

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF QUEENS

CITIMORTGAGE, INC., S/B/M WITH ABN AMRO
MORTGAGE GROUP, INC.,

Plaintiff,

-against-

PARBATTIE MCDOUGALL A/K/A PARBATTE
MCDOUGALL A/K/A PARBATTE MCDOUGHALL
A/K/A PARBATTIE MC DOUGAL; AUBREY
MCDOUGALL A/K/A AUBREY MCDOUGHALL A/K/A
AUBREY S. MCDOUGALL; HERA RAJKUMAR A/K/A
HEERA RAJKUMAR; RISHA R. RAJKUMAR A/K/A
RISHI R. RAJKUMAR A/K/A RISHI RAJKUMAR;
GMAC MORTGAGE, LLC D/B/A DITECH, LLC.COM;
HSBC BANK USA, NATIONAL ASSOCIATION; ASSET
ACCEPTANCE, LLC; NEW YORK CITY
ENVIRONMENTAL CONTROL BOARD; CAPITAL
ONE BANK (USA), N.A.; BALLY'S PARK PLACE, INC.
D/B/A BALLY'S ATLANTIC CITY PARK PLACE AND
BOARDWALK; VEERA RAJKUMAR,

Defendants,

INDEX # 700940/2014

NOTICE OF SALE

Pursuant to a Judgment of Foreclosure and Sale entered on April 8th, 2019 within is a copy of
the Notice of Sale for the above captioned matter.

Dated: Manhasset, New York
June 3, 2025

David A. Gallo & Associates LLP

/s/ Frank A. Morrone, Esq.
Frank A. Morrone, Esq.
Attorney for Plaintiff
47 Hillside Avenue - 2nd Floor
Manhasset, NY 11030

TO LAW OFFICE OF HENRY GRAHAM P.C.
HENRY M. GRAHAM, ESQ.
ATTORNEY FOR DEFENDANTS HEERA RAJKUMAR AND VEERA RAJKUMAR
45 GLEN COVE ROAD, FLOOR 2
GREEVALE, NY 11548

PARBATTIE MCDOUGALL A/K/A PARBATTE MCDOUGALL A/K/A PARBATTE
MCDOUGHALL A/K/A PARBATTIE MC DOUGAL
132-18 FOCH BOULEVARD
SOUTH OZONE PARK, NY 11420

AUBREY MCDOUGALL A/K/A AUBREY MCDOUGHALL A/K/A AUBREY S.
MCDOUGALL
132-18 FOCH BOULEVARD
SOUTH OZONE PARK, NY 11420

RISHA R. RAJKUMAR A/K/A RISHI R. RAJKUMAR A/K/A RISHI RAJKUMAR
132-18 FOCH BOULEVARD
SOUTH OZONE PARK, NY 11420

CLARFIELD, OKON, SALOMONE & PINCUS, P.L.
ATTORNEYS FOR DEFENDANT: HSBC BANK USA, N.A.
425 RXR PLAZA
UNIONDALE, NY 11556

DANIEL FERREIRA, ESQ.
REFEREE
458 HEMLOCK ST, FL 2
BROOKLYN, NY 11208

SUPREME COURT - COUNTY OF QUEENS.

CITIMORTGAGE, INC., S/B/M WITH ABN AMRO MORTGAGE GROUP, INC., Plaintiff -against-
PARBATTIE MCDOUGALL A/K/A PARBATTE MCDOUGALL A/K/A PARBATTE MCDOUGALL
A/K/A PARBATTIE MC DOUGAL, et al Defendant(s). Pursuant to a Judgment of Foreclosure and Sale
entered herein and dated March 26, 2019, I, the undersigned Referee will sell at public auction at the
Queens County Supreme Courthouse, 88-11 Sutphin Blvd., in Courtroom # 25, Jamaica, NY on July 11,
2025 at 11:00 a.m. premises situate, lying and being in the Borough and County of Queens, City and State
of New York, bounded and described as follows: BEGINNING at the corner formed by the intersection of
the Southerly side of Foch Blvd with the westerly side of 133rd Street; being a plot 100.00 feet by 40.00
feet by 100.00 feet by 40.00 feet.

Said premises known as 132-18 FOCH BOULEVARD, SOUTH OZONE PARK, NY 11420

Approximate amount of lien \$365,730.54 plus interest & costs.

Premises will be sold subject to provisions of filed Judgment and Terms of Sale.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the
deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the
Mortgagee's attorney.

Index Number 700940/2014.

DANIEL FERREIRA, ESQ., Referee

David A. Gallo & Associates LLP

Attorney(s) for Plaintiff

47 Hillside Avenue, 2nd Floor, Manhasset, NY 11030

File# 9024.45

{* NEWSDAY QU*}

INDEX # 700940/2014

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COUNTY OF QUEENS

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Plaintiff,

-against-

PARBATTIE MCDOUGALL A/K/A PARBATTE MCDOUGALL A/K/A PARBATTE
MCDOUGALL A/K/A PARBATTIE MC DOUGAL, et al

Defendant(s)

NOTICE OF SALE

DAVID A. GALLO & ASSOCIATES LLP

Attorneys for Plaintiff
47 Hillside Avenue - 2nd Floor
Manhasset, NY 11030
Our file #: 9024.45

To:

Attorney(s) for

Service of a copy of the within _____ is hereby admitted.

Dated: _____

Attorney's for:

Sir:-Please take notice

☐ NOTICE OF ENTRY

that the within is a (certified) true copy of a

duly entered in the office of the clerk of the within named court on

2025

☐ NOTICE OF SETTLEMENT

that an order _____ of which the within is a true copy will be presented for
settlement to the HON. _____ one of the judges

of the within named court, at

on 2025 at _____ M.

Dated,

Yours, etc.

DAVID A. GALLO & ASSOCIATES LLP

Office & P.O. Address

47 Hillside Avenue - 2nd Floor

Manhasset, NY 11030