

***TO BE COMPLETED FOR EVERY SALE BY COURT APPOINTED REFEREE
AND FILED WITH COUNTY CLERK AND CHAMBERS WITHIN 30 DAYS OF SALE***

FORECLOSURE ACTION SURPLUS MONIES FORM

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

NYCTL 1998-2 TRUST AND THE BANK OF NEW
YORK MELLON, AS COLLATERAL AGENT AND
CUSTODIAN,

Plaintiffs,

v.

WALTER V. GERASIMOWICZ A/K/A
WALTER GERASIMOWICZ;
GERALD FINKEL;
FIRST CENTRAL SAVINGS BANK;
SIGNATURE BANK;
MONTEREY 96 STREET LLC;
NEW YORK CITY DEPARTMENT OF
FINANCE;
NEW YORK STATE DEPARTMENT OF
TAXATION AND FINANCE;
U.S. SECURITIES AND EXCHANGE
COMMISSION;
UNITED STATES OF AMERICA;
BOARD OF MANAGERS OF 220 RIVERSIDE
BOULEVARD AT TRUMP PLACE
CONDOMINIUM;
NEW YORK CITY ENVIRONMENTAL
CONTROL BOARD;
NEW YORK CITY PARKING VIOLATIONS
BUREAU
AND NEW YORK CITY TRANSIT AUTHORITY
TRANSIT ADJUDICATION BUREAU,

Defendants.

Part 32

Hon. Francis A. Kahn III,
J.S.C.

Index No. 160744/2022

Property Address: 220 Riverside Boulevard, #139, New York, New York
Sale Date: May 7, 2025

A. Were there surplus funds? ☐ Yes ☐ No

B. To be completed by the Referee

| | |
|---|-------------|
| Amount of final judgment of foreclosure | \$ 1,879.76 |
| Sale price of property | \$ |
| Upset price | \$ |
| Surplus amount | \$ |

C. To be completed by Referee conducting the sale (please print)

Name: Jeff Miller Telephone: _____
 Address: 32 Broome St Fl
 E-mail Address: jmiller@millercs.com
 Signature and Date: [Signature] 5/7/25

D. To be completed by Plaintiff's Representative

Name (please print) **John O'Keefe**
 Address: **Pinnacle Court Service**
49 Andrew Ave
Islip Terrace, NY 11752
 E-mail Address: **631.804.7716**
 Telephone: _____

Signature and Date: [Signature]

E. To be completed by Purchaser

Name (please print) Simon Pasker
 Address: 1114 50 St
Brooklyn, NY 11219
 E-mail Address: Simon@paskrealty.com
 Telephone: 718 514 3725

Signature and Date: [Signature] May 7/25

INSTRUCTIONS TO CHAMBERS

- * The Referee will complete the attached form and secure the signature of the Plaintiff's representative and purchaser or purchasers representative.
- * The form will include the following information: case caption; name, address and telephone number of the Referee, the Plaintiff's representative and the purchaser; sale price; and upset price. The form must be signed by the Referee, the Plaintiff's representative and the purchaser of the foreclosed property.
- * The Referee will deliver, within 30 days after the auction, the completed, signed form to the County Clerk. The Referee will also send a completed copy to the Chambers of the Justice who signed the Judgment of Foreclosure. Chambers staff for the Judge, Court Attorney-Referee or JHO who signed the Judgment of Foreclosure and Sale shall verify compliance.
- * All foreclosure cases will be calendared, no later than six months after the Judgment has been signed, before the Judge who appointed the Referee (or before a Court Attorney-Referee or a JHO). This is to determine whether the sale as ordered has occurred, the outcome, and to make such further orders as necessary.