

Wednesday, July 18, 2018

LOCATION

Property Address 4054 Chestnut St
Emmaus, PA 18049-1012

Subdivision

County Lehigh County, PA

PROPERTY SUMMARY

Property Type Commercial

Land Use 1 Story Built As A Store

Improvement Type Retail Store

Square Feet 3640

GENERAL PARCEL INFORMATION

Parcel ID/Tax ID 548379997267 001

Alternate Parcel ID 21 K08se3 006 005

Municipality Upper Milford Township

District/Ward

2010 Census Trct/Bik 64.01/1

Assessor Roll Year 2017



CURRENT OWNER

Name Mrf Real Estate LLC

Mailing Address 4301 Mill Rd
Emmaus, PA 18049-5236

SALES HISTORY THROUGH 07/02/2018

Date	Amount	Buyer/Owners	Seller	Instrument	No. Parcels	Book/Page Or Document#
11/1/2006	\$580,000	Mrf Real Estate LLC				7384430
6/1/1981	\$1	Woodring Barry G & Linda L				1297/842

TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount	Jurisdiction	Rate
Appraisal Year	2017	Assessment Year	2017	Upper Milford Township	0.171
Appraised Land	\$199,900	Assessed Land	\$199,900	Lehigh	3.64
Appraised Improvements	\$241,600	Assessed Improvements	\$241,600	East Penn School District	18.3808
Total Tax Appraisal	\$441,500	Total Assessment	\$441,500		
		Exempt Amount			
		Exempt Reason			

TAXES

Tax Year	City Taxes	County Taxes	SSD Taxes	Total Taxes
2018	\$75.50	\$1,607.06	\$8,115.12	\$9,797.68
2017	\$75.50	\$1,607.06	\$7,984.53	\$9,667.09
2016	\$75.50	\$1,624.72	\$7,813.23	\$9,513.45
2015	\$75.50	\$1,655.63	\$7,357.55	\$9,088.68

MORTGAGE HISTORY

Date	Loan Amount	Borrower	Lender	Book/Page or Document#
12/06/2006	650,000	Mrf Real Estate LLC	S Douglas Barcza	7384431

PROPERTY CHARACTERISTICS: BUILDING

Building # 1

Type	Retail Store	Condition		Units	
Year Built	1963	Effective Year		Stories	1
BRs		Baths	F H	Rooms	
Total Sq. Ft.	3,640				
Building Square Feet (Living Space)			Building Square Feet (Other)	Basement (finished) 3,060	

- CONSTRUCTION

Quality	Roof Framing	
Shape	Roof Cover Deck	
Partitions	Cabinet Millwork	
Common Wall	Floor Finish	
Foundation	Interior Finish	
Floor System	Air Conditioning	
Exterior Wall	Heat Type	Radiant Heat
Structural Framing	Bathroom Tile	
Fireplace	Plumbing Fixtures	

- OTHER

Occupancy	Building Data Source
-----------	----------------------

PROPERTY CHARACTERISTICS: EXTRA FEATURES

Feature	Size or Description	Year Built	Condition
Shed 10X20 Nv			
Bt Paving			

PROPERTY CHARACTERISTICS: LOT

Land Use	1 Story Built As A Store	Lot Dimensions	
Block/Lot		Lot Square Feet	44,431
Latitude/Longitude	40.519511°/-75.521560°	Acreage	1.02

PROPERTY CHARACTERISTICS: UTILITIES/AREA

Gas Source	Road Type
Electric Source	Topography
Water Source	District Trend
Sewer Source	School District
Zoning Code *	C-Commercial
Owner Type	

* Verify with Township

LEGAL DESCRIPTION

Subdivision	Plat Book/Page
Block/Lot	District/Ward

Description

Property Address: 4054 Chestnut St /Tile Number: 435804/School District: East Penn School District

FLOOD ZONE INFORMATION

Zone Code	Flood Risk	BFE	Description	FIRM Panel ID	FIRM Panel Eff. Date
X	Minimal		Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level.	42077C0244F	07/16/2004