

**SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF KINGS**

-----X
NYCTL 1998-2 TRUST successor in interest to NYCTL
2019-A TRUST and The Bank of New York Mellon as
Collateral Agent and Custodian,

Plaintiffs,
- against -

Custodio Lugo as Administrator and Heir and Distributee of the Estate of Maria Lugo, if the aforesaid individual defendants are living, and if any or all of said individual defendants be dead, their heirs at law, next of kin, distributees, executors, administrators, trustees, committees, devisees, legatees, and the assignees, lienors, creditors and successors in interest of them, and generally all persons having or claiming under, by, through, or against the said defendants named as a class, of any right, title, or interest in or lien upon the premises described in the verified complaint herein; Mary Lugo as Heir and Distributee of the Estate of Maria Lugo, if the aforesaid individual defendants are living, and if any or all of said individual defendants be dead, their heirs at law, next of kin, distributees, executors, administrators, trustees, committees, devisees, legatees, and the assignees, lienors, creditors and successors in interest of them, and generally all persons having or claiming under, by, through, or against the said defendants named as a class, of any right, title, or interest in or lien upon the premises described in the verified complaint herein; New York State Department of Taxation and Finance; United States of America (Eastern District); Criminal Court of the City of New York (Kings); New York City Environmental Control Board; New York City Parking Violation Bureau; New York City Transit Adjudication Bureau; The People of The State of

Index No. 506336/20

NOTICE OF SALE

Tax Lien Foreclosure of:
5407 4th Avenue, Brooklyn,
NY 11220
(Block: 00823, Lot: 0007)

New York; Latin Comm Inc.; Ms. Jane Dreys; John Doe
s/h/a John Doe #3,

Defendants.

-----X

PURSUANT TO a judgment of foreclosure and sale entered August 8, 2025, I will sell at public auction in Courtroom 224 at the Kings County Supreme Court located at 360 Adams Street, Brooklyn, NY 11201 on **November 13, 2025 at 2:30 p.m.**, premises known as 5407 4th Avenue, Brooklyn, NY 11220 a/k/a (Block: 00823, Lot: 0007). See Schedule A of Judgment. Approximate amount of judgment is \$22,879.53, plus costs and interest. Sold subject to terms and conditions to filed judgment and terms of sale and the right of the United States of America to redeem within 120 days from the date of sale as provided by law.

M. Randolph Jackson, Esq.
Referee

THE DELLO-IACONO LAW GROUP, P.C.
Attorneys for Plaintiffs
312 Larkfield Road, Lower Level
East Northport, NY 11731
(631) 861-3001
Our File No.: 20-000010