

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF QUEENS

WELLS FARGO BANK, NATIONAL
ASSOCIATION, AS TRUSTEE FOR
CITIGROUP MORTGAGE LOAN TRUST,
SERIES 2004-OPT1, ASSET BACKED
PASS-THROUGH CERTIFICATES,
SERIES 2004-OPT1,

-against-

UNKNOWN HEIRS AND DISTRIBUTEES
OF THE ESTATE OF ROSETTA BROWN,
ET AL.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in the Office of the Clerk of the County of Queens on January 26, 2022, wherein WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST, SERIES 2004-OPT1, ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2004-OPT1 is the Plaintiff and UNKNOWN HEIRS AND DISTRIBUTEES OF THE ESTATE OF ROSETTA BROWN, ET AL. are the Defendant(s). I, the undersigned Referee will sell at public auction RAIN OR SHINE on the COURTHOUSE STEPS OF THE QUEENS COUNTY COURTHOUSE, 88-11 SUTPHIN BLVD., JAMAICA, NY 11435, on November 15, 2024 at 11:00AM, premises known as 10609 177TH STREET, JAMAICA, NY 11433; and the following tax map identification: 10334-5.

ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN THE BOROUGH AND COUNTY OF QUEENS, CITY AND STATE OF NEW YORK

Premises will be sold subject to provisions of filed Judgment Index No.: 710061/2017. Helmut Borchert, Esq. - Referee. Robertson, Anschutz, Schneid, Crane & Partners, PLLC 900 Merchants Concourse, Suite 310, Westbury, New York 11590, Attorneys for Plaintiff. **All foreclosure sales will be conducted in accordance with Covid-19 guidelines including, but not limited to, social distancing and mask wearing. *LOCATION OF SALE SUBJECT TO CHANGE DAY OF IN ACCORDANCE WITH COURT/CLERK DIRECTIVES.**



17-056192 - StM

