

NOTICE OF SALE

SUPREME COURT COUNTY OF BRONX, WASHINGTON EQUITY AND FUNDING CORP., Plaintiff, vs. LJ
PROPERTY GROUP LLC, ET AL., Defendant(s).

Pursuant to an Order Confirming Referee's Report and Judgment of Foreclosure and Sale duly entered on April 8, 2025, I, the undersigned Referee will sell at public auction at the Bronx County Supreme Court, Courtroom 711, 851 Grand Concourse, Bronx, NY 10451-2937 on July 7, 2025 at 2:15 p.m., premises known as 416-420 Soundview Avenue a/k/a 420 Soundview Avenue, Bronx, NY 10473. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough of Bronx, County of Bronx, City and State of New York, Block 3499 and Lot 16. Approximate amount of judgment is \$925,472.88 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #816746/2023E.

Edmond J. Pryor, Esq., Referee

Golab Law PLLC, 100 Fisher Avenue, P.O. Box 118, White Plains, NY 10602, Attorneys for Plaintiff