

Real Estate Sale for November 21, 2025						
No.	Sold For	Location	Term & No.	Name	Debt	Attorney
1.		Marple Twp. 36 Hillside Road	25-001185	Michael Anthony Oliva, Sr	\$302,566.90 \$30,256.69	McCalla Raymer Leibert Pierce LLF
2.		Concord Twp. 3163 Garnet Mine Road,	19-005963	Jennifer Kehrer A/K/A Jennifer D Pylant Steven Kehrer A/K/A Steven Kherer	\$279,475.18 \$27,947.51	Friedman Vartolo LLP
3.		Middletown Twp. 202 Northbrook Drive	25-004855	Austin W Hyde Julie F Coryn	\$431,136.43 \$43,113.64	RAS Citron LLC
4.		Upper Chichester Twp. 1644 McCay Avenue	25-001394	Latonya Robinson	\$288,663.39 \$28,866.34	Brock & Scott PLLC
5.		Ridley Twp. 331 Folsom Avenue	25-005326	Virginia M Havard	\$142,095.97 \$14,209.60	RAS Citron LLC
STAYED-NO ADS						
6.		Newtown Twp 1 Dunminning Road	24-007365A	John G Berg Maureen R Berg	\$867,298.17 \$86,729.81	Powers Kirm LLC
7.		Upper Chichester Twp. AKA Aston 71 Buffington Road	22-007973	Cheyenne Johnson Satoria Johnson	\$91,349.58 \$9,134.96	Manley Deas Kochalski LLC
8.		Norwood 17 Elmwood Avenue	25-003329	David Marinaro A/K/A David J Marinaro	\$210,978.73 \$21,097.87	RAS Citron LLC
9.		Ridley Twp. 153 Maple Avenue	24-002193B	Rachel Ross	\$178,035.00 \$17,803.50	KML Law Group PC
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10.		Yeadon 813 Arbor Road	25-002113	Keanis Tyease Covington Individually And As Administrator Of The Estate Of Harry L Mitchell	\$157,542.35 \$15,754.24	RAS Citron LLC
11.		Darby Twp 1070 Startford Road	24-009064	Thomas F Durning, Jr	\$211,634.01 \$21,163.40	Orlans Associates PC
12.		Upper Darby Twp. 307 Sherbrook Boulevard	24-005559	Jennifer Carter Solely In Her Capacity As Knowr Heir Of Nina Rita Giannuario Deceased The Unknown Heirs Of Nina Rita Giannuario	\$212,746.02 \$3,000.00	Stern & Eisenberg PC
13.		Darby Twp 1117 Tremont Drive	19-010278A	Deborah Gianforcaro A/K/A Deborah O'Neill In Her Capacity As Heir Of Robert J O'Neill Sr Unknown Heirs Successors Assigns And All Persons Firms Or Associations Claiming Right Title Or Interest From Or Under Robert J O'Neill Sr Unknown Heirs Successors Assigns And All Persons Firms Or Associations Claiming Right Title Or Interest From Or Under Robert J O'Neill Jr	\$190,221.17 \$19,022.12	Ras Citron LLC
14.		Glenolden 100 E Glenolden Avenue Unit B14	24-009562	Kayla Wilson Administratrix Of The Estate Of Jennifer J Wilson Deceased	\$21,343.57 \$5,000.00	Gawthrop Greenwood PC
15.		Upper Darby Twp. 224 Blanchard Drive	25-004809	Nancy J Rufo a/k/a Nancy Rufo	\$35,993.11 \$3,599.31	Logs Legal Group LLP

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16.		Brookhaven 841 Lincoln Avenue	25-004148	Brenda L Sheppard A/K/A Brenda Sheppard Michael A Sheppard A/K/A Michael Sheppard	\$299,727.80 \$29,972.78	RAS Citron LLC
17.		Haverford Twp. 632 Haverford Road	24-000562	The MJK Enterprise LLC -	\$492,859.32 \$49,285.93	Friedman Vartolo LLP
18.		Upper Chichester Twp. 14 Huntingdon Court	22-003644A	Gary N Jones Deidre R Jones	\$1,324,528.21 \$132,452.82	KML Law Group PC
19.		Sharon Hill 93 Frances Avenue	24-002777	Andrea Michael A/K/A Andrea Marie Michael A/K/A Andrea M Michael Individually And As Administratrix Of The Estate Of Thomas D Quirk Jr Deceased	\$60,853.11 \$6,085.31	Friedman Vartolo LLP
20.		Aston Twp. 22 Venuti Drive	23-008202	Richard A Colvin A/K/A Richard Colvin Jennifer A Colvin A/K/A Jennifer Colvin	\$407,904.00 \$40,790.40	Brock & Scott PLLC
21.		Marple Twp. 10 Jonathan Morris Circle	18-067404	Lewis Checchia Theresa Cheechia	\$7,938.21 \$3,000.00	Portnoff Law Associates LTD
STAYED						
22.		Chester 3015 W 11th Street	24-061446	Tomira Gilbert	\$6,684.47 \$3,000.00	Portnoff Law Associates LTD
STAYED- NO ADS						
23.		Concord Twp. 211 Ivy Lane	24-067028	Timothy J Deery Colleen M Deery	\$12,860.11 \$3,000.00	Portnoff Law Associates LTD

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24.		Upper Darby Twp. 105 Harvin Road	19-063001	Traci Cain	\$1,663.82 \$3,000.00	Portnoff Law Associates LTD
STAYED-NO ADS						
25.		Morton 507 School Street	24-002553	Olivet Holdings LLC -	\$241,346.95 \$24,134.69	Friedman Vartolo LLP
26.		Tinicum Twp. 733 Jansen Avenue	25-001848	Tyrice L Minnick	\$231,350.08 \$23,135.00	Powers Kirn LLC
27.		Trainer 1334 Price Street	25-004940	RAD Diversified Reit Inc -	\$164,118.90 \$16,411.89	Friedman Vartolo LLP
28.		Darby Twp 5 N Garfield Avenue	25-005014	Aleiah Shelby Smart-Green	\$137,308.76 \$13,730.88	Barley Snyder LLP
29.		Chester 940 Highland Avenue Chester 1026 Kerlin Street Chester 1105 Madison Street	24-009539	RAD Diversified Reit Inc -	\$293,766.26 \$29,376.62	Friedman Vartolo LLP
30.		Chester 714 West 11th Street	25-005293	RAD Diversified Reit Inc -	\$179,464.52 \$17,946.45	Friedman Vartolo LLP
STAYED						
31.		Haverford Twp. 923 Old Manoa Road	23-003868	Michael T Wilson	\$36,801.37 \$3,680.14	Brian T Newman Esq. (Rogers Cou

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32.		Collingdale 157 Lafayette Avenue Darby Boro. 203 Hamilton Avenue	23-006246	Hawes Enterprise LLC -	\$319,221.27 \$31,922.12	Friedman Vartolo LLP
33.		Middletown Twp. 209 Hunter Street A/K/A 36 Pennell Road	20-008940	Fay Development Company Inc - Stephen Fay	\$536,977.67 \$53,698.00	Law Offices Of Musa Jan