

## **NOTICE OF SALE**

SUPREME COURT COUNTY OF RICHMOND

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CASCADE FUNDING MORTGAGE TRUST HB4, Plaintiff AGAINST

BEVERLY H. PAOLILLO, ET AL., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered October 1, 2025, I, the undersigned Referee will sell at public auction at the New York State Supreme Court, Richmond County at 18 Richmond Terrace, Room 112, Staten Island NY 10301 on January 8, 2026 at 10:00 AM, premises known as 317 Simonson Avenue, Staten Island, NY 10303. All that certain plot, piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Borough of Staten Island, County of Richmond, City and State of New York, Block 1184, Lot 56. Approximate amount of judgment \$514,556.32 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #135469/2019.

William J. Barillari, Esq., Referee

Gross Polowy, LLC

1775 Wehrle Drive

Williamsville, NY 14221

18-004624

SUPREME COURT STATE OF NEW YORK  
COUNTY OF RICHMOND

Index No.: 135469/2019

Client's File No.: 18-004624

WILMINGTON SAVINGS FUND SOCIETY, FSB,  
NOT IN ITS INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER TRUSTEE FOR CASCADE  
FUNDING MORTGAGE TRUST HB4, Plaintiff

vs.

BEVERLY H. PAOLILLO, ET AL., Defendant(s)

**AFFIRMATION OF SERVICE BY MAIL**

Cassidy Ertel, affirms and says that I was at the time of service over the age of eighteen, not a party to this action and resides in the State of New York.

That on December 11, 2025, I mailed a true copy of the Notice of Sale in this action on those defendants, whose names, representation and designated addresses appear below, by depositing a true copy of same, enclosed in a postpaid properly addressed wrapper, in an official depository under the exclusive care and custody of the United States Postal Service within the State of New York.

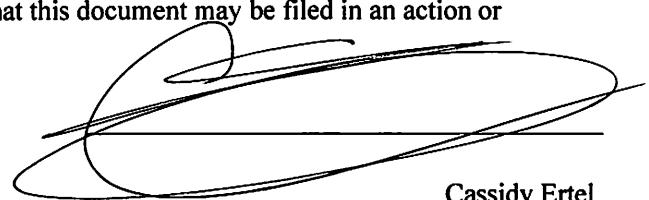
Referee:

William J. Barillari, Esq.  
3974 Amboy Road, Suite 210,  
Staten Island, NY 10308

Richard A. Rosenzweig, Esq.  
Attorney for Defendant Beverly H. Paolillo  
57 Beach Street, Suite 3  
Staten Island, NY 10304-2799

Richard P. Donoghue, Esq.  
Attorney for Defendant United States of America acting through the Secretary of Housing and Urban Development  
271 Cadman Plaza East  
Brooklyn, NY 11201

I affirm on December 11, 2025 under the penalties of perjury under the laws of New York, which may include a fine or imprisonment, that the foregoing is true, except as to matters alleged on information and belief and as to those matters I believe it to be true, and I understand that this document may be filed in an action or proceeding in a court of law.



Cassidy Ertel