

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF BRONX----- X
MMG INVESTMENTS II, LLC,

Index No.: 380880/2011E

Plaintiff,

- against -

NOTICE OF SALE

ACQUAFREDDA ENTERPRISES, LLC, SUSAN
ACQUAFREDDA, THOMAS ACQUAFREDDA, NEW YORK
STATE DEPARTMENT OF TAXATION AND FINANCE, and
"JANE" ACQUAFREDDA,Defendants.
-----X

PLEASE TAKE NOTICE, pursuant to a Judgment of Foreclosure and Sale dated January 17, 2023, and entered herein on January 18, 2023, and order appointing substitute referee entered January 28, 2025, Sergio Marquez, Esq., the Referee will sell at public auction at the rear lobby of the Bronx County Supreme Court, 851 Grand Concourse, Bronx, New York 10451 on the 28th day of April, 2025 at 2:15 p.m., premises situate, lying and being in the County of Bronx, State of New York, commonly known as 3100 Casler Place, Bronx, New York, identified on the applicable tax map as Section 18, Block 5529, Lot 459, as more particularly described in Schedule "A" annexed hereto. The approximate sum of the judgment lien is \$104,725.85, plus interest, costs, and attorneys' fees, together with any other advances as provided for in the note and mortgage, which plaintiff has made for taxes, insurance, principal and interest and any other changes due to prior mortgages, or to maintain the premises pending consummation of this foreclosure sale. Premises will be sold subject to the provisions of the filed judgment and terms of sale.

DRAKE LOEB^{PLC}

555 Hudson Valley Avenue, Suite 100, New Windsor, New York 12553

Phone: 845-561-0550
1 OF 2

Dated: New Windsor, New York
February 5, 2025

Yours, etc.,

DRAKE LOEB PLLC



By: _____

ALANA R. BARTLEY

Attorneys for Plaintiff

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TO: SERGIO MARQUEZ, ESQ.
Appointed Referee
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