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September 03, 2024

Clifford Olskaher, Esq.  
*Attorney for Defendant Rosalyn L.  
Rodriguez*  
40-47 75th Street, Suite 300  
East Elmhurst, NY 11373

Wilson Vargas  
533 Underhill Avenue  
Bronx, NY 10473

Wilson Vargas  
59 Audubon Avenue  
New York, NY 10032

Daynalee Familia  
533 Underhill Avenue  
Bronx, NY 10473

John Smith  
533 Underhill Avenue  
Bronx, NY 10473

Occupant  
533 Underhill Avenue  
Bronx, NY 10473

Ola Azeez, Esq.  
*Court-Appointed Referee*  
3908 White Plains Road  
Bronx, NY 14830

Re: Wells Fargo Bank, N.A., etc. vs. Rosalyn L. Rodriguez, et al.  
Index #: 32146/2016E

Dear Sir or Madam:

Enclosed please find a copy of the Notice of Sale in regards to the above referenced matter.

Thank you.

Very truly yours,  
WOODS OVIATT GILMAN LLP

*Amanda Sims*  
Amanda Sims  
Clerk

***This letter is an attempt to collect a debt. Any information will be used for that purpose.***

100737-5

Wells Fargo Bank, N.A., etc. v. Rosalyn L. Rodriguez, et al.  
Bronx County Supreme Court, Index #: 32146/2016E

STATE OF NEW YORK  
SUPREME COURT: COUNTY OF BRONX

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WELLS FARGO BANK, N.A.,

Plaintiff,

v.

ROSALYN L. RODRIGUEZ, ET AL,

Defendants.

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**NOTICE OF SALE IN  
FORECLOSURE**

PLEASE TAKE NOTICE THAT

In pursuance of a Judgment of Foreclosure and Sale entered in the Office of the County Clerk of Bronx County on July 21, 2017, I, Ola Azeez, Esq., the Referee named in said Judgment, will sell in one parcel at public auction on September 30, 2024 at Room 711 of the Bronx County Courthouse, 851 Grand Concourse, Bronx, NY 10451, at 02:15 PM the premises described as follows:

533 Underhill Avenue  
Bronx, NY 10473  
14-03525-0064

ALL THAT TRACT OR PARCEL OF LAND situate in the Borough and County of Bronx, City and State of New York.

The premises are sold subject to the provisions of the filed judgment, Index No. 32146/2016E in the amount of \$377,130.15 plus interest and costs. 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.

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