

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

X

NYCTL 1998-2 TRUST successor in interest to NYCTL
2016-A TRUST and The Bank of New York Mellon as
Collateral Agent and Custodian,

Index No. 153256/24

Plaintiffs,
- against -

Kips Bay Community Association, Inc.; Board of
Managers of The 303 East 33rd Street Condominium; New
York State Department of Taxation and Finance; New
York City Department of Finance,

Defendants.

X

PURSUANT TO a judgment of foreclosure and sale entered June 4, 2025 and order of Hon. Francis A. Kahn, III, entered December 12, 2025, I will sell at public auction in Room 252 of the New York County Courthouse located at 60 Centre Street, New York, NY on **February 10, 2026 at 2:15 p.m.**, premises known as 303 East 33rd Street, Unit CF B, New York, NY 10016 a/k/a (Block: 00939, Lot: 1002). See Schedule A of Judgment. Approximate amount of judgment is \$6,888.56, 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.

Sofia Balile, Esq.
Referee

THE DELLO-IACONO LAW GROUP, P.C.
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Our File No.: 22-000218

Tax Lien Foreclosure of:
303 East 33rd Street, Unit CF
B, New York, NY 10016
(Block: 00939, Lot:1002)