

**SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF KINGS**-----X
CITIMORTGAGE INC.,

Plaintiff,

-against-

Index No.: 8877/2014

CARMELITHA GIFFORD; et al

Defendants.
-----X**NOTICE OF SALE**

SIRS:

Pursuant to a Judgment of Foreclosure and Sale in the above-entitled action dated December 20, 2017 and entered herein January 22, 2018, HELENE BLANK ESQ., the Referee named in said Judgment, will sell in one parcel at public auction on the 25th day of SEPTEMBER, 2025 at 2:30 PM, the premises directed by said Judgment to be sold at public auction at the Kings County Supreme Court, located at 360 Adams Street, Room 224, Brooklyn, NY 11201. Said premises is commonly known as, 1311 EAST 51ST STREET, BROOKLYN, NY 11234.

SEE ATTACHED SCHEDULE "A"

The approximate amount of the Judgment is \$935,471.05 plus interest thereon from September 30, 2016, together with costs, allowances, attorney's fees and expenses of sale as awarded by the Court in said Judgment.

Dated: September 8, 2025
White Plains, New York

HELENE BLANK, Esq.
Referee

KOSTERICH & SKEETE, LLC

Anelle Calip

Attorneys for Plaintiff
707 Westchester Ave, Suite 302
White Plains, New York 10604
914-395-0055

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SCHEDULE A

DESCRIPTION

Title Number: MSG-4431K

ALL that certain plot, piece or parcel of land, situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of New York, bounded and described as follows:

BEGINNING at a point on the easterly side of East 51st Street, distant 201 feet northerly from the corner formed by the intersection of the easterly side of East 51st Street with the northerly side of Avenue J;

RUNNING THENCE easterly parallel with the northerly side of Avenue J and part of the distance through a party wall, 100 feet;

THENCE northerly parallel with the easterly side of East 51st Street, 26 feet;

THENCE westerly again parallel with the northerly side of Avenue J, 100 feet to the easterly side of East 51st Street;

THENCE southerly along the easterly side of East 51st Street, 26 feet to the point or place of BEGINNING.

SUPREME COURT - COUNTY OF KINGS.

CITIMORTGAGE, INC., Plaintiff -against- CARMELITHA GIFFORD, STERLING GIFFORD, et al
Defendant(s). Pursuant to a Judgment of Foreclosure and Sale dated December 20, 2017 and entered on
January 22, 2018, I, the undersigned Referee will sell at public auction at the Kings County Supreme Court,
located at 360 Adams Street, Room 224, Brooklyn, NY 11201 on September 25, 2025 at 2:30 p.m. premises
situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of New York,
bounded and described as follows: BEGINNING at a point on the easterly side of East 51st Street, distant
201 feet northerly from the corner formed by the intersection of the easterly side of East 51st Street with the
northerly side of Avenue J; being a plot 100 feet by 26 feet by 100 feet by 26 feet. Block: 7777 Lot: 15
Said premises known as 1311 EAST 51ST STREET, BROOKLYN, NY 11234

Approximate amount of lien \$935,471.05 plus interest & costs.

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

Index Number 8877/2014.

HELENE BLANK, ESQ., Referee

Kosterich & Skeete, LLC

Attorney(s) for Plaintiff

707 Westchester Ave, Suite 302, White Plains, NY 10604

{* DAILY CHAL*}