

**BY VENANGO COUNTY TAX CLAIM BUREAU  
2014 UPSET TAX SALE  
FOR 2012 OR PRIOR TAXES  
SALE DATE: SEPTEMBER 08, 2014  
10:00 A.M. in the Venango County Courthouse Annex, Room 100**

**LAST UPDATED 6pm, September 5, 2014**

This list is subject to change at any time.

The properties to be sold are as follows: OWNER OR REPUTED OWNERS, PARCEL NUMBER, DESCRIPTION, UPSET SALE PRICE.

**ALLEGHENY TWP**

SPARKS, WARREN W & HELEN B	01,001.-103A.-000	0.90 ACRES, IMP	\$2,056.76
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**CANAL TWP**

DOBRICK, MICHAEL	02,002.-082.-001	MOBILEHOME	\$846.46
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**CHERRYTREE TWP**

ANTILL, TIMOTHY & TRACY	03,009.-022.-001	MOBILEHOME	\$756.06
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SILVIS, STEPHEN R	03,012.-010.-000	1.00 ACRES, IMP	\$3,964.36
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SIMPKINS, WILLIAM T & IRIS Z	03,001.-007.-000	6.27 ACRES	\$1,788.62
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**CLINTON TWP**

BYLER, FREEMAN J & AMANDA J	04,008.-030B.-000	0.20 ACRES	\$848.15
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**CORNPLANTER TWP**

DAUGHERTY, SCOTT D & FRANCES MCKINLEY OLMES	07,019.-020.-000	6.10 ACRES, IMP	\$5,444.40
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DROZDO, STELLA L	07,020.-008B.-000	0.73 ACRES, IMP	\$4,875.85
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GRABBS, LESLIE M	07,018.-012.-000	0.20 ACRES	\$579.15
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SCHREFFLER, GARY L & ANNA M	07,011.-006.-000	0.39 ACRES, IMP	\$3,584.66
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WATSON, STELLA L	07,020.-008M.-000	0.66 ACRES	\$1,138.28
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ZAHURSKY, JAMES D	07,018.-014.-000	0.11 ACRES	\$463.24
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ZAHURSKY, JAMES D	07,018.-015.-000	0.14 ACRES, IMP	\$755.16
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ZAHURSKY, JAMES D	07,018.-016.-000	0.22 ACRES	\$543.69
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**CRANBERRY TWP**

ARMSTRONG, ASHLEY MAIRE	08,043.-014..-000	0.21 ACRES, IMP	\$1,061.25
EVANS, ROBERT J	08,039.-009A.-000	1.13 ACRES, IMP	\$2,191.61
RICE, JESSE K	08,009.-049..-000	4.06 ACRES	\$1,686.49
RICE, JESSE K	08,009.-049A.-000	4.24 ACRES	\$1,689.19
TEBAY, ROSE M	08,012.-015A.-000	2.19 ACRES, IMP	\$3,549.22
ZIEGLER, LARRY L	08,043.-012..-000	0.14 ACRES, IMP	\$1,956.60

**EMLENTON BORO**

MCBRIDE, CHARLES J & STEPHANIE	09,002.-060..-000	0.14 ACRES, IMP	\$925.58
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**FRANKLIN**

