

SUPREME COURT - COUNTY OF QUEENS.

NYCTL 1998-2 TRUST AND THE BANK OF NEW YORK MELLON, AS COLLATERAL AGENT AND CUSTODIAN, Plaintiffs -against- C.E. FLUSHING, LLC, et al Defendant(s). Pursuant to a Judgment of Foreclosure and Sale entered herein on August 30, 2023, 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 Friday, December 5, 2025 at 11:00 a.m. premises situate, lying and being in the Borough of Queens, County of Queens, City and State of New York, known and designated as Block 4963 and Lot 1 on the Queens County Tax Assessment Map.

Said premises known as ROOSEVELT AVENUE, JACKSON HEIGHTS, NY

Approximate amount of lien \$19,717.20 plus interest & costs.

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

Index Number 720795/2020.

RICHARD PICCOLA, ESQ., Referee

Phillips Lytle LLP

Attorney(s) for Plaintiffs

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{\* Queens Daily Eagle\*}