

BHHS Fox & Roach-Land Development
 TREND Realty Records Detailed Report courtesy of: **Edward Ritti**
 1 of 2 Total Properties

Office: 610-889-1475
 Office: 610-889-1475
 E-mail: ed.ritti@foxroach.com

L:14 Coffroath Rd
Coatesville, PA, 19320-0000
West Caln Twp, Chester County
Tax Map: 05 Lot: 0014

Summary Information

Owner	All County Ptshp	Prop Class	Vacant
Owner Addr	2500 E High St Apt 610	Record Date	04/16/2003
Owner City St	Pottstown, PA	Settle Date	04/09/2003
Owner Zip+4	19464-3196	Sale Amt	\$900,000
Owner Cr Rt	C024	Annual Tax	\$19

Geographic Information

High Sch Dist	Coatesville Area	Tax Map	05
TaxId	28-05 -0014	Lot	0014

Assessment & Tax Information

Tax Year	2014	Annual Tax	\$19	Total Land Asmt	\$500
County Tax	\$2	Taxable Land Asmt	\$500	Total Asmt	\$500
School Tax	\$16	Taxable Total Asmt	\$500		

Lot Characteristics

Sq Ft	15,246	Roads	Paved	Topography	Level
Acres	0.35	Traffic	Light		
Zoning	R1	County Location	Neighborhood/Spot		

Building Characteristics

Gas	None	Water	None	Sewer	None
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Codes & Descriptions

Land Use	(V10) Vac: Land Residential
County Legal Desc	LOT

Transaction History (Complete)

Record Date	4/16/2003	Book	5653
Settle Date	4/9/2003	Page	800
Sale Amt	\$900,000	Doc Num	221259
Sale Remarks:	BlanketDeed		

Owner Names: **All County Ptshp**

Mort Rec Date	4/16/2003	LenderName	Sandy Hill Lp
Mort Date	4/9/2003	Term	2
Mort Amt	\$2,232,000	Due Date	8/31/2005

Remarks: **Fixed, BlanketMort**

Mort Rec Date	4/16/2003	Mort Amt	\$620,000
Mort Date	4/9/2003	LenderName	Sovereign Bk

Remarks: **Conv, Fixed, BlanketMort**

Record Date	5/1/1983	Page	189
Book	61		
Sale Remarks:	Nominal, BlanketDeed		

Owner Names: **Kowal, Paul ; Kowal, Ethel I**

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L:5.0300 Washington Ln
Coatesville, PA, 19320-0000
Valley Twp, Chester County
Tax Map: 04 Lot: 0005.0300

Summary Information

Owner	All County Ptshp	Prop Class	Commercial
Owner Addr	2500 E High St Apt 610	Record Date	01/28/2013
Owner City St	Pottstown, PA	Settle Date	01/23/2013
Owner Zip+4	19464-3196	Annual Tax	\$4,254
Owner Cr Rt	C024		

Geographic Information

High Sch Dist	Coatesville Area	Tax Map	04
TaxId	38-04 -0005.0300	Lot	0005.0300

Assessment & Tax Information

Tax Year	2014	Annual Tax	\$4,254	Total Land Asmt	\$94,340
County Tax	\$470	Taxable Land Asmt	\$94,340	Total Bldg Asmt	\$18,600
Municipal Tax	\$169	Taxable Bldg Asmt	\$18,600	Total Asmt	\$112,940
School Tax	\$3,614	Taxable Total Asmt	\$112,940	Total OutBldg Asmt	\$18,600

Lot Characteristics

Sq Ft	2,134,876	Roads	Paved	Topography	Level
Acres	49.01	Traffic	Light		
Zoning	I	County Location	Industrial		

Building Characteristics

Gas	None	Water	None	Sewer	None
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Codes & Descriptions

Land Use	(C96) Comm: Comm OBY only
County Legal Desc	49 AC LOT 5

Transaction History (Complete)

Record Date	1/28/2013	Page	855
Settle Date	1/23/2013	Doc Num	11243493
Book	8625		
Sale Remarks:	Nominal		

Owner Names:	All County Ptshp		
Mort Rec Date	1/28/2013	Mort Amt	\$2,850,000
Mort Date	1/23/2013	LenderName	Riverview Bk
Remarks:	Conv, HomeEquityLoan		

Record Date	2/20/2004	Book	6071
Sale Amt	\$1	Page	861
Sale Remarks:	Nominal, BlanketDeed		

Owner Names:	All County Partnership		
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L:5.0300 Washington Ln
Coatesville, PA, 19320-0000
Valley Twp, Chester County
Tax Map: 04 Lot: 0005.0300

