



**OWNERSHIP INFORMATION** **PARCEL NO: 65.62-2-8**

JULIAN PROPERTIES LLC  
506 WASHINGTON AVE  
ALBANY NY 12203-1230

Mail: PO BOX 1832  
12110-0000

PHONE NUMBER:

COUNTY: ALBANY  
PROPERTY CLASS: 220 - TWO FAMILY YEAR-ROUND RESIDENCE

CENSUS TRACT: 0006.00

**SALE INFORMATION** Sale Date 06/24/2003 Price \$ 57,000 Deed Date 06/24/2003

Arms Length Y Libre 2738 Page 1043 # Total Parcels 1

Seller TRIGONIS NICHOLAS Buyer JULIAN PROPERTIES LLC Personal Property 0

PRIOR SALES	PRICE	DATE	ARMS LENGTH	SELLER	BUYER
1	\$ 50,000	01/27/1993	N	UNKNOWN	UNKNOWN

**STRUCTURAL INFORMATION** **LOT INFORMATION** **TAX INFORMATION**

Square Feet	1,760	Lot Size Dim.:	25.30x80.00	Tax ID#	65.62-2-8
Sqft. 1st Floor	880	Land SQFT	2,000	Assessed Value \$	100,000
Sqft. 2nd Floor	880	Lot Size Acres	0.05	Land Assesment \$	20,000
Fin. Basement Sqft.	0	Zoning	R2B	School Tax \$	210
Year Built	1900	Nbhd Code	6070	County/Town Tax \$	1,783
Bldg Style	ROW	School District	010100 - ALBANY	City/Village Tax \$	
# Units	2	Desirability	TYPICAL	Total Tax \$	1,993
# Stories	2.00	Water Front	N	Full Tax Value \$	100,000
# Baths	0	Sewer	COMMERCIAL/PUBLIC	Equalization Rate	1.00
# Bedrooms	7	Water	COMMERCIAL/PUBLIC	Prior Tax ID#	-.8163
# Fireplaces	0	Utilities	GAS/ELECTRIC	Full Land Value \$	20,000
# Kitchens	2	Nbhd. Rating	AVERAGE	*The calculated tax amounts are not exact. No special district tax amounts or exemptions have been included. All numbers are estimated based on town values. Taxes should be verified directly from the local tax collector.	
Garage Type		Nbhd. Type	URBAN		
Garage Bays		# Res. Sites	1		
Cooling Detail	NONE	# Comm. Sites	0	Updated:06/08/2022 12:08 am	
Heat Type	HEAT: (HOT WATER/STEAM) FUEL: (GAS)	Swis Code	010100		
Exterior	ALUM/VINYL				
Condition	NORMAL				
Basement Type	FULL				

**EXEMPTIONS:**

**IMPROVEMENTS:**

Note: Display indicates first residential site and up to four improvements.

real-info.com makes no warranty or guarantee concerning the accuracy or reliability of the content contained in this site. Information is obtained from many sources. real-info.com shall not be liable for errors contained herein or for any damages in connection with the use of the information contained herein.

STATE OF NEW YORK  
COUNTY COURT

COUNTY OF ALBANY

In the Matter of the "In Rem" Delinquent Tax Lien Foreclosure  
Proceeding brought pursuant to Article Eleven, Title 3 of the  
Real Property Tax Law

by

THE COUNTY OF ALBANY, NEW YORK, Tax District

against

**TAX ENFORCEMENT  
STATEMENT**

Index No. 05418-16

**IMPORTANT!!  
PLEASE DO NOT  
IGNORE THIS NOTICE!!**

Those Parcels of Real Property described in the LIST OF  
DELINQUENT TAXES filed on December 6, 2016 covering  
the CITY OF ALBANY, Albany County, Albany County

## **POSTED NOTICE**

**506 Washington Avenue  
City of Albany**

It appears you may have an ownership, lien holder or other legal interest in the parcel of real property included in the above specified List of Delinquent Taxes that is individually described at the bottom of this Statement.

The above-entitled proceeding has been commenced to foreclose upon this parcel due to the failure to pay real property taxes assessed and levied against it. Unless such taxes and other legal charges are paid in full or you interpose an Answer in this proceeding on or before **September 15, 2022, that being THE LAST DAY FOR REDEMPTION**, you will lose your ownership, lien holder or other legal interest in this parcel and title to it will be transferred to the County of Albany by means of a Court judgment. You may want to contact an attorney to protect your rights.

