

PROPERTY INFORMATION

Location: 5-7 Lehn's Court, Easton, PA



Property Description

- **Location:** 5-7 Lehn's Court, Easton, PA 18042
- **Zoning:** BRT-Business Retail Trade
- **Description:** Semi-Detached Brick & Block building;
Tavern/Restaurant/Night Club
- Approximately 4369 sq ft (.1003 acres)- rectangular in shape; 4176 sq ft GBA
- **Year Built:** 1920±

5-7 Lehn's Court, Easton, PA

Property Description

- **Frontage/Access:** 48 ft along Lehn's Court
- **Topography:** Level but adequate slope to direct waters in southern direction
- **Utilities:** Water, Sewer, Gas & Electric
- **Foundation:** Stone & Concrete
- **Basement:** Full basement
- **Exterior:** Brick
- **Interior Finish:** Drywall & painted walls, open ceiling
- **Floor Cover:** Ceramic & vinyl tile
- **Restrooms:** Ceramic Tile flooring
- **Roof:** Rolled rubber with stone topping
- **Heating/HVAC:** Heat: gas fired forced air system; AC: central; insulated windows

5-7 Lehn's Court, Easton, PA

Tax Data



- **City of Easton**(Northampton County)
Tel: (610) 250-6600
- **Tax Parcel ID:** L9SE2B-5-5
- **Assessed Value Land:**
\$74,900
- **Assessed Building Value:**
\$67,300
- **Total Assessed Value:**
\$142,200
- **2009 Estimated Real Estate Taxes:** \$6,089.81
- **Taxable Ratio:** 50%

5-7 Lehn's Court, Easton, PA

Legal Description

Commitment Number: THS-1181

SCHEDULE C

PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

TRACT NO. 1

ALL THAT CERTAIN lot, message and tenement, situated in the City of Easton, County of Northampton and Commonwealth of Pennsylvania, known and designated as No. Seven Lehn's Court and extending in front along the south side of said Lehn's Court a distance of 23.6 feet and extending of that width in depth southwardly a distance of 91.0 feet to a 4.0 feet wide alley.

BOUNDED on the north by said Lehn's Court, on the south by said 4.0 feet wide alley, on the east by property now or late of Katherine and John K. Vail and on the west by property now or late of H.A. Sage.

TRACT NO. 2

ALL THAT CERTAIN three-story brick dwelling and lot of land situate in the City of Easton, County of Northampton and Commonwealth of Pennsylvania, known and designated as No. Five Lehn's Court, containing in front on Lehn's Court 24.6 feet and extending in depth of that width 95.0 feet to lot of land devised to Michael Lehn by Will of John Lehn.

BOUNDED on the north by Lehn's Court, on the east by other land of McKinley Club, on the south by said lot devised to Michael Lehn and on the west by lands formerly owned by Henry A. Sage.

BEING THE SAME PREMISES which Jennie Melhem, widow, by her Deed dated May 26, 2004 and recorded June 3, 2004 in the Recorder of Deeds Office of Northampton County, Pennsylvania, in Book 2004-1, page 213239, granted and conveyed unto Joseph Melhem and Edward Melhem, both being natural sons of Jennie Melhem, as tenants in common and not as joint tenants with the right of survivorship, the Grantors herein.

Now being described as one parcel as follows:

ALL THAT CERTAIN lot, message and tenement, situated in the City of Easton, County of Northampton and Commonwealth of Pennsylvania, known and designated as 5-7 Lehn's Court and extending in front along the south side of said Lehn's Court a distance of 48.20 feet, more or less, and extending of that width in depth southwardly a distance of 91.0 feet, more or less, to a 4.0 feet wide alley.

Together with any right, title and interest in the 4.0 feet wide alley.

Subject to the quitclaim and release of area where the building and fire escape encroaches onto the property and/or alley, as more fully set forth in the Acknowledgment and Acceptance of Adverse Possession Claim in Book 2006-1, page 234667 et. seq (Document ID 2006035079).

Bounded on the North by Lehns Court.

Bounded on the South by the 4.0 feet wide alley (property now or late of Gershon Hinkson and Barbara Whiteside – Parcel No. L9SE2B-5-6 is located on the South side of the alley).

Bounded on the West by property now or late of Georges K. Moussa – Parcel No. L9SE2B 5 7.

Bounded on the East by property now or late of Hampton Hotel Inc. – Parcel No. L9SE2B 5 4.

Parcel ID L9SE2B 5 5 0310
GIS PIN 5067-10-4632-2359

Commonly known as 5-7 LEHNS CT., EASTON, PA 18042-7707