Summary Information

Owner	All County Ptshp	Prop Class	Commercial
Owner Addr	2500 E High St Apt 610	Record Date	01/28/2013
Owner City St	Pottstown, PA	Settle Date	01/23/2013
Owner Zip+4	19464-3196	Annual Tax	\$4,254
Owner Cr Rt	C024		

Geographic Information

High Sch Dist	Coatesville Area	Tax Map	04
TaxId	38-04 -0005.0300	Lot	0005.0300

Assessment & Tax Information

Tax Year	2014	Annual Tax	\$4,254	Total Land Asmt	\$94,340
County Tax	\$470	Taxable Land Asmt	\$94,340	Total Bldg Asmt	\$18,600
Municipal Tax	\$169	Taxable Bldg Asmt	\$18,600	Total Asmt	\$112,940
School Tax	\$3,614	Taxable Total Asmt	\$112,940	Total OutBldg Asmt	\$18,600

Lot Characteristics

Sq Ft	2,134,876	Roads	Paved	Topography	Level
Acres	49.01	Traffic	Light		
Zoning	I	County Location	Industrial		

Building Characteristics

Gas	None	Water	None	Sewer	None
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Codes & Descriptions

Land Use	(C96) Comm: Comm OBY only
County Legal Desc	49 AC LOT 5

Transaction History (Complete)

Record Date	1/28/2013	Page	855
Settle Date	1/23/2013	Doc Num	11243493
Book	8625		
Sale Remarks:	Nominal		

Owner Names:	All County Ptshp		
Mort Rec Date	1/28/2013	Mort Amt	\$2,850,000
Mort Date	1/23/2013	LenderName	Riverview Bk
Remarks:	Conv, HomeEquityLoan		

Record Date	2/20/2004	Book	6071
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Owner Names:	All County Partnership
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Trend Realty Records Tax History Report

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**L:5.0300 Washington Ln
Coatesville, PA, 19320-0000
Valley Twp, Chester County
TaxID: 38-04 -0005.0300**

Tax & Assessment History

Tax Year	2014	2013	2012	2011	2010	2009	2008
Annual Tax Amounts							
County Tax	\$470	\$470	\$448	\$448	\$448	\$448	\$430
County Tax \$ Change (calc)	-	+\$22	-	-	-	+\$18	-
County Tax % Change (calc)	-	+4.9%	-	-	-	+4.2%	-
Municipal Tax	\$169	\$169	\$169	\$169	\$169	\$99	\$99
Municipal Tax \$ Change (calc)	-	-	-	-	+\$70	-	-
Municipal Tax % Change (calc)	-	-	-	-	+70.7%	-	-
School Tax	\$3,614	\$3,523	\$3,401	\$3,331	\$3,218	\$3,106	\$2,993
School Tax \$ Change (calc)	+\$91	+\$122	+\$70	+\$113	+\$112	+\$113	-
School Tax % Change (calc)	+2.6%	+3.6%	+2.1%	+3.5%	+3.6%	+3.8%	-
Annual Tax	\$4,254	\$4,162	\$4,018	\$3,948	\$3,835	\$3,653	\$3,522
Annual Tax \$ Change (calc)	+\$92	+\$144	+\$70	+\$113	+\$182	+\$131	-
Annual Tax % Change (calc)	+2.2%	+3.6%	+1.8%	+2.9%	+5.0%	+3.7%	-

Annual Assessment Info

Taxable Land Asmt	\$94,340	\$94,340	\$94,340	\$94,340	\$94,340	\$94,340	\$94,340
Taxable Bldg Asmt	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600
Taxable Total Asmt	\$112,940	\$112,940	\$112,940	\$112,940	\$112,940	\$112,940	\$112,940
Total Land Asmt	\$94,340	\$94,340	\$94,340	\$94,340	\$94,340	\$94,340	\$94,340
Total Bldg Asmt	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600
Total Asmt	\$112,940	\$112,940	\$112,940	\$112,940	\$112,940	\$112,940	\$112,940
Total OutBldg Asmt	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600	\$18,600

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Legend

- Map Boundary
- Street Center Line
- Parcel Boundary
- Municipally Boundary

This map is prepared for the territory of real property found within the jurisdiction, and is compiled from recorded deeds, plans, and other public records. It is not intended to be a survey, and it is not to be construed as a "survey description". The county and RowMaps.com assume no legal liability for any errors or omissions on this map. This map was created for reference purposes only and should be consulted for verification of the information contained on this map. The county and RowMaps.com assume no legal liability for any errors or omissions on this map. This map was created for reference purposes only and should be construed as a "survey description".

Map Reduction: ReMaps (October '03)

