

FORECLOSURE ACTION SURPLUS MONIES FORM

SUPREME COURT OF THE STATE OF NEW YORK
NEW YORK COUNTYHNY CLUB SUITES OWNERS ASSOCIATION INC.,
BY AND THROUGH ITS BOARD OF DIRECTORS,

Plaintiff(s)

Part 32Hon. Francis Kahn, IIIUNKNOWN HEIRS AND DISTRIBUTEES OF THE
ESTATE OF PHILIP DEARBORN, et al.,

Defendant(s)

Index No. 850674/2023Property Address: 1335 AVENUE OF THE AMERICAS, NEW YORK, NY 10019Sale Date: SEPTEMBER 24, 2025A. Were there surplus funds? ☐ Yes ☒ NoB. To be completed by the Referee

Amount of final judgment of foreclosure	\$ <u>46,915.77</u>
Sale price of property	\$ <u>100.00</u>
Upset price	\$ <u>36,000.00</u>
Surplus amount	\$ <u>-0-</u>

C. To be completed by Referee conducting the sale (please print)Name: Bruce Lederman, Esq. Telephone: 917-612-9298Address: 747 3rd Avenue, 23rd Floor, New York, NY 10017

E-mail Address: _____

Signature and Date: [Signature] 9/24/25D. To be completed by Plaintiff's
Representative

Name

Druckman Law Group PLLC, as attorneysAddress: 242 Drexel AvenueWestbury, NY 11590

E-mail address: _____

TLipski@dlgnylaw.comTelephone: 516-876-0800Signature and Date: [Signature] 9/24/25E. To be completed by Purchaser

Name

Druckman Law Group PLLC, as attorneysAddress: 242 Drexel AvenueWestbury, NY 11590

E-mail Address: _____

TLipski@dlgnylaw.comTelephone: 516-876-0800Signature and Date: [Signature] 9/24/25