

NOTICE OF SALE
SUPREME COURT - COUNTY OF QUEENS

HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED
NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED NOTES,
SERIES 2005-2

Plaintiff,

Against

JOSE R. OCHOA, MARTHA OCHOA, et al,

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 01/02/2024, I, the undersigned Referee, will sell at public auction, at the Queens County Supreme Courthouse located at 88-11 Sutphin Boulevard, Jamaica, NY, on the second floor in Courtroom 25, on 8/22/2025 at 10:00AM, premises known as 1829 Cornelia S, Ridgewood, New York 11385, and described as follows:

ALL that certain plot piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in Ridgewood, in the Borough and County of Queens, City and State of New York.

Block 3463 Lot 34

The approximate amount of the current Judgment lien is \$510,945.28 plus interest and costs. The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and Sale; Index # 705955/2018

Michael A. Cervini, Esq., Referee.

MCCABE, WEISBERG & CONWAY, LLC, 10 Midland Avenue, Suite 205, Port Chester, NY 10573

Dated: 6/11/2025 File Number: 18-300141 CA

SUPREME COURT THE STATE OF NEW YORK:
COUNTY OF QUEENS

-----X
HSBC BANK USA, N.A., AS INDENTURE
TRUSTEE FOR THE REGISTERED
NOTEHOLDERS OF RENAISSANCE HOME
EQUITY LOAN ASSET-BACKED NOTES,
SERIES 2005-2,

Index No: 705955/2018

NOTICE OF SALE

Plaintiff.

-against-

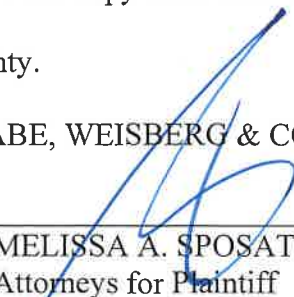
JOSE R. OCHOA,
MARTHA OCHOA,
AMERICAN BUSINESS CREDIT, INC.,
HSBC BANK USA NA,
NEW YORK CITY PARKING VIOLATIONS
BUREAU,
WORKERS' COMPENSATION BOARD OF
NEW YORK STATE,
JOHN DOE S/H/A JOHN DOE #1,
JANE DOE S/H/A JOHN DOE #2,

Defendants.

-----X
TAKE NOTICE that the within is a true copy of a Notice of Sale for 1829 Cornelia S,
Ridgewood, New York 11385 in QUEENS County.

McCABE, WEISBERG & CONWAY, LLC

Dated: July 28, 2025
Melville, NY

By: 
MELISSA A. SPOSATO, ESQ.
Attorneys for Plaintiff
One Huntington Quadrangle, Suite 4N25
Melville, NY 11747
(631) 812-4084
(855) 845-2584 facsimile

To:
Jose R. Ochoa
1829 Cornelia Street
Ridgewood, New York 11385

Martha Ochoa
1829 Cornelia Street
Ridgewood, New York 11385

American Business Credit, Inc.
One Commerce Plaza, 99 Washington Avenue
Albany, New York 12231

HSBC Bank USA NA
534 Broadhollow Road
Melville, New York 11747

New York City Parking Violations Bureau
100 Church Street
New York, New York 10007

James R. McGinn, Esq.
Attorney for Workers' Compensation Board of New York State
328 State Street
Schenectady, New York 12305
Via NYSCEF

Fred T. Haller, Esq.
62-18 Myrtle Ave
Glendale, NY 11385

John Doe #1
1829 Cornelia Street
Ridgewood, New York 11385

John Doe #2
1829 Cornelia Street
Ridgewood, New York 11385

Michael A. Cervini, Esq., Referee
33-12 86th Street
Queens, New York 11372

Index No. 705955/2018

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

HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR
THE REGISTERED NOTEHOLDERS OF RENAISSANCE
HOME EQUITY LOAN ASSET-BACKED NOTES, SERIES
2005-2,

PLAINTIFF,

-AGAINST-

JOSE R. OCHOA,
MARTHA OCHOA,
AMERICAN BUSINESS CREDIT, INC.,
HSBC BANK USA NA,
NEW YORK CITY PARKING VIOLATIONS BUREAU,
WORKERS' COMPENSATION BOARD OF NEW YORK
STATE,
JOHN DOE S/H/A JOHN DOE #1,
JANE DOE S/H/A JOHN DOE #2,

DEFENDANTS.

NOTICE OF SALE

McCABE, WEISBERG & CONWAY, LLC

Attorneys for PLAINTIFF

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