

## NOTICE OF SALE

SUPREME COURT COUNTY OF QUEENS

Deutsche Bank National Trust Company, as Trustee for Merrill Lynch Mortgage Investors Trust,  
Mortgage Loan Asset-Backed Certificates, Series 2005-AR1, Plaintiff

AGAINST

Sean Daniel Stimpfl as Administrator for and Heir to the Estate of Robert Richard Stimpfl a/k/a  
Robert R. Stimpfl a/k/a Robert Stimpfl, et al., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered December 17, 2019, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, on the second floor in Courtroom 25, 88-11 Sutphin Boulevard, Jamaica on November 15, 2024 at 11:00AM, premises known as 57-46 65th Street, Maspeth, NY 11378. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the County of Queens, Borough of Queens, City and State of New York, Block: 2751, Lot: 54. Approximate amount of judgment \$443,175.26 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #705031/2017. The aforementioned auction will be conducted in accordance with the QUEENS County COVID-19 Protocols located on the Office of Court Administration (OCA) website (<https://ww2.nycourts.gov/Admin/oca.shtml>) and as such all persons must comply with social distancing, wearing masks and screening practices in effect at the time of this foreclosure sale. For sale information, please contact XOME at [www.Xome.com](http://www.Xome.com) or call (844) 400-9633.

Nicholas Perciballi, Esq., Referee

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