BOUGHNER, GEORGE A & ALLEN LINTZ	10,336.-013..-000	0.14 ACRES, IMP	\$3,618.27
BOUGHNER, GEORGE A & ALLEN LINTZ	10,337.-113..-000	0.10 ACRES, IMP	\$4,597.83
BROWN, ISABELLE L	10,216.-151..-000	0.15 ACRES, IMP	\$4,027.03
DAVIDSON, GRACE G	10,111.-086..-000	0.15 ACRES	\$563.70
DEAL, GEORGE A EST	10,102.-019..-000	0.12 ACRES	\$612.59
JOHNSTON, CAROLINE M	10,216.-043..-000	0.12 ACRES, IMP	\$7,034.34
KLINGENSMITH, DAKOTA	10,111.-089..-000	0.08 ACRES, IMP	\$1,016.32
MOYER, DAVID P	10,339.-034..-000	0.34 ACRES, IMP	\$1,428.53
PETERSON, BARBARA A	10,108.-033..-000	0.10 ACRES, IMP	\$6,244.55
PROPER, MARCO R & ANGELA B	10,224.-094..-000	0.29 ACRES, IMP	\$12,190.59
PYLE, RANDOLPH C & CAROL L	10,220.-022..-000	0.06 ACRES, IMP	\$2,899.78
WARNICK, CARINA & JOHN COLEMAN	10,221.-025..-000	0.12 ACRES	\$730.58
WARNICK, CARINA & JOHN COLEMAN	10,221.-025A.-000	0.09 ACRES, IMP	\$5,008.95
WISIDAGAMA, DON ANIL SABASTIAN	10,214.-016..-000	0.08 ACRES, IMP	\$6,904.59
WOOD, DONALD H SR & JUNE C	10,108.-030..-000	0.13 ACRES, IMP	\$7,217.13
WOOD, DONALD H SR	10,220.-053..-000	0.23 ACRES, IMP	\$8,649.92

**FRENCHCREEK TWP**

DOUTT, MANNIE C	11,018.-017A.-000	0.50 ACRES, IMP	\$5,031.64
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**IRWIN TWP**

WALLACE, SCOT C	12,010.-025..-000	0.64 ACRES, IMP	\$2,961.07
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**JACKSON TWP**

TROUP, JOHN R	13,006.-002J.-261	MOBILEHOME	\$669.56
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**OIL CITY**

ALEXANDER, DAVID	16,096.-021..-000	0.10 ACRES, IMP	\$3,310.11
BAYVIEW FINANCIAL PROPERTY TRUST	16,040.-289..-000	0.04 ACRES, IMP	\$3,817.63
BAYVIEW FINANCIAL PROPERTY TRUST	16,040.-290..-000	0.12 ACRES	\$510.79
BELL, WILLIAM THOMAS	16,006.-134..-000	0.13 ACRES, IMP	\$2,958.43
BELL, WILLIAM THOMAS	16,006.-135..-000	0.13 ACRES	\$539.45
BERGIN, THOMAS F	16,014.-180..-000	0.05 ACRES, IMP	\$5,776.86
DAUGHERTY, SCOTT D & FRANCES MCKINLEY OLMES	16,074.-006..-000	1.50 ACRES	\$1,015.72
DEETER, ANTHONY L	16,040.-257..-000	0.12 ACRES, IMP	\$4,411.36
DELP, BRENDA S	16,116.-013..-000	0.57 ACRES, IMP	\$5,138.95
DRELICK, ANDREW F	16,046.-221..-000	0.27 ACRES, IMP	\$4,301.35
EVANS, ROBERT J	16,050.-034..-000	0.10 ACRES, IMP	\$2,556.16
EVANS, ROBERT J	16,050.-035..-000	0.10 ACRES, IMP	\$1,302.88
EVANS, ROBERT J II	16,042.-121..-000	0.16 ACRES, IMP	\$2,343.57
FYE, BETH A	16,040.-027..-000	0.08 ACRES, IMP	\$4,596.36
GERVASONI, EDITH	16,072.-065..-000	0.11 ACRES, IMP	\$1,305.69
GRAY, CHARLES M JR & MARY	16,020.-093..-000	0.10 ACRES, IMP	\$2,561.22
GRIEBEL, SCOTT E & CYNTHIA J	16,046.-230..-000	0.11 ACRES, IMP	\$2,521.34
HALL, DAVID A	16,046.-268..-000	0.04 ACRES	\$556.54
HALL, MABEL C	16,050.-132..-000	0.10 ACRES, IMP	\$2,899.10
HENRY, GILBERT R JR	16,022.-131..-000	0.11 ACRES	\$507.88
HOGUE, DANIEL L	16,010.-247..-000	0.06 ACRES	\$524.79
HOMAN, ERICA	16,002.-095..-000	0.24 ACRES, IMP	\$3,588.85
HORNE, GREGORY A	16,012.-134..-000	0.03 ACRES, IMP	\$2,796.91
KELLEY, RICHARD D & ALICE V	16,080.-015..-000	0.10 ACRES, IMP	\$3,739.86
KIBBE, JULIE A	16,014.-055..-000	0.08 ACRES, IMP	\$5,557.34
LATONIA ENTERPRISES LLC	16,006.-295..-000	0.22 ACRES, IMP	\$14,534.76
LOPEZ, CHRISTINE	16,048.-092..-000	0.14 ACRES, IMP	\$1,982.51

