

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

X

GMAT LEGAL TITLE TRUST 2014-1, U.S. BANK
NATIONAL ASSOCIATION, AS LEGAL TITLE
TRUSTEE

Index No.: 380153/2013E

Plaintiff,

-against-

SECONDINA P. VALERIO; NEW YORK CITY PARKING
VIOLATIONS BUREAU; NEW YORK CITY TRANSIT
ADJUDICATION BUREAU; HSBC BANK USA, NATIONAL
ASSOCIATION; JPMORGAN CHASE BANK, NA;
ADVANTAGE ASSETS II, INC.; LVNV FUNDING LLC; NEW
YORK CITY ENVIRONMENTAL CONTROL BOARD;
NORTH STAR CAPITAL ACQUISITION LLC; NY
FINANCIAL SERVICES LLC; LEO DOE (last name refused)
JEN DOE (last name refused); SHANESA DOE (last name
refused); MARISSA DOE (last name refused);

NOTICE OF SALE

Defendants.

X

SIRS:

Pursuant to a Judgment of Foreclosure and Sale in the above-entitled action entered
herein July 12, 2017, LISE GABRIELLE HUNTER, ESQ., the Referee named in said Judgment,
will sell in one parcel at public auction on the 26th day of JANUARY, 2026 at 2:15 PM, the
premises directed by said Judgment to be sold at public auction at the Bronx County Supreme
Court, Courtroom 711, located at 851 Grand Concourse, Bronx, NY, 10451. Said premises is
commonly known as, 2558 MORGAN AVENUE, BRONX, NY 10469.

SEE ATTACHED SCHEDULE "A"

The approximate amount of the Judgment is \$1,095,972.95 plus interest thereon from
March 10, 2016 together with costs, allowances, attorney's fees and expenses of sale as awarded
by the Court in said Judgment.

Dated: December 19, 2025
White Plains, New York

LISE GABRIELLE HUNTER, Esq.
Referee

KOSTERICH & SKEETE, LLC

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

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

BEGINNING at a point on the Easterly side of Morgan Avenue distant 200.15 feet Southerly from the corner formed by the intersection of the Easterly side of Morgan Avenue with the Southerly side of Allerton Avenue;

RUNNING THENCE Easterly parallel with Allerton Avenue 100 feet;

THENCE Southerly parallel with Morgan Avenue, 40.40 feet;

THENCE Westerly again parallel with Allerton Avenue 100 feet to the Easterly side of Morgan Avenue and;

THENCE Northerly along the Easterly side of Morgan Avenue 40.40 feet to the point or place of BEGINNING.

SUPREME COURT - COUNTY OF BRONX.

GMAT LEGAL TITLE TRUST 2014-1, US BANK, NATIONAL ASSOCIATION, AS LEGAL TITLE TRUSTEE, Plaintiff -against- SECONDINA P. VALERIO, et al Defendant(s). Pursuant to a Judgment of Foreclosure and Sale entered herein and dated July 12, 2017, I, the undersigned Referee will sell at public auction at the Bronx County Supreme Court, Courtroom 711, located at 851 Grand Concourse, Bronx, NY, 10451 on January 26, 2026 at 2:15 p.m. premises situate, lying and being in the Borough and County of Bronx, City and State of New York, bounded and described as follows: BEGINNING at a point on the easterly side of Morgan Avenue, distant 200.15 feet southerly from the corner formed by the intersection of the easterly side of Morgan Avenue with the southerly side of Allerton Avenue; being a plot 100 feet by 40.40 feet by 100 feet by 40.40 feet. Block 4476 Lot 33.

Said premises known as 2558 MORGAN AVENUE, BRONX, NY

Approximate amount of lien \$1,095,972.95 plus interest & costs.

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

Index Number 380153/2013.

LISE GABRIELLE HUNTER, ESQ., Referee

Kosterich & Skeete, LLC

Attorney(s) for Plaintiff

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

{* BRONX TIME, NYLJ*}