

NOTICE OF SALE SUPREME COURT KINGS COUNTY

HSBC BANK. USA, NATIONAL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-B SECURITIES, MORTGAGE LOAN TRUST, SERIES 2006-AB2, Plaintiff against

863 A PARTNERS, LLC, et al Defendant(s)

Attorney for Plaintiff(s) Knuckles & Manfro, LLP, 120 White Plains Road, Suite 215, Tarrytown, NY 10591.

Pursuant to a Judgment of Foreclosure and Sale entered May 29, 2024, I will sell at public auction to the highest bidder at Room 224 of Kings County Supreme Court, 360 Adams Street, Brooklyn, New York, 11201 on September 25, 2025 at 2:30 PM. Premises known as 863 A Lafayette Ave, Brooklyn, NY 11221. Block 1605 Lot 58. All that certain plot, piece or parcel of land, situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of New York. Approximate Amount of Judgment is \$1,353,544.18 plus interest, fees, and costs. Premises will be sold subject to provisions of filed Judgment Index No 507431/2017. Cash will not be accepted at the sale.

The foreclosure sale will be conducted in accordance with 2nd Judicial District's Covid-19 Policies and foreclosure auction rules. The Referee shall enforce any rules in place regarding facial coverings and social distancing.

James Caffrey, Esq., Referee

File # 2045-000149