

SUPREME COURT - COUNTY OF KINGS

TLOA MORTGAGE, LLC, Plaintiff -against- DEAN PARK LLC, et al Defendant(s). Pursuant to a Judgment of Foreclosure and Sale entered herein and dated May 26, 2023, I, the undersigned Referee will sell at public auction at the Kings County Supreme Court, located at 360 Adams Street, Room 224, Brooklyn, NY 11201 on December 12, 2024 at 2:30 p.m. premises situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of New York, bounded and described as follows: BEGINNING at a point on the northerly side of Dean Street, distant 415 feet easterly from the northeasterly corner of Dean Street and Kingston Avenue; being a plot 107 feet 2 1/2 inches by 20 feet by 107 feet 2 1/2 inches by 20 feet. Block: 1210 Lot: 57

Said premises known as 1463 DEAN STREET, BROOKLYN, NY

Approximate amount of lien \$1,307,562.43 plus interest & costs.

Premises will be sold subject to provisions of filed Judgment and Terms of Sale.

Index Number 511297/2021.

RICHARD KLASS, ESQ., Referee

The Camporeale Law Group PLLC

Attorney(s) for Plaintiff

585 Stewart Avenue, 770, Garden City, NY 11530

{* BKLYN DLY*}

AFFIRMATION OF SERVICE

MICHAEL E. CAMPOREALE, an attorney duly admitted to practice law in the State of New York, affirms the following to be true under the penalty of perjury:

I am a member of The Camporeale Law Group PLLC, 585 Stewart Avenue, Suite 770, Garden City, New York 11530. That on October 28, 2024, I served the annexed NOTICE OF SALE upon:

Samuