT LISTED FOR THE ABOVE OWNER AND/OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

Trash
THERE IS NO WATER ACCOUNT LISTED FOR THE ABOVE OWNER AND/OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

INTERIM

Notes: PENDING IF PROPERTY IS IMPROVED.
Issuance of a building permit may result in an additional bill for the improvement. Bills reflect the taxable portion of the improvement from the date of certificate of occupancy.

Comments: LIBRARY MILLAGE RATE: 1.5. 2013 CITY, LIBRARY AND 2012-2013 SCHOOL TAXES ARE BASED ON AN ASSESSMENT OF \$6,000.00. 2012/13 SCHOOL TAXES ARE UNPAID AND HAVE BEEN SENT TO TAX CLAIM (DELAWARE COUNTY TAX CLAIM GOVERNMENT CENTER GROUND FLOOR 201 W. FRONT ST MEDIA, PA 19063 (610)891-4293); PLEASE SEE PRIOR YEAR TAXES FOR REDEMPTION FIGURES. THIS SEARCH IS INCOMPLETE. AN AMENDED SEARCH WILL FOLLOW UPON RECEIPT OF WATER UTILITY INFORMATION.

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For: THE ABSTRACT COMPANY

PARCEL #: 49-10-00795-00

ASSESSED OWNER:

RIVERSIDE MANAGEMENT GROUP LLC
270 BARWYNNE RD WYNNEWOOD PA 19096-3301

LEGAL ADDRESS:

20 JEFFREY ST

CERTIFICATE OF CURRENT PROPERTY TAX AND UTILITY STATUS FOR:

Lot Size:	.0200 AC	Assessed Value	Millage Rates
Property Code:	01 -- RESIDENTIAL	Land:	Twp/Boro: 29.792
		Improvement:	County: 5.45
		Total: \$48,060.00	School: 53.16

Municipal:	CHESTER CITY	County:	DELAWARE	State:	PA
	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013			Phone #:	(610) 447-7801
Collector:	IRENE TUCKER			Phone #:	(610) 447-7800
Address:	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013 ATTN: TREASURER				
Payment:	Make check payable to:	CHESTER CITY TREASURER	Duplicate Bill Fee:\$5.00		

County:	DELAWARE COUNTY TREASURER	Phone #:	(610) 891-4278
Address:	201 WEST FRONT STREET, MEDIA, PA 19063		
Payment:	Make check payable to:	DELAWARE COUNTY TREASURER	Duplicate Bill Fee:\$0.00

School:	CHESTER-UPLAND S D		
Collector:	CHESTER-UPLANDS/D	Phone #:	(610) 447-7800
Address:	1 FOURTH STREET ATTN CITY HALL, CHESTER, PA 19013		
Payment:	Make check payable to:	CHESTER-UPLAND S/S	Duplicate Bill Fee:\$5.00

Prior Year Taxes

Year	Amount	Status	Year	Amount	Status	Year	Amount	Status
2012	\$432.02	Open and due by 03/31/13	2011	\$454.26	Open and due by 03/31/13	2010		Paid in full

Payment of Prior year taxes are made to the Tax Claim Bureau located at the county. (610) 891-4287

Current Year Taxes 2013

	Discount	Face	Penalty
	Ends: 04/30/13	From: 05/01/13 - 06/30/13	Begins: 07/01/13
City 2013	\$26.74 Open	\$27.29	
Library	\$1.35 Open	\$1.37	
Total:	\$28.09	\$28.66	
	Ends: 04/01/13	From: 04/02/13 - 06/01/13	Begins: 06/02/13
County 2013	\$256.69 Open	\$261.93	
Total:	\$256.69	\$261.93	

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For: **THE ABSTRACT COMPANY**
PARCEL #: 49-10-00795-00

ASSESSED OWNER: RIVERSIDE MANAGEMENT GROUP LLC
270 BARWYNNE RD WYNNEWOOD PA 19096-3301
LEGAL ADDRESS: 20 JEFFREY ST

School Taxes 2012-2013

	Ends: 09/15/12	From: 09/16/12 - 11/15/12	Begins: 11/16/12
School 2012/2013		\$48.69	\$53.56 See Prior Years For Figures

Total:		\$48.69	\$53.56
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UTILITIES

Water CHESTER WATER AUTHORITY POST OFFICE BOX 467, CHESTER, PA 19016 (610) 876-8185
SEE COMMENTS.

Sewer , THERE IS NO SEWER ACCOUNT LISTED FOR THE ABOVE OWNER AND/OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

Trash THERE IS NO TRASH ACCOUNT LISTED FOR THE ABOVE OWNER AND/OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

INTERIM

Notes: NONE
Issuance of a building permit may result in an additional bill for the improvement. Bills reflect the taxable portion of the improvement from the date of certificate of occupancy.

