

NOTICE OF SALE

SUPREME COURT COUNTY OF RICHMOND, WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VIII-B, Plaintiff, vs. WILMER ALENCASTRO, ET AL., Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale duly entered on March 28, 2025 and an Order of Substitution duly entered on April 17, 2025, I, the undersigned Referee will sell at public auction at the Richmond County Courthouse, Courtroom 112, 18 Richmond Terrace, Staten Island, NY 10301 on January 22, 2026 at 10:00 a.m., premises known as 233 Green Valley Road, Staten Island, NY 10312. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough of Staten Island, County of Richmond, City and State of New York, Block 6023 and Lot 399. Approximate amount of judgment is \$522,480.19 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #135365/2018.

Michael John DeSantis, Esq., Referee

Friedman Vartolo LLP, 85 Broad Street, Suite 501, New York, New York 10004, Attorneys for Plaintiff. Firm File No.: 232843-1