

NOTICE OF SALE

SUPREME COURT COUNTY OF KINGS, US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs. MARVA WILKINS A/K/A MARVA WATSON A/K/A MARVA WATSON-WILKINS A/K/A MARVA M. WATSON-WILKINS A/K/A MARVA MARCIA WATSON-WILKINS, ET AL., Defendant(s).

Pursuant to an Order Confirming Referee's Report and Judgment of Foreclosure and Sale duly entered on March 10, 2025, I, the undersigned Referee will sell at public auction at the Kings County Supreme Court, Courtroom 224, 360 Adams Street, Brooklyn, NY 11201 on September 25, 2025 at 2:30 p.m., premises known as 1601 East 95th Street, Brooklyn, NY 11236. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of New York, Block 8298 and Lot 31. Approximate amount of judgment is \$471,695.71 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #519308/2023. Cash will not be accepted.

Jageshwar Sharma, Esq., Referee

Knuckles & Manfro, LLP, 120 White Plains Road, Suite 215, Tarrytown, New York 10591,
Attorneys for Plaintiff