

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

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NYCTL 2015-A TRUST and THE BANK OF NEW
YORK MELLON as Collateral Agent and Custodian
for the NYCTL 2015-A Trust,

Index No. 156108-16

IAS Part 8
(Kotler, J.)

Plaintiffs,

- against -

475 WEST 152 LLC; THE CITY OF NEW YORK –
DEPARTMENT OF FINANCE; THE STATE OF
NEW YORK – DEPARTMENT OF TAXATION
AND FINANCE; and NEW YORK STATE HOMELESS
HOUSING AND ASSISTANCE CORP.;

NOTICE OF SALE

Defendants.

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In pursuance and by virtue of a Judgment of Foreclosure and Sale duly granted and entered herein on or about August 3, 2017 and a Decision and Order entered December 19, 2024, I, the Referee, duly appointed in this action for such purpose, will expose for sale and sell at public auction to the highest bidder on July 23, 2025, at 2:15 p.m., in Courtroom 130 of the New York County Supreme Court located at 60 Centre Street, New York, New York 10007, the lienated premises designated as Block 2067, Lot 7, in the City of New York, County of New York and Borough of Manhattan, State of New York and known as 475 West 152nd Street, New York, New York 10031, directed in and by said judgment to be sold, and more particularly described as follows:


See attached "Schedule A" hereto.

The approximate amount of the judgment is \$3,041.86 plus interest and other charges, and the property is being sold subject to the terms and conditions stated in the judgment, any prior encumbrances and the terms of sale which shall be available at the time of sale.

Dated: June 16, 2025
New York, New York

Arthur Greig, Esq.
Referee
98 Riverside Drive, Suite 4H
New York, New York 10024
(917) 262-0750

DAVID P. STICH, ESQ.



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TO:

475 West 152 LLC
P.O Box 670305
Flushing, New York 11367

The City of New York
Department of Finance
345 Adams Street, 3rd Floor
Brooklyn, New York 11201

Office of the Attorney General of the State of New York
Attorney for Defendants
The State of New York
Department of Taxation and Finance and
New York State Homeless Housing and Assistance Corp.
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SCHEDULE A

Round Hill Title Agency, Inc.

TAX LIEN FORECLOSURE SEARCH

Title Number: RH-1483861

SCHEDULE "A"

(Description of the Premises)

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Twelfth Ward of the City of New York in Block 2067, Section 7 as shown on the Land Map of the City of New York, bounded and described as follows:

BEGINNING at a point in the center of the block between 152nd and 153rd Street in The City of New York, 149 feet 9 inches East Amsterdam Avenue;

RUNNING THENCE south parallel with Amsterdam Avenue, 77 feet 11 $\frac{3}{4}$ inches (78.17 feet as per tax map);

THENCE northeasterly along the line of the Croton Aqueduct 31 feet 2 $\frac{1}{2}$ inches (32.19 feet as per tax map);

THENCE northerly parallel with Amsterdam Avenue, 59 feet 3 $\frac{3}{4}$ inches (59.28 feet as per tax map);

THENCE westerly parallel with the northerly line of 152nd Street, 25 feet $\frac{3}{4}$ of an inch (25 feet as per tax map) to the point of intersection.