

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF QUEENS

MAGERICK, LLC,

Plaintiff,

INDEX NO.: 723730/2023

-VS-

FORECLOSURE ACTION
SURPLUS MONIES FORMCLAUDETTE LOUIS, NEW YORK STATE
DEPARTMENT OF TAXATION AND FINANCE, NEW
YORK CITY TRANSIT ADJUDICATION BUREAU;
NEW YORK CITY PARKING VIOLATIONS BUREAU;
NEW YORK CITY ENVIRONMENTAL CONTROL
BOARD; ROBIN LOUIS AND JANE DOE,Part _____
Hon. FREDERICK D R.
SAMPSON
JUSTICE PRESIDING

Defendants.

Property Address: 216-69 114th Avenue, Cambria Heights, NY 11411

Sale Date: NOVEMBER 21, 2025

Sale Time: 11:00 AM

A. Are surplus funds anticipated? ☐ Yes ☐ NoB. Total Debt Bid under Judgment of Foreclosure* \$567,736.78
Plaintiff's Final Bid \$ 561,992.86
Winning Bid \$ 561,992.86
Surplus anticipated (Winning Bid less Total Debt Bid)*† \$ _____C. To be completed by Referee conducting the sale (please print)Name: Alexander Hebechuk Telephone: 718-577-3261
Address: 80-02 Ken Gardens Rd, Apt 600, Ken Gardens, 11415
E-mail Address: ah@gkfin.com
Signature and Date: [Signature] 11/21/25D. To be completed by Plaintiff's

E.

To be completed by Third-Party PurchaserRepresentative Fein Such & Crane LLPor Purchaser's Representative (if applicable)

Name (please print)

Name (please print)

Cristine DeAngelis - As AgentAddress: 28 E Main Street, Suite 1800

Address: _____

Rochester, NY 14614

E-mail Address: _____

E-mail Address: _____

sales@feinsuchcrane.comTelephone: (585) 232-7400

Telephone: _____

Signature and Date: [Signature] 11-21-25

Signature and Date: _____

*Subject to final review and calculation to be determined in the Report of Sale

† If Total Debt Bid is greater than or equal to Winning Bid, enter -0-.