

**SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF KINGS**

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NYCTL 1998-2 TRUST and The Bank of New York
Mellon as Collateral Agent and Custodian,

Index No. 519508/21

NOTICE OF SALE

Plaintiffs,
- against -

Tax Lien Foreclosure of:
275 Franklin Avenue,
Brooklyn, NY 11205
(Block: 01941, Lot: 0011)

267 Franklin Ave, LLC; United States of America (Eastern
District),

Defendants.

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PURSUANT TO a judgment of foreclosure and sale entered March 8, 2023, and order to forfeit deposit and reset sale entered July 31, 2025, I will sell at public auction on **November 20, 2025 at 2:30 p.m.**, in Room 224 of the Kings County Supreme Court located at 360 Adams Street, Brooklyn, NY 11201, premises known as 275 Franklin Avenue, Brooklyn, NY a/k/a (Block: 01941, Lot: 0011). See Schedule A of Judgment. Approximate amount of judgment is \$5,429.05, plus costs and interest. Sold subject to terms and conditions to filed judgment and terms of sale and the right of the United States of America to redeem within 120 days from the date of sale as provided by law.

Basil Kampessis, Esq.
Referee

THE DELLO-IACONO LAW GROUP, P.C.
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Our File No.:21-000019