MCLAUGHLIN, WILLIAM L	16,022.-161..-000	0.08 ACRES, IMP	\$1,734.50
MCLAUGHLIN, WILLIAM L	16,022.-237..-000	0.25 ACRES, IMP	\$11,901.65
MCMUNN, SCOTT J	16,074.-003..-000	1.00 ACRES	\$522.98
MCMUNN, SCOTT J	16,080.-033..-000	0.29 ACRES	\$538.25
NABA INC	16,096.-101..-000	0.13 ACRES	\$847.15
NOVICKI, NANCY K	16,096.-203..-000	0.09 ACRES, IMP	\$3,471.49
OAKES, CLAIR E & BETTY M	16,042.-171..-000	0.09 ACRES, IMP	\$434.86
OAKES, CLAIR E SR & BETTY M	16,042.-173..-000	0.09 ACRES, IMP	\$1,404.15
OAKES, CLAIR E SR & BETTY M	16,042.-175..-000	0.11 ACRES	\$460.28
OAKES, CLAIR E SR & BETTY M	16,042.-178..-000	0.07 ACRES, IMP	\$2,245.33
PRYCE, JOSHUA	16,099.-095..-000	0.30 ACRES	\$513.04
REDFIELD, MARK JR	16,042.-108..-000	0.16 ACRES, IMP	\$3,664.67
RICE, JENNIFER SUE ANN & THOMAS L	16,080.-053..-000	0.18 ACRES, IMP	\$2,067.40
RICHAR, CYNTHIA	16,022.-171..-000	0.37 ACRES, IMP	\$5,609.78
SABIN, MORRIS D	16,048.-021..-000	0.10 ACRES	\$536.59
SHARON LYNN ROBINSON LIVING TRUST	16,034.-056..-000	0.05 ACRES, IMP	\$7,175.21
SHARON LYNN ROBINSON LIVING TRUST	16,034.-057..-000	0.06 ACRES	\$1,969.55
SHARP, BRENDA A	16,037.-088..-000	0.08 ACRES, IMP	\$3,874.07
SMITH, DOROTHY E	16,038.-104..-000	0.07 ACRES	\$444.91
STROMYER, LINNEA A	16,002.-005..-000	0.14 ACRES, IMP	\$3,112.43
TUCKER, FARON M & CHRISTINE M	16,096.-042..-000	0.10 ACRES, IMP	\$2,735.73
VALESKI, SALLIE M & THEODORE JASIELSKI	16,004.-016..-000	0.11 ACRES, IMP	\$5,792.95
WATERS, JANET	16,072.-091..-000	0.11 ACRES, IMP	\$2,971.77
WEAVER, FREDRICK R	16,017.-220..-000	0.08 ACRES, IMP	\$1,760.15
WISIDAGAMA, DON ANIL SEBASTIAN	16,038.-048..-000	0.15 ACRES, IMP	\$509.54
WISIDAGAMA, DON ANIL SEBASTIAN	16,038.-178..-000	0.17 ACRES	\$509.54
WOFFORD, JAMES III	16,040.-181..-000	0.04 ACRES	\$524.18

**OILCREEK TWP**

ANTHONY, WILLIAM L & LINDA S	17,002.-083..-000	1.61 ACRES, IMP	\$9,768.65
FRY, EDNA I	17,006.-032..-000	1.00 ACRES, IMP	\$3,369.18

