

**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. 527392/22

**NOTICE OF SALE**

Plaintiffs,  
- against -

Tax Lien Foreclosure of:  
770C Lefferts Avenue, Unit  
P29, Brooklyn, NY 11203  
(Block: 01429, Lot: 1229)

Eva Orgel; The Board of Managers of the Lefferts Gardens  
Condominium,

Defendants.

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**PURSUANT TO** a judgment of foreclosure and sale entered October 7, 2025, I will sell at public auction in Courtroom 224 at the Kings County Supreme Court located at 360 Adams Street, Brooklyn, NY 11201 on **December 11, 2025 at 2:30 p.m.**, premises known as 770C Lefferts Avenue, Unit P29, Brooklyn, NY 11203 a/k/a (Block: 01429, Lot: 1229). See Schedule A of Judgment. Approximate amounts of judgment are \$5,335.79 and \$2,626.42, 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.

Dominick Dale, Esq.  
Referee

THE DELLO-IACONO LAW GROUP, P.C.  
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Our File No.:22-000109