

**FILL OUT ALL SECTIONS OF THIS FORM BEFORE FILING WITH THE COUNTY CLERK  
AND FIDUCIARY CLERK/COURT – MUST BE COMPLETED WITHIN 30 DAYS OF SALE**  
If this is an E-Filed case, upload this form to NYSCEF as a "Foreclosure Action Surplus Monies Form"

## **FORECLOSURE ACTION SURPLUS MONIES FORM**

**SUPREME COURT/COUNTY COURT OF THE STATE OF NEW YORK:**

**COUNTY OF** NEW YORK

**HILTON RESORTS CORPORATION,**

**Index No.** 850276/2024

\_\_\_\_\_  
Plaintiff,

-against-

**ANTOINETTE TURNER BEALE,**

\_\_\_\_\_  
Defendant.

**MORTGAGED PROPERTY:**

48TH STREET VACATION SUITES  
12 East 48th Street New York, NY

**COUNTY:** NEW YORK

**SBL #:** Block 1283 Lot 1002

**Sale Date:** OCTOBER 22, 2025

### **A. To be completed by the Referee**

1. Final Judgment Amount per Judgment: \$ 20,984.49
2. Adjusted Judgment Amount (Upset Price): \$ 22,158.09  
(This is the total amount due to the bank after post-sale disbursements, fees, taxes, utilities, etc.)
3. Sale Price: \$ 10.00  
(To calculate if there is a surplus, subtract the higher of line 1 or line 2 from line 3 and enter any surplus on line 4)
4. Surplus Amount (enter \$0.00 if no surplus) \$ 0.00  
*\*\*If there are surplus funds, attach proof/receipt that the surplus amount was deposited with the Treasurer, Comptroller, Commissioner of Finance, Clerk of Court, etc.*

Referee's TOTAL compensation awarded/fees  
earned in this matter:

\$ 1,100.00

Referee Name: CHRISTY M. DEMELFI, ESQ.

Telephone: 516-887-1975 - 516-281-4079

Address: 2280 GRAND AVENUE SUITE 202 BALDWIN, NY 11510

Email: RefereeChristy@GreenbergMerola.com

Signature/Date: *Christy M. Demelfi* 10/22/25

*\*If plaintiff is also the purchaser, complete both B. and C.*

### **B. To be completed by Plaintiff's Rep.**

Name: CRUSER MITCHELL NOVITZ

Address: 341 Conklin Street

Farmingdale, NY 11735

Telephone: 516-586-8513

Email: edorfman@cmlawfirm.com

Signature/Date: *[Signature]* 10/22/25

### **C. To Be Completed by Purchaser**

Name: CRUSER MITCHELL NOVITZ

Address: 341 Conklin Street

Farmingdale, NY 11735

Telephone: 516-586-8513

Email: edorfman@cmlawfirm.com

Signature/Date: *[Signature]* 10/22/25

Additional Copies of this Form can be found at <https://www.nycourts.gov/forms/foreclosure/>