GOLDEN, JOHN F & MAUREEN I	17,001.-035C.-000	0.41 ACRES, IMP	\$1,800.56
RICHARDS, RICKEY L & BILLY T	17,002.-023C.-000	22.10 ACRES, IMP	\$5,517.13

**PLUM TWP**

FOX, GERALD & ANNA LOUISE	20,007.-007..-000	0.75 ACRES, IMP	\$3,381.09
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**POLK BORO**

SWISHER, RICHARD N & JOYCE L	21,005.-026..-000	0.54 ACRES, IMP	\$4,454.76
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**PRESIDENT TWP**

BANICK, JAMES	22,002.-038..-102	MOBILEHOME	\$689.97
COSTABILE, MIKE	22,011.-038..-000	0.64 ACRES	\$981.81
MUSSER, ROBERT J	22,013.-034..-630	MOBILEHOME	\$524.71
NESBITT, STEVE	22,013.-034..-605	MOBILEHOME	\$531.65
WISE, JENNIFER	22,003.-007C.-000	MOBILEHOME	\$697.74

**RICHLAND TWP**

ADAMS, CHRISTINE	23,008.-008..-412	MOBILEHOME	\$473.15
KARNS, GERALD W & LEONA C	23,002.-010A.-000	0.50 ACRES	\$547.05
PRINT, CARRA	23,008.-008..-207	MOBILEHOME	\$509.21

**ROCKLAND TWP**

RODIBAUGH, ROBERT J JR	24,005.-031..-000	0.90 ACRES, IMP	\$3,892.44
SCHOEDEL, MARSHALL P	24,020.-019..-000	1.75 ACRES, IMP	\$6,162.80
STRELEC, T R & MARY P	24,029.-153..-000	0.38 ACRES	\$781.78

**ROUSEVILLE BORO**

FOSTER, MALCOLM & JOAN	25,004.-004..-000	0.28 ACRES	\$586.15
FOSTER, MALCOLM & JOAN	25,004.-005A.-000	0.16 ACRES, IMP	\$3,281.01
GILBERT, RONALD H & KAREN C	25,003.-192..-000	0.18 ACRES, IMP	\$460.22
GILBERT, RONALD H & KAREN C	25,003.-193..-000	0.18 ACRES	\$557.01
KELTZ, BLANCHE C	25,002.-016..-000	0.72 ACRES, IMP	\$3,904.21

**SANDYCREEK TWP**

ROXBERRY, KENNETH	26,005.-018A.-000	6.65 ACRES	\$937.42
ROXBERRY, KENNETH	26,005.-018T.-000	1.50 ACRES, IMP	\$8,947.04

ROXBERRY, KENNETH	26,005.-018W.-000	5.48 ACRES	\$2,049.98
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**SCRUBGRASS TWP**

COPENHAVER, CAROL A & WILLIAM D	27,004.-039A.-000	5.00 ACRES, IMP	\$5,905.44
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VOROUS, JOHN D	27,002.-041A.-000	2.12 ACRES, IMP	\$1,268.75
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**SUGARCREEK BORO**

FULLER, PAUL E & EMILY R	28,012.-205..-000	0.22 ACRES, IMP	\$8,440.73
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GRIFFEN, ROBERT W & JUDITH M	28,001.-083B.-000	1.05 ACRES, IMP	\$9,973.92
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HANKEY, RAYMOND W & BERNIECE S	28,023.-047..-000	0.33 ACRES	\$1,461.34
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HAPAC, RESSIE	28,015.-036..-001	MOBILEHOME	\$798.60
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MATTHEWS, MARIA & KATE, JAMES C DAVIS II & RUTH A DAVIS	28,014.-050T.-000	5.28 ACRES	\$1,686.90
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MATTHEWS, MARIA & KATE, JAMES C DAVIS II & RUTH A DAVIS	28,014.-050V.-000	5.04 ACRES	\$1,657.71
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MCDANIEL, JAMES E, EDWIN R MCDANIEL, HELEN J LIGHTNER, WILLIAM F REYNOLDS & DONNA J CARNES	28,012.-075..-000	0.17 ACRES, IMP	\$3,261.04
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SCOTT, KAREN S	28,010.-004..-000	0.23 ACRES, IMP	\$3,002.59
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SISKO, BERT T	28,022.-035..-000	0.05 ACRES, IMP	\$2,947.69
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**VICTORY TWP**

