



1803 West Broad Street, Quakertown, PA 18951

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**INFORMATION CERTIFICATE**

**OVERVIEW**

**File No. ACC-0918**

1. This information certificate covers the time period from 09/24/1951 to 08/09/2019.
2. The estate or interest in the land described or referred to in this information certificate and covered herein is fee simple and title thereto is at the effective date hereof vested in:

Ralph Heffendrager and Joanne Kathryn Heffendrager, husband and wife, as tenants by the entirety

3. The land referred to in this information certificate is described in the Legal Description hereof.  
For informational purposes only:

950 Allentown Road  
Green Lane, PA 18054  
Township of West Rockhill, County of Bucks  
Tax Parcel No. 52-006-006

4. This information certificate is prepared for: Alderfer Auction
5. Liability hereunder not to exceed the cost of the searches performed.

Prepared and Certified by:  
Pride Abstract and Settlement Services, LLC

Authorized Signatory

**INFORMATION CERTIFICATE**

**LIENS & ENCUMBRANCES**

**File No. ACC-0918**

6. The following items are recorded against the referenced property:
  - a. Mortgages:  
NONE
  - b. Judgments and other Liens:  
NONE
  - c. Taxes:  
Not Searched
  - d. Easements, Rights of Way, Restrictions, and other Encumbrances:  
Not Searched

**INFORMATION CERTIFICATE**

**LEGAL DESCRIPTION**

**File No. ACC-0918**

ALL THAT CERTAIN parcel of land known as TAX PARCEL NO. 52-006-006 and being more fully described in the deed(s) referenced below:

BEING THE SAME premises which Charles H. Thomas, a single man, by Deed dated 09/21/1951 and recorded 09/24/1951 in the Office of the Recorder of Deeds in and for the County of Bucks in Deed Book 1007, Page 239, granted and conveyed unto Ralph Heffendrager and Joanne Kathryn Heffendrager, husband and wife, as tenants by the entirety.

AND THE SAID Joanne Kathryn Heffendrager, has since departed this life on 09/12/2017, leaving title vested in Ralph Heffendrager, by right of survivorship.

**PARID: 52-006-006**  
**HEFFENDRAGER, RALPH & JOANNE KATHRYN**

**MUN: 52 - WEST ROCKHILL TWP**  
**950 ALLENTOWN RD**

**Parcel**

Included Parcel No  
 Included Parcel Parent  
 Has Included Parcel  
 Property Address 950 ALLENTOWN RD  
 Unit Desc -  
 Unit #  
 City GREEN LANE  
 State PA  
 Zip 18054  
 File Code 1 - Taxable  
 Class R - Residential  
 LUC 1001 - Conventional  
 Additional LUC -  
 School District S11 - PENNRIDGE SD  
 Special Sch Dist -  
 Topo -  
 Utilities 5 - Well  
 Roads 1 - Paved  
 Total Cards 1  
 Living Units 1  
 CAMA Acres 4.76

**Parcel Mailing Details**

In Care Of  
 Mailing Address 950 ALLENTOWN RD  
 GREEN LANE PA 18054

**Current Owner Details**

Name HEFFENDRAGER, RALPH & JOANNE KATHRYN  
 In Care Of  
 Mailing Address 950 ALLENTOWN RD  
 GREEN LANE PA 18054  
 Book 1007  
 Page 0239

**Owner History**

Date	Owner Name 1	Owner Name 2	Address	Recorded Dt	Sale Date	Book	Page
25-JAN-19	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
25-JAN-18	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
24-JAN-17	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
25-JAN-16	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
23-JAN-15	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
22-JAN-14	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
18-JAN-13	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
24-JAN-12	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239
28-OCT-04	HEFFENDRAGER, RALPH & JOANNE KATHRYN		950 ALLENTOWN RD	21-SEP-51	21-SEP-51	1007	0239

**Homestead**

Tax Year	Exemption Code	Status	Notice Mailed	Notice Date	Amount
2019	HOME11	A	Y		0

**Residential**

Card 1  
 Year Built 1920  
 Remodeled Year  
 LUC 1001 - Conventional  
 ESTIMATED Ground Floor Living Area 643  
 ESTIMATED Total Square Feet Living Area 1365

Number of Stories	1.5
Style	01 - Conventional
Bedrooms	3
Full Baths	1
Half Baths	0
Total Fixtures	5
Additional Fixtures	0
Heating	2 - Basic
Heating Fuel Type	-
Heating System	-
Attic Code	1 - None
Unfinished Area	
Rec Room Area	
Finished Basement Area	
Fireplace Openings	1
Fireplace Stacks	1
Prefab Fireplace	
Bsmt Garage (Num of Cars)	0
Condo Level	
Condo Type	-
Basement	3 - Part
Exterior Wall	1 - Frame or Equal

