

Nassau County Clerk  
RECORDS OFFICE  
RECORDING PAGE

Deed Number (RETT):  
RERE 001455

Type of Instrument: Deed

Control No: 199808141090

KEITH  
LAVALLEE

LEE  
JOHNS

C

Recorded: 8/14/1998  
At: 1:10:28 PM  
In Liber: 10946  
Of: Deed Book  
From Page: 0428  
Through Page: 0431

Refers to Liber: 00000  
Of:  
Page: 0000

Location:	Section:	Block:	Lot:	Unit:
N. Hempstead (2822)	00000010	00105-00	00052	

EXAMINED AND CHARGED AS FOLLOWS:

Consider Amt \$ 175,100.00

Received The Following Fees For Above Instrument

	Exempt		Exempt
Recording \$	27.00 NO	Equal/Cty \$	5.00 NO
GAINS		State Fee \$	4.75 NO
St.Fee/Cty \$	.25 NO	Trans Tax \$	702.00 NO
Surchg/Cty \$	3.00 NO	Surchg/NYS \$	22.00 NO

Fees  
Paid: \$ 764.00

Deed Number (RETT): RERE 001455

THIS PAGE IS A PART OF THE INSTRUMENT

GJS001

Karen V. Murphy  
County Clerk, Nassau County



199808141090



SENT BY: ZEK

; 7-29-98 : 5:12PM : ZEICH ELLMAN KRAUSE-\*5330\*03069005\*15168:# 8/12

*Referee's Deed*

**THIS DEED**, made the 29<sup>th</sup> day of July, nineteen hundred and ninety eight,  
**BETWEEN**

Keith Lavallee, Esq.  
33 Guy Lombardo Ave.  
Freeport, New York 11520

*referee*

duly appointed in the action hereinafter mentioned, grantor and

Lee C. Johns

5 Parkway Drive, Westbury NY

*grantee*

**WITNESSETH**, that the grantor, the referee appointed in an action between

GE Capital Mortgage Services, Inc.

plaintiff,

and

John P. Zenobio, Joan M. Zenobio, New York State Department of Taxation and  
Finance, European American Bank Assignee in interest Apple Bank for Savings

Defendants.

foreclosing a mortgage recorded on the 29th day of April, 1993 in the Office of the Clerk of the  
County of Nassau in Liber 15061 of mortgages, at page 631 in pursuance of a judgment entered at  
a Special Term of the Supreme Court, Nassau County on the 17th day of November, 1997 and  
in consideration of ONE HUNDRED SEVENTY FIVE THOUSAND ONE HUNDRED AND  
00/100 (175,000.) Dollars paid by the grantee, being the highest sum bid at the sale under said  
judgment does hereby grant and convey unto the grantee

See Attached Schedule "A"

**TO HAVE AND TO HOLD** the premises herein granted unto the grantee  
assigns forever,

and

**IN WITNESS WHEREOF**, the grantor has hereunto set his hand and seal, the date first above  
written.

In presence of

 

Keith Lavallee, Esq., Referee

SENT BY:ZEK

: 7-29-98 : 5:12PM : ZEICH ELLMAN KRAUSE-\*5330\*03069005\*15168:# 9/12

## STATE OF NEW YORK, COUNTY OF NASSAU

On the 30 day of July 1998 before me came Keith Lavallee, Esq.  
to me known and known to me to be the individual described in, and who executed, the foregoing  
instrument, and acknowledge to me that he/she executed the same.

Marijayne Montalvo  
Notary Public State of NY  
#017405016669 Great Nassau City  
Commission Exp Aug 16, 1999

Marijayne Montalvo  
Notary

Referee's Deed  
In Foreclosure

Title No.

CTA98-6209Keith Lavallee, Esq., Referee

TO

LEE C. JOINS

Section : 10  
Block: 105  
Lot: 52  
County: Nassau

Record and Return to  
Zeichner Ellman & Krause  
757 Third Avenue  
New York, New York 10017  
Attn: Jodi Jacobs

LEGIBILITY POOR  
FOR MICROFILM

SCHEDULE A  
PROPERTY DESCRIPTION

ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING in the Incorporated Village of Westbury, Town of North Hempstead, Nassau County, New York, known and designated on a certain map of property entitled, "Revised Map of Westbury Gardens, Westbury, Nassau County, New York, H.E. Hawxhurst, C.E. Westbury, New York, June 10, 1926, owned by R&R Associates, Inc." and filed in the Nassau County Clerk's Office on June 11, 1926 under the File Map Number 355, as and by Lots 9, 10 and 11 and part of 8 and 12 in Block 5, being more particularly bounded and described as follows:

BEGINNING at a point on the southerly side of Magnolia Street distant 155 feet easterly from the corner formed by the intersection of the southerly side of Magnolia Street with the easterly side of Longwood Avenue;

RUNNING THENCE easterly along the southerly side of Magnolia Street 75 feet;

THENCE southerly at right angles to the southerly side of Magnolia Street 100 feet;

THENCE westerly parallel with the southerly side of Magnolia Street 75 feet;

THENCE northerly at right angles to the southerly side of Magnolia Street 100 feet to the southerly side of Magnolia Street at the point or place of BEGINNING.