

NOTICE OF SALE

SUPREME COURT COUNTY OF QUEENS

WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff

AGAINST

ROBERT NAGGIE AS ADMINISTRATOR AND AS HEIR OF THE ESTATE OF RANDAL NAGGIE, NATHYLE SUDLOW NAGGIE AS HEIR TO THE ESTATE OF RANDAL NAGGIE, ET AL., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered January 13, 2025, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, on the second floor in Courtroom 25, 88-11 Sutphin Boulevard, Jamaica, New York on January 23, 2026 at 10:00 AM, premises known as 120-11 218th Street, Cambria Heights, NY 11411. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Borough and County of Queens, City and State of New York, Block 12801, Lot 23. Approximate amount of judgment \$161,638.81 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #704325/2018.

Frances Y. Ruiz, Esq., Referee

Gross Polowy, LLC
1775 Wehrle Drive
Williamsville, NY 14221

17-006615