

NOTICE OF SALE

SUPREME COURT - COUNTY OF QUEENS.

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff -against- WILFREDO RAMOS, III, et al Defendant(s). Pursuant to a Judgment of Foreclosure and Sale dated September 19, 2025, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, 88-11 Sutphin Blvd., in Courtroom # 25, Jamaica, NY on January 23, 2026 at 11:00 a.m. premises situate, lying and being in the Borough and County of Queens, City and State of New York, known and designated as Block 12342 Lot 151.

Said premises known as 115-43 167TH STREET, JAMAICA, NY 11434

Approximate amount of lien \$575,769.83 plus interest & costs.

Premises will be sold subject to provisions of filed Judgment and Terms of Sale.

Index Number 720145/2022.

GUY VITACCO, ESQ., Referee

DRUCKMAN LAW GROUP PLLC

Attorney(s) for Plaintiff

242 Drexel Avenue, Westbury, NY 11590

For sale information, please contact Xome at www.xome.com or call (800) 400-9633.

DLG# 38944

{* Queens Daily Eagle*}