

SUPREME COURT - COUNTY OF BRONX.

NYCTL 1998-2 TRUST AND THE BANK OF NEW YORK MELLON, AS COLLATERAL AGENT AND CUSTODIAN, Plaintiffs -against- FLOURISH AND THRIVE III INC., et al Defendant(s). Pursuant to a Judgment of Foreclosure and Sale entered herein on September 26, 2025, I, the undersigned Referee will sell at public auction at the Bronx County Supreme Court, Courtroom 711, located at 851 Grand Concourse, Bronx, NY, 10451 on November 24, 2025 at 2:15 p.m. premises situate, lying and being in the Borough of Bronx, County of Bronx, City and State of New York, known and designated as Block 2740 and Lot 99 on the Bronx County Tax Assessment Map.

Said premises known as 819 MANIDA STREET, BRONX, NY 10474

Approximate amount of lien \$27,853.57 plus interest & costs.

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

Index Number 813372/2023E.

JEFFREY DINOWITZ, ESQ., Referee

Phillips Lytle LLP

Attorney(s) for Plaintiffs

100 S. Clinton Avenue, Suite 2900, Rochester, NY 14604

{* BRONX TIME, Metro NY*}