

**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 Kings

U.S. BANK TRUST, N.A., AS TRUSTEE
FOR LSF9 MASTER PARTICIPATION
TRUST

Plaintiff,

-against-

See 1 in Addendum

Defendant.

Index No. 509992/2014

MORTGAGED PROPERTY:

980 East 105th Street
Brooklyn, NY 11236

COUNTY: Kings

SBL #: Block: 8212 Lot: 77

Sale Date: October 09, 2025

A. To be completed by the Referee

1. Final Judgment Amount per Judgment: \$ 556,326.57
2. Adjusted Judgment Amount (Upset Price): \$ 772,999.83
(This is the total amount due to the bank after post-sale disbursements, fees, taxes, utilities, etc.)
3. Sale Price: \$ 759,130.86
(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) \$ 0.00
***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:

\$ 2,500.00

Referee Name: Justin Greenspan, Esq.

Telephone: (917) 697-3877

Address: 135 W. 79th Street, Apt. 7A, New York, NY 10024

Email: justingreenspanesq@gmail.com

Signature/Date:  10/15/25

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

B. To be completed by Plaintiff's Rep.

Name: Gross Polowy LLC

Address: 1775 Wehrle Drive, Suite 100,
Williamsville, NY 14221

Telephone: (716) 204-1700

Email: info@grosspolowy.com

Signature/Date:  10/21/25

C. To Be Completed by Purchaser

Name: Gross Polowy LLC

Address: 1775 Wehrle Drive, Suite 100
Williamsville, NY 14221

Telephone: (716) 204-1700

Email: info@grosspolowy.com

Signature/ Date:  10/21/25

Additional Copies of this Form can be found at <https://www.nycourts.gov/forms/foreclosure/>

Addendum

1. UNKNOWN HEIRS OF SHIRLEY JOHNSON IF LIVING, AND IF HE/SHE BE DEAD, ANY AND ALL PERSONS UNKNOWN TO PLAINTIFF, CLAIMING, OR WHO MAY CLAIM TO HAVE AN INTEREST IN, OR GENERAL OR SPECIFIC LIEN UPON THE REAL PROPERTY DESCRIBED IN THIS ACTION; SUCH UNKNOWN PERSONS BEING HEREIN GENERALLY DESCRIBED AND INTENDED TO BE INCLUDED IN WIFE, WIDOW, HUSBAND, WIDOWER, HEIRS AT LAW, NEXT OF KIN, DESCENDANTS, EXECUTORS, ADMINISTRATORS, DEVISEES, LEGATEES, CREDITORS, TRUSTEES, COMMITTEES, LIENORS, AND ASSIGNEES OF SUCH DECEASED, ANY AND ALL PERSONS DERIVING INTEREST IN OR LIEN UPON, OR TITLE TO SAID REAL PROPERTY BY, THROUGH OR UNDER THEM, OR EITHER OF THEM, AND THEIR RESPECTIVE WIVES, WIDOWS, HUSBANDS, WIDOWERS, HEIRS AT LAW, NEXT OF KIN, DESCENDANTS, EXECUTORS, ADMINISTRATORS, DEVISEES, LEGATEES, CREDITORS, TRUSTEES, COMMITTEES, LIENORS, AND ASSIGNS, ALL OF WHOM AND WHOSE NAMES, EXCEPT AS STATED, ARE UNKNOWN TO PLAINTIFF, JERRY JOHNSON AS ADMINISTRATOR TO THE ESTATE OF ESTATE OF SHIRLEY JOHNSON, EDMUND RIVERA AS HEIR TO THE ESTATE OF , DONTRELL JOHNSON AS HEIR TO THE ESTATE OF , CRIMINAL COURT OF THE CITY OF NEW YORK, KINGS SUPREME COURT, CREDIT ACCEPTANCE CORPORATION, CREDIT ACCEPTANCE SILVER TRIANGLE BUILDING, MIDLAND FUNDING, LLC, CITY OF NEW YORK TRANSIT ADJUDICATION BUREAU, CITY OF NEW YORK NYC DEPARTMENT OF FINANCE-PARKING VIOLATIONS BUREAU, CITY OF NEW YORK NEW YORK CITY ENVIRONMENTAL CONTROL BOARD, NEW YORK STATE DEPARTMENT OF TAXATION AND FINANCE, UNITED STATES OF AMERICA, JOHN BULLARD, CHERIANN BULLARD, CHRISTE PENISTON, YUNDA PENISTON