**Additions**

Card #	Addition #	Lower	First	Second	Third	Year Built	Area
1	0	-	-	-	-		643
1	1	-	11 - OFP	-	-		234
1	2	-	10 - 1S FR	-	-		304
1	3	-	12 - EFP	-	-		300

**OBY**

Card	Line	Code
1	1	RG1 - 1 STORY FRAME GARAGE
1	3	RS1 - UTILITY BUILDING, FRAME
1	2	RS1 - UTILITY BUILDING, FRAME

**OBY Details**

1 of 3

Card	1
Code	RG1 - 1 STORY FRAME GARAGE
Year Built	1920
Width	
Length	
Area	520
Units	1

**Land**

Line Number	1
Frontage	
Depth	
Units	
CAMA Square Feet	
CAMA Acres	4.8000

**Legal Description**

Municipality	52
School District	S11
Property Location	950 ALLENTOWN RD
Description	-
Building/Unit #	
Subdivision Parent Parcel	
Legal 1	4.76AC WS LR09108
Legal 2	530' N OF LR09106
Legal 3	
Deeded Acres	5
Deeded Sq Ft	

**Values**

Exempt Land	0
Exempt Building	0
Total Exempt Value	0

Assessed Land	10,160
Assessed Building	18,640
Total Assessed Value	28,800
Estimated Market Value	276,920

**Homestead**

Tax Year	Exemption Code	Status	Notice Mailed	Notice Date	Amount
2019	HOME11	A	Y		0

**Assessment History**

Date	Reason CD	Notice Date	Effective Date	Land Asmt	Bldg Asmt	Total Asmt	319 Land	319 Bldg	319 Total	Homestead Mailed?	Tax Year
03-JUL-19	390 - School			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2019
26-JAN-19	999 - Year End Certification			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2019
03-JUL-18	390 - School			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2018
25-JAN-18	999 - Year End Certification			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2018
30-JUN-17	390 - School			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2017
06-JUL-16	390 - School			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2016
01-JUL-15	390 - School			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2015
07-JUL-14	390 - School			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2014
27-JUN-13	999 - Year End Certification			\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2013
28-APR-11	374 - Ratio Change 2005 Tax Year	05-JAN-05	01-JAN-05	\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2011
28-APR-11	374 - Ratio Change 2005 Tax Year	05-JAN-05	01-JAN-05	\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2010
28-APR-11	374 - Ratio Change 2005 Tax Year	05-JAN-05	01-JAN-05	\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2009
28-APR-11	374 - Ratio Change 2005 Tax Year	05-JAN-05	01-JAN-05	\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2008
28-APR-11	374 - Ratio Change 2005 Tax Year	05-JAN-05	01-JAN-05	\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2007
28-APR-11	374 - Ratio Change 2005 Tax Year	05-JAN-05	01-JAN-05	\$10,160	\$18,640	\$28,800	\$0	\$0	\$0		2005

**ASSESSMENT HISTORY**

Note: To find the current assessment for totally exempt parcels you MUST refer to the Values Tab. Parcels that are partially taxable and partially exempt will show the assessed taxable portion only in the Assessment History Tab.

**Exemptions**

Taxyr	Exemption	Amount
2019	SD11 - PENNRIDGE	\$ .00

**Sales**

Sale Date	Sale Price	New Owner	Old Owner
21-SEP-51	0	HEFFENDRAGER, RALPH & JOANNE KATHRYN	

**Sale Details**

Sale Date	21-SEP-51
Sales Price	0
New Owner	HEFFENDRAGER, RALPH & JOANNE KATHRYN
Previous Owner	
Transfer Tax	0.00
Recorded Date	21-SEP-51
Instrument Type	
Book	1007
Page	0239
Instrument No.	

**Estimated Tax Information**

County	\$704.16
Municipal	\$208.80
School	\$3,895.36
<b>Total</b>	<b>\$4,808.32</b>

PLEASE NOTE THAT THE MUNICIPAL RATES DO NOT INCLUDE SPECIAL TAXES, IE: TRASH; ELECTRIC; FIRE HYDRANTS, ETC. THAT INFORMATION MAY BE OBTAINED FROM YOUR LOCAL TAX COLLECTOR DIRECTLY.