

## **NOTICE OF SALE**

SUPREME COURT COUNTY OF QUEENS, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET INVESTMENT LOAN TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-3, Plaintiff, vs. RITA MANTILLA, ET AL., Defendant(s).

Pursuant to a Order Confirming Referee Report and Judgment of Foreclosure and Sale duly entered on May 13, 2019 and an Order Substituting Bank duly entered on October 19, 2023, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, on the second floor in Courtroom 25, 88-11 Sutphin Boulevard, Jamaica, NY 11435 on January 9, 2026 at 10:00 a.m., premises known as 33-29 96th Street, Corona, NY 11368. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough and County of Queens, City and State of New York, Block 1711 and Lot 53. Approximate amount of judgment is \$629,247.15 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #704705/2016.

Barry S. Seidel, Esq., Referee

Friedman Vartolo LLP, 85 Broad Street, Suite 501, New York, New York 10004, Attorneys for Plaintiff. Firm File No.: 221194-2