

NOTICE OF SALE

Supreme Court County of Queens

HSBC Bank USA, National Association as Trustee For The Certificateholders of The Nomura Home Equity Loan, Inc. Asset- Backed Certificates, Series 2005-FM1, Plaintiff

AGAINST

L.J. Springer a/k/a Laura Jean Springer, et al, Defendant

Pursuant to a Judgment of Foreclosure and Sale duly entered on November 15, 2024, I, the undersigned Referee, will sell at public auction at the Queens County Courthouse, 88-11 Sutphin Blvd., Second Floor Courtroom 25, Jamaica, NY 11435 on December 5, 2025 at 11:00 AM premises known as 7226 51st Road, Woodside, NY 11377. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the County of Queens, City and State of New York, BLOCK: 2465, LOT: 116. Approximate amount of judgment is \$481,543.11 plus interests and costs. Premises will be sold subject to provisions of filed Judgment Index # 704303/2023.

Nicholas E. Perciballi, Referee

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01-096533-F00