Comments: LIBRARY MILLAGE RATE: 1.5. 2013 CITY, LIBRARY AND 2012-2013 SCHOOL TAXES ARE BASED ON AN ASSESSMENT OF \$916.00. 2012/13 SCHOOL TAXES ARE UNPAID AND HAVE BEEN SENT TO TAX CLAIM (DELAWARE COUNTY TAX CLAIM GOVERNMENT CENTER GROUND FLOOR 201 W. FRONT ST MEDIA, PA 19063 (610)891-4293); PLEASE SEE PRIOR YEAR TAXES FOR REDEMPTION FIGURES.
THIS SEARCH IS INCOMPLETE. AN AMENDED SEARCH WILL FOLLOW UPON RECEIPT OF WATER INFORMATION.

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P.O. Box 8488, Trenton, NJ 08650-0488 • Phone (866) 665-1660 • Fax (866) 665-7075



For: THE ABSTRACT COMPANY

PARCEL #: 49-10-00595-00

ASSESSED OWNER:

RIVERSIDE MANAGEMENT GROUP LLC
270 BARWYNNE RD WYNNEWOOD PA 19096-3301

LEGAL ADDRESS:

DELAWARE AVE

CERTIFICATE OF CURRENT PROPERTY TAX AND UTILITY STATUS FOR:

Lot Size:	.8300 AC	Assessed Value	Millage Rates
Property Code:	02 -- COMMERCIAL	Land:	Twp/Boro: 29.792
		Improvement:	County: 5.45
		Total:	School: 53.16
			\$4,900.00

Municipal:	CHESTER CITY	County:	DELAWARE	State:	PA
	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013			Phone #:	(610) 447-7801
Collector:	IRENE TUCKER			Phone #:	(610) 447-7800
Address:	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013 ATTN: TREASURER				
Payment:	Make check payable to:	CHESTER CITY TREASURER	Duplicate Bill Fee:\$5.00		

County:	DELAWARE COUNTY TREASURER	Phone #:	(610) 891-4278
Address:	201 WEST FRONT STREET, MEDIA, PA 19063		
Payment:	Make check payable to:	DELAWARE COUNTY TREASURER	Duplicate Bill Fee:\$0.00

School:	CHESTER-UPLAND S D		
Collector:	CHESTER-UPLANDS/D	Phone #:	(610) 447-7800
Address:	1 FOURTH STREET ATTN CITY HALL, CHESTER, PA 19013		
Payment:	Make check payable to:	CHESTER-UPLAND S/S	Duplicate Bill Fee:\$5.00

Prior Year Taxes

Year	Amount	Status	Year	Amount	Status	Year	Amount	Status
2012	\$16,471.71	Open & due to Tax Claim 03/31/13	2011	\$17,234.44	Open & due to Tax Claim 03/31/13	2010		Paid in full

Payment of Prior year taxes are made to the Tax Claim Bureau located at the county. (610) 891-4287

Current Year Taxes 2013

	Discount	Face	Penalty
	Ends: 04/30/13	From: 05/01/13 - 06/30/13	Begins: 07/01/13
City 2013	\$5,109.33 Open	\$5,213.60	
Library	\$257.25 Open	\$262.50	
Total:	\$5,366.58	\$5,476.10	
	Ends: 04/01/13	From: 04/02/13 - 06/01/13	Begins: 06/02/13
County 2013	\$26.17 Open	\$26.70	
Total:	\$26.17	\$26.70	

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For: **THE ABSTRACT COMPANY**
PARCEL #: 49-10-00595-00

ASSESSED OWNER: RIVERSIDE MANAGEMENT GROUP LLC
270 BARWYNNE RD WYNNEWOOD PA 19096-3301
LEGAL ADDRESS: DELAWARE AVE

	School Taxes 2012-2013		
	Ends: 09/15/12	From: 09/16/12 - 11/15/12	Begins: 11/16/12
School 2012/2013		\$9,303.00	\$10,233.30
			See Prior Years For Figures
Total:		\$9,303.00	\$10,233.30

UTILITIES

Water PRIVATE - UNITED WATER COMPANY - BETHEL PO BOX 371804 PITTSBURGH, PA 15250 (610) 497-8886

Sewer

THERE IS NO WATER AND/OR SEWER ACCOUNT LISTED FOR THE ABOVE OWNER OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

Trash

THERE IS NO TRASH ACCOUNT LISTED FOR THE ABOVE OWNER OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

INTERIM

Notes: NONE
Issuance of a building permit may result in an additional bill for the improvement. Bills reflect the taxable portion of the improvement from the date of certificate of occupancy.

