



WARREN COUNTY TAX CLAIM
WARREN COUNTY COURTHOUSE
204 FOURTH AVENUE
WARREN PA 16365
(814) 728-3415 FAX (814) 728-3419

PHILIP J. GILBERT
DIRECTOR

August 1 2024

Ms. Taylor Trisket
Warren County School District
Superintendent's Office
6820 Market Street
Russell, PA 16345-3406

RE: Repository Property Bid

Dear Mrs. Huck,

According to the Real Estate Tax Sale Law Act of 1947, all bids received for properties listed on the Repository Sale must be approved by the Taxing Districts. Please advise in writing if these bids are acceptable at your earliest convenience.

Tax Parcel #	Location	Description	Current Owner	Bidder	Amount
WN-575-4197	CITY OF WARREN	417 LAUREL ST	SANDRA NIELSEN	MASTIFF PROPS LLC	\$3,525.00
WN-575-4244	CITY OF WARREN	620 W 5 TH AVE	ANZIETTA DIPIERRO	MARTIN FRANCISCUS	\$600.00
WN-587-5614	CITY OF WARREN	820-822 PENN AVE E	GAP REAL ESTATE ACQ	RAMZI MUSALLAM	\$1,400.00
SH-327-764500-001	MEAD TOWNSHIP	MOBILE HOME	JENNIFER MEAD	SAM & JOE WILLIAMS	\$700.00
WN-008-357100-001	MEAD TOWNSHIP	MOBILE HOME	PHIL ZIEG	BLAKE RISTAU	\$708.00

Sincerely,

Phil Gilbert Jr.

Director of Tax Claim Bureau



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PHILIP J. GILBERT
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JUL 25 AM 8:56

REPOSITORY BID FORM

I/we hereby submit a repository bid offer in the amount of \$ 708.00 for the property assessed in the name(s) of the following

Owners/reputed owners: Phil Zieg

Parcel #: WN-008-357100-001 Municipality: Mead Date: 7/25/24

Description of Property: Mobile Home

Bidders Name: Blake Listau

Bidder's Address: 15191 Route 6 Clarendon PA 16313

Bidder's Phone Number: (814) 730-2198

Intended Use of Property: Rental

Name on Deed/Bill of Sale: Blake Listau

Mailing Address for Deed/Bill of Sale: 15191 Route 6 Clarendon PA 16313

The rule of Caveat Emptor (buyers beware) applies. (See 72 P.S. 5931) We urge you to research the property prior to placing a bid. The property is offered for sale by the Tax Claim Bureau without any guarantee or warranties what so ever, either as to existence, correctness of ownership, size boundaries, locations, structures or lack of a structure, liens, and title or any other matter. Also be advised that the Bureau does not guarantee that this property has not been slated for demolition or condemnation. For that reason, be advised that it would be prudent to conduct your own inspection of the title to the property you are purchasing prior to placing your bid.

Be advised that you are NOT the rightful owner of the property until you have the recorded deed/bill of sale in your possession.

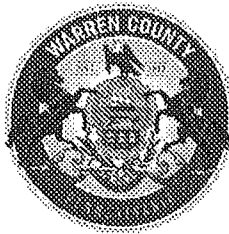
Any person who owes delinquent taxes in Warren County is prohibited from participating in this sale, either individually or through an agent.

Be advised – Should we discover that you are delinquent in taxes or municipal utility bills on any property in Warren County, You will not receive a deed/bill of sale to the property on which you bid.

Furthermore, you understand and acknowledge that all sales are FINAL. There will be no refunds given under any circumstances.

I have read & acknowledge the above:

Blake Listau



JUL 18 AM 10:11

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REPOSITORY BID FORM

I/we hereby submit a repository bid offer in the amount of \$ 700.00 for the property assessed in the name(s) of the following

Owners/reputed owners: Jennifer Mead

Parcel #: SH-327 764500-00 Municipality: Mead Township Date: 7/16/24

Description of Property: 7440 Route 6

Bidders Name: Sam and Joe Williams

Bidder's Address: 109 Oak St. Warren, PA 16365

Bidder's Phone Number: 814-558-9650

Intended Use of Property: Live and/or rent

Name on Deed/Bill of Sale: Samantha and Joseph Williams

Mailing Address for Deed/Bill of Sale: 109 Oak St. Warren, PA 16365

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I have read & acknowledge the above:

Samantha Williams



JUL 5 PM1:34

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REPOSITORY BID FORM

I/we hereby submit a repository bid offer in the amount of \$ 1,400.00 for the property assessed in the name(s) of the following

Owners/reputed owners: GAP Real Estate Acquisition, A

Parcel #: WN-587-561400-000 Municipality: City of Warren Date: 7-5-2024

Description of Property: 820-822 Pennsylvania Ave E.

Bidders Name: Ramzi R. Musallam

Bidder's Address: 15485 Route 6 Clarendon, PA 16313

Bidder's Phone Number: 570-881-4551

Intended Use of Property: Personal

Name on Deed/Bill of Sale: Ramzi R. Musallam

Mailing Address for Deed/Bill of Sale: 15485 Rt 6 Clarendon, PA 16313

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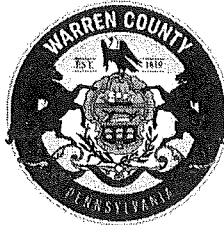
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Ramzi R. Musallam



JUL 26 AM 9:5

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REPOSITORY BID FORM

I/we hereby submit a repository bid offer in the amount of \$ 600 for the property assessed in the name(s) of the following

Owners/reputed owners: D. PIERO ANZIETTA C

Parcel #: WN-575-424400 Municipality: 3 WARD WARREN Date: 7/1/24

Description of Property: LOT City: CITY

Bidders Name: MARTIN FRANCISCUS

Bidder's Address: 613 MILLERS LANE PITTSBURGH PA 15239

Bidder's Phone Number: 412-510-3556

Intended Use of Property: A FUTURE SMALL HOME SITE

Name on Deed/Bill of Sale: MARTIN FRANCISCUS

Mailing Address for Deed/Bill of Sale: 613 MILLERS LN P9H PA 15239
412 510-3556

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I have read & acknowledge the above: Martin Francisco

1ST 628 WEST FIFTH AVE / WARD 3 WARREN PA



JUL 30 PM12:51

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REPOSITORY BID FORM

I/we hereby submit a repository bid offer in the amount of \$3,525 for the property assessed in the name(s) of the following

Owners/reputed owners: NIELSEN, SANDRA, L

Parcel #: WN-575-4197000-000 Municipality: CITY OF WARREN Date: 7/30/2024

Description of Property: 417 Laurel St.

Bidders Name: MASTIFF PROPERTIES LLC / MATTHEW REICHEL

Bidder's Address: 2045 DUTCH HILL RD

Bidder's Phone Number: 980 309 5722

Intended Use of Property: RENT TO SON

Name on Deed/Bill of Sale: MASTIFF PROPERTIES LLC

Mailing Address for Deed/Bill of Sale: 2045 DUTCH HILL RD

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A handwritten signature in black ink, appearing to be "M. Reichel", written over a horizontal line.