

NOTICE OF SALE SUPREME COURT KINGS COUNTY

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF THE ASPEN HOLDINGS TRUST, A DELAWARE STATUTORY TRUST, Plaintiff against

ADINA MIZRAHI, et al Defendant(s)

Attorney for Plaintiff(s) Margolin, Weinreb & Nierer, LLP, 575 Underhill Boulevard, Suite 224, Syosset, NY 11791.

Pursuant to a Judgment of Foreclosure and Sale entered January 21, 2025, I will sell at public auction to the highest bidder at Room 224 of Kings County Supreme Court, 360 Adams Street, Brooklyn, New York, 11201 on January 29, 2026 at 2:30 PM. Premises known as 2818 Quentin Road, Brooklyn, NY 11229. Block 6811 Lot 6. All that certain, plot, piece or parcel of land, situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of New York. Approximate Amount of Judgment is \$334,676.65 plus interest, fees, and costs. Premises will be sold subject to provisions of filed Judgment Index No 516512/2019.

This is the foreclosure of a 2nd mortgage lien subject to an existing 1st mortgage.

The foreclosure sale will be conducted in accordance with 2nd Judicial District's Covid-19 Policies and foreclosure auction rules. The Referee shall enforce any rules in place regarding facial coverings and social distancing.

Jack Segal, Esq., Referee

File # 19-0383