Comments: 2013 CITY, LIBRARY, & 2012/2013 SCHOOL TAXES ARE BASED ON A TOTAL ASSESSMENT OF \$175,000.00. LIBRARY MILLAGE RATE- 1.5.

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For: **THE ABSTRACT COMPANY**
PARCEL #: 49-10-00022-00

ASSESSED OWNER: RIVERSIDE MANAGEMENT GROUP LLC
270 BARWYNNE RD WYNNEWOOD PA 19096-3301
LEGAL ADDRESS: 2105 W FRONT ST

CERTIFICATE OF CURRENT PROPERTY TAX AND UTILITY STATUS FOR:

Lot Size:	.5950 AC	Assessed Value	Millage Rates
Property Code:	01 -- RESIDENTIAL	Land:	Twp/Boro: 29.792
		Improvement:	County: 5.45
		Total:	School: 53.16
			\$475.00

Municipal:	CHESTER CITY	County:	DELAWARE	State:	PA
	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013			Phone #:	(610) 447-7801
Collector:	IRENE TUCKER			Phone #:	(610) 447-7800

Address:	CITY HALL 1 WEST 4TH STREET, CHESTER PA 19013 ATTN: TREASURER				
Payment:	Make check payable to:	CHESTER CITY TREASURER	Duplicate Bill Fee:	\$5.00	

County:	DELAWARE COUNTY TREASURER	Phone #:	(610) 891-4278		
Address:	201 WEST FRONT STREET, MEDIA, PA 19063				
Payment:	Make check payable to:	DELAWARE COUNTY TREASURER	Duplicate Bill Fee:	\$0.00	

School:	CHESTER-UPLAND S D				
Collector:	CHESTER-UPLANDS/D	Phone #:	(610) 447-7800		
Address:	1 FOURTH STREET ATTN CITY HALL, CHESTER, PA 19013				
Payment:	Make check payable to:	CHESTER-UPLAND S/S	Duplicate Bill Fee:	\$5.00	

Prior Year Taxes

Year	Amount	Status	Year	Amount	Status	Year	Amount	Status
2012	\$152.52	Open and due by 03/31/13	2011	\$156.68	Open and due by 03/31/13	2010		Paid in full

Payment of Prior year taxes are made to the Tax Claim Bureau located at the county. (610) 891-4287

Current Year Taxes 2013

	Discount	Face	Penalty
	Ends: 04/30/13	From: 05/01/13 - 06/30/13	Begins: 07/01/13
City 2013	\$26.74 Open	\$27.29	
Library	\$1.35 Open	\$1.37	
Total:	\$28.09	\$28.66	
	Ends: 04/01/13	From: 04/02/13 - 06/01/13	Begins: 06/02/13
County 2013	\$2.54 Open	\$2.59	
Total:	\$2.54	\$2.59	

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For: **THE ABSTRACT COMPANY**
PARCEL #: 49-10-00022-00

ASSESSED OWNER: RIVERSIDE MANAGEMENT GROUP LLC
270 BARWYNNE RD WYNNEWOOD PA 19096-3301
LEGAL ADDRESS: 2105 W FRONT ST

School Taxes 2012-2013

School 2012/2013	Ends: 09/15/12	From: 09/16/12 - 11/15/12	Begins: 11/16/12
		\$48.69	\$53.56 See Prior Years For Figures

Total:		\$48.69	\$53.56
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UTILITIES

Water

PRIVATE.

Sewer

THERE IS NO SEWER ACCOUNT LISTED FOR THE ABOVE OWNER AND/OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

Trash

THERE IS NO WATER ACCOUNT LISTED FOR THE ABOVE OWNER AND/OR PROPERTY LOCATION. PLEASE HAVE OWNER PROVIDE EVIDENCE OF SERVICE PRIOR TO SETTLEMENT.

INTERIM

Notes: NONE
Issuance of a building permit may result in an additional bill for the improvement. Bills reflect the taxable portion of the improvement from the date of certificate of occupancy.

Comments: LIBRARY MILLAGE RATE: 1.5. 2013 CITY, LIBRARY AND 2012-2013 SCHOOL TAXES ARE BASED ON AN ASSESSMENT OF \$916.00. 2012/13 SCHOOL TAXES ARE UNPAID AND HAVE BEEN SENT TO TAX CLAIM (DELAWARE COUNTY TAX CLAIM GOVERNMENT CENTER GROUND FLOOR 201 W. FRONT ST MEDIA, PA 19063 (610)891-4293); PLEASE SEE PRIOR YEAR TAXES FOR REDEMPTION FIGURES.

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