

**FILL OUT ALL SECTIONS OF THIS FORM BEFORE FILING WITH THE COUNTY CLERK
AND FIDUCIARY CLERK/COURT – MUST BE COMPLETED WITHIN 30 DAYS OF SALE**

If this is an E-Filed case, upload this form to NYSCEF as a "Foreclosure Action Surplus Monies Form"

FORECLOSURE ACTION SURPLUS MONIES FORM

SUPREME COURT/COUNTY COURT OF THE STATE OF NEW YORK:

COUNTY OF Queens

Freedom Mortgage Corporation,

Index No. 72501/2024

Plaintiff,

-against-

Ricarda Guzman; New York City Parking
Violations Bureau; New York City Transit Adjudication
Bureau; John Doe #1 (Name Refused); John Doe #2
(Name Refused); John Doe #3 (Name Refused); John
Doe #4 (Name Refused).

Defendant.

MORTGAGED PROPERTY:

9140 85th Street
Woodhaven, NY 11421

COUNTY: Queens

SBL #: B 8978 L 27

Sale Date: 12/12/25

A. To be completed by the Referee

1. Final Judgment Amount per Judgment: \$ 614,417.46

2. Adjusted Judgment Amount (Upset Price): \$ 612,300.00

(This is the total amount due to the bank after post-sale disbursements, fees, taxes, utilities, etc.)

3. Sale Price: \$ 612,300.00

(To calculate if there is a surplus, subtract the higher of line 1 or line 2 from line 3 and enter any surplus on line 4)

4. Surplus Amount (enter \$0.00 if no surplus) \$ 0

***If there are surplus funds, attach proof/receipt that the surplus amount was deposited with the
Treasurer, Comptroller, Commissioner of Finance, Clerk of Court, etc.*

Referee's TOTAL compensation awarded/fees
earned in this matter:

\$ 750.00

Referee Name: David I. Werpin, Esq.,

Telephone: _____

Address: 8682 Palermo Street, Hollis, NY 11423-1220

Email: _____

Signature/Date: DK 12/12/25

*If plaintiff is also the purchaser, complete both B. and C.

B. To be completed by Plaintiff's Rep.

Name: McCalla Rayner Liebert Pierce, LLP

C. To Be Completed by Purchaser

Name: Pla. et. al.

Address: 420 Lexington Ave, Suite 840
New York, NY 10170

Address: _____

Telephone: 347/286/7409

Telephone: 347/286/7409

Email: nypostsalerequests@mccalla.com

Email: nypostsalerequests@mccalla.com

Signature/Date: DK 12/12/25

Signature/ Date: _____