

TO BE COMPLETED FOR EVERY SALE BY COURT APPOINTED REFEREE AND FILED WITH COUNTY  
CLERK AND CHAMBERS WITHIN 30 DAYS OF SALE

### FORECLOSURE ACTION SURPLUS MONIES FORM

SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF QUEENS

----- X  
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR Part \_\_\_\_\_  
GREENPOINT MORTGAGE FUNDING TRUST  
MORTGAGE PASS-THROUGH CERTIFICATES, SERIES Hon. DARRELL L. GAVRIN  
2006-AR8, Index No. 711316/2018

Plaintiff,

- against -

JOAN KECHULA, PETER J. KECHULA, UNITED STATES  
OF AMERICA INTERNAL REVENUE SERVICE -  
DEPARTMENT OF TREASURY, NEW YORK STATE  
DEPARTMENT OF TAXATION AND FINANCE,  
AMERICAN EXPRESS CENTURION BANK, BANK OF  
AMERICA, N.A.,

Defendant(s).

----- X  
Property Address: 24855 a/k/a 248-55 88th Road, Bellerose, NY 11426 Sale Date: 9/5/2025

A. Were there surplus funds? ☐ Yes ☐ No

B. To be completed by the Referee

Amount of final judgment of foreclosure  
Sale price of property  
Upset price  
Surplus amount

\$577,805.00  
\$ 1000 -  
\$ 778,708 12  
\$0.00

C. To be completed by Referee conducting the sale (please print)

Name: ALEN R. BEERMAN, ESQ. Telephone: (516) 327-4600  
Address: 3000 MARCUS AVE STE 3W6, NEW HYDE PARK, NY 11042  
E-mail Address: Alen.Beerman@rosemanbeerman.com  
Signature and Date: A. Beerman 9/5/25

D. To be completed by Plaintiff's Representative

Name (please print)

Address:

E-mail Address:

Telephone:

Signature and Date:

E. To be completed by Purchaser

Name (please print)

Address:

E-mail Address:

Telephone:

Signature and Date: