

NOTICE OF SALE
SUPREME COURT - COUNTY OF KINGS

U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR AMERICAN
HOME MORTGAGE INVESTMENT TRUST 2005-4C

Plaintiff,

Against

MOHAMMAD MANZURUL ISLAM, ET AL

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 06/30/2022, I, the undersigned Referee, will sell at public auction, in Room 224 of Kings County Supreme Court, 360 Adams Street, Brooklyn, NY 11201 on 6/5/2025 at 2:30PM, premises known as 652 Ashford Street, Brooklyn, New York 11207, 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 the Borough of Brooklyn, County of Kings, City and State of New York.

Block 4311 Lot 1 F.K.A.: Block: 4311 Lot: 110.

The approximate amount of the current Judgment lien is \$760,014.64 plus interest and costs. The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and Sale; The aforementioned auction will be conducted in accordance with the Court System's COVID-19 mitigation protocols and as such all persons must comply with social distancing, wearing masks and screening practices in effect at the time of this foreclosure sale.
Index # 10505/2012

Donald M. Zolin, Esq., Referee.

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

Dated: 4/4/2025 File Number: 560-1983 CA

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

-----X
U.S. BANK NATIONAL ASSOCIATION, AS
INDENTURE TRUSTEE FOR AMERICAN HOME
MORTGAGE INVESTMENT TRUST 2005-4C,
Plaintiff,

INDEX NO: 10505/2012

-against-

MOHAMMAD MANZURUL ISLAM
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., AS NOMINEE FOR AMERICAN BROKERS
CONDUIT
CITY OF NEW YORK ENVIRONMENTAL CONTROL
BOARD
CITY OF NEW YORK PARKING VIOLATIONS
BUREAU
CITY OF NEW YORK TRANSIT ADJUDICATION
BUREAU
JOANNE GIBSON
ANDRE GEORGE
LATRICE EDWARDS,

AFFIRMATION OF SERVICE

Defendant.

-----X
STATE OF NEW YORK
COUNTY OF WESTCHESTER

I, Ian Berman affirm this 5th day of May 2025, under the penalties of perjury, under the laws of New York State, which may include a fine or imprisonment, that the foregoing is true and correct, and I understand that this document may be filed in an action or proceeding in a court of law.

I am over the age of eighteen years and am not a party herein, that I maintain my place of employment in Westchester County and that on May 5th, 2025 I caused a copy of the enclosed **Notice of Sale** to go into the mail by placing said motion with the mailroom of McCabe, Weisberg & Conway, LLC, who, in their normal course of duties, placed the motion and exhibits in a properly sealed envelope, with proper postage, for first class U.S. Mail delivery to the following addresses:

Mortgage Electronic Registration Systems, Inc., as nominee for American Brokers Conduit
111 Eight Ave.
New York, New York 10011

City of New York Environmental Control Board
100 Church St.
New York, New York 10007

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

City of New York Transit Adjudication Bureau
130 Livingston Street
Brooklyn, New York 11201

C/O JUAN PAOLO FADULLON DIZON
FADULLON DIZON KRUL, LLP
380 N Broadway, Ste 408
Jericho, New York 11753
Attorney for Mohammad Manzurul Islam

Mohammad Manzurul Islam
652 Ashford Street
Brooklyn, New York 11207

Joanne Gibson
652 Ashford Street, 1st Floor
Brooklyn, New York 11207

Andre George
652 Ashford Street, 2nd Floor
Brooklyn, New York 11207

Latrice Edwards
652 Ashford Street, 3rd Floor
Brooklyn, New York 11207

Donald M. Zolin, Esq.
950 3RD AVE FL 11
NEW YORK, NY 10022-2775
Court Appointed Referee

Dated: May 5, 2025



Ian Berman

Index No. 10505/2012

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

U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE
TRUSTEE FOR AMERICAN HOME MORTGAGE
INVESTMENT TRUST 2005-4C,

PLAINTIFF,

-AGAINST-

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC., AS NOMINEE FOR AMERICAN BROKERS CONDUIT
CITY OF NEW YORK ENVIRONMENTAL CONTROL
BOARD
CITY OF NEW YORK PARKING VIOLATIONS BUREAU
CITY OF NEW YORK TRANSIT ADJUDICATION BUREAU
MOHAMMAD MANZURUL ISLAM
JOANNE GIBSON
ANDRE GEORGE
LATRICE EDWARDS,

DEFENDANTS.

NOTICE OF SALE

McCABE, WEISBERG & CONWAY, LLC

Attorneys for PLAINTIFF
10 Midland Avenue, Suite 205
Port Chester, NY 10573
(914) 636-8900
(845) 282-7065 facsimile