RODGERS, EVELYN	30,007.-001..-000	0.67 ACRES	\$650.24
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# Venango County Tax Claim Bureau Courthouse Annex

1174 Elk Street · P.O. Box 831 · Franklin, PA 16323  
Phone: 814/ 432-9559      FAX: 814/432-9511

**Commissioners**  
Timothy S. Brooks  
Vincent L. Witherup  
Bonnie S. Summers

**Solicitor**  
Richard Winkler

**Director**  
Julie C. Thompson

## CERTIFICATION

**Commonwealth of Pennsylvania:**

: SS:

**County of \_\_\_\_\_ :**

I/We, \_\_\_\_\_ hereby certify the following:  
(Legibly Print Name (s) Here)

I/We am/are an adult resident (s) of the Commonwealth of Pennsylvania and am/are authorized to make this Certification that:

- A. I/We am/are not delinquent in paying real estate taxes owed to taxing bodies within Venango County.
- B. I/We am/are not delinquent in paying municipal utility bills owed to municipalities within Venango County.
- C. I/We do not have a Landlord License that has been revoked within Venango County or am/are not bidding or acting as an agent for a landlord who has had their license revoked.
- D. I/We do not have housing code violations under local codes within Venango County or am/are not bidding or acting as an agent for a person or business that has housing code violations.

I/We affirm, under penalty of perjury, that this certification is true and accurate.

**Sworn to and subscribed before**

**me this \_\_\_\_\_ day of**

\_\_\_\_\_, \_\_\_\_\_

**Notary Public**

\_\_\_\_\_  
**Name** (Sign in front of notary)

\_\_\_\_\_  
**Name** (Sign in front of notary)

\_\_\_\_\_  
**Address** (must have street address in addition to PO Box if applicable)

## **Basic Information Regarding Tax Sales**

The Tax Claim Bureau's first sale is known as the **Upset Sale** (always held the second Monday of September). The bid price is determined by the total amount of delinquent taxes and any current taxes reported to us and any municipal liens as well as our costs. Any liens, judgments, and/or mortgages, etc. are attached to the property. **SO KEEP THIS IN MIND WHEN BIDDING.** We, the Tax Claim Bureau, offer no warranty or guarantee whatsoever at any sale we conduct. The only reason the properties are being offered is that they are at least two years behind in their property tax. We have **NO** knowledge of the property or even the existence of such.

Our second sale is the **Judicial Sale** and is also known as the free and clear sale. It is our responsibility to notify all owners and any lien holders of the sale so they may intervene to protect their interest. Again we offer **NO** guarantee. It is extremely important that **you** know what you are bidding on.

The Upset Sale and the Judicial Sale will be conducted as an auction bid.

The purchaser(s) shall also be required to pay all costs for recording the deed, including all state and local realty transfer taxes.

Cash for the entire purchase price plus recording costs must be paid immediately after the property is struck down. Personal checks will be accepted only if our office has received a letter from your bank guaranteeing the funds are available, no later than the last business day before the sale.

The purchaser(s) shall also be required to provide the Bureau no later than the last business day before the sale with a certification that, within the municipal jurisdiction, the purchaser(s) is **NOT** delinquent in paying real estate taxes, that no municipal utility bills are outstanding, that they do not have a Landlord License that has been revoked or are not bidding or acting as an agent who has had their license revoked, and do not have housing code violations under local codes within Venango County or is not bidding or acting as an agent for a person or business that has housing code violations. This must be notarized.

If the property still does not sell, it is put on our Repository List and can be bid on at any time. It is the decision of the taxing authorities to accept or reject your bid. We will notify you by mail within 30-45 days of the decision.

All properties are sold under the **RULE OF CAVEAT EMPTOR, OR LET THE BUYER BEWARE**, and all purchasers are accordingly hereby so notified.