If you want to pay the taxes and legal charges owed on this parcel, find out the amount owed, require further information, or have any questions concerning this matter, please immediately contact the Albany County Division of Finance, Room 1340, 112 State Street, Albany, New York 12207, Telephone No. (518) 447-7082 for further information.

**DATED:** April 21, 2022

### **PARCEL DESCRIPTION**

**Parcel Foreclosure No.:** 05418-16-000805

**Owner(s) of Record on Date of Filing List of Delinquent Taxes:** Xclusive Properties II LLC

**Owner(s) of Record on Date of Title Search:** Xclusive Properties II LLC

**Parcel Location:** 506 Washington Avenue, City of Albany

**Parcel Tax Map No.** 06506200020080000000 **Class Code:** 220



SEE SHEET NO. 65-54

SEE SHEET NO. 65-54

SEE SHEET NO. 65-54

SEE SHEET NO. 65-54

BRADFORD AVENUE

WEST AVENUE

WASHINGTON STREET

STREET

STREET

AVENUE

LAKE AVENUE

PLACE

SPRING STREET

STREET

QUAIL STREET

1

2

3

WEST AVENUE BAPTIST CHURCH

FIRST LUTHERAN CHURCH OF ALBANY

FIRST LUTHERAN CHURCH OF ALBANY

FIRST LUTHERAN CHURCH OF ALBANY

FC

# PRE-FORECLOSURE EXTERIOR INSPECTION

PARCEL ADDRESS: 506 Washington Ave  
Street Number Avenue/Street/Place Name

CITY/TOWN: Albany CLASS CODE: 311

TAX MAP NUMBER: \_\_\_\_\_ - 65 - 62 - 2 - 8

ASSESSED VALUE: 100,000 (5,000)

- ACCURATE  NEEDS REVIEW by ASSESSOR

NOTICE POSTED: 7/13/22

Date of Inspection: 7/13/22 Date of Prior Inspection: \_\_\_\_\_

- VACANT LOT  BUILDING  AGRICULTURAL USE  
 COMMERCIAL  RESIDENTIAL  OCCUPIED/IN ACTIVE USE

DOES THIS PROPERTY REQUIRE LOCAL CODE INSPECTION:  
 YES, Date Referred: \_\_\_\_\_  NO

## GAS/ELECTRIC SERVICE—PLEASE Add Meter Number OR “NO METER”

GAS Meter Number: \_\_\_\_\_  NO METER

WATER Meter Number: \_\_\_\_\_  NO METER

ELECTRIC Meter Number: \_\_\_\_\_  NO METER

Unsafe/Unfit Conditions Noted:  YES  NO  
If yes, explain: \_\_\_\_\_

## ENVIRONMENTAL ISSUES—PLEASE CHECK “YES” OR “NO”

- Adjoining Property with Industrial Use  YES  NO  UNKN  
Prior use as FUEL STATION  YES  NO

# PRE-FORECLOSURE EXTERIOR INSPECTION

<input type="checkbox"/> UNKN Prior use for MOTOR REPAIR			<input type="checkbox"/> YES <input type="checkbox"/>
NO <input type="checkbox"/> UNKN			
Prior use as DRY CLEANER	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> UNKN
Prior use as LAND FILL	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> UNKN
Prior use as JUNK YARD	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> UNKN
Prior use as WASTE TREATMENT/PROCESSING	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> UNKN
OTHER COMMERCIAL USE W/ENV POTENTIAL	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> UNKN
<b>Storage Tanks Visible on Property</b>	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
<b>Vent Pipes, Fill Pipes on Property</b>	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
<b>Stained Soil/Residue on Pooled Water Noted</b>	<input type="checkbox"/> YES	<input type="checkbox"/> NO	
<b>Industrial Drums or Chemical Containers</b>	<input type="checkbox"/> YES	<input type="checkbox"/> NO	

**VACANT LOT SECTION:**

Current Overall Condition:       GOOD     FAIR     POOR

Clear of Debris/Undergrowth:     YES                       NO

Adjoining Occupied Structure(s):  YES                       NO

**BUILDINGS SECTION: # OF UNITS: \_\_\_\_\_ # OF FLOORS \_\_\_\_\_**

Type of Construction:     Wood     Brick     OTHER \_\_\_\_\_

Current Overall Condition:     GOOD     FAIR     POOR

Freestanding Structure:     YES                       NO

Adjoining Common Walls:  One Side     Both Sides     NONE

Are there other structures on the property?  YES     NO

Is there a FENCE or RETAINING WALL?  YES  NO

**CURRENTLY OCCUPIED:**     YES                       NO                       UNKNOWN

**Names of Occupants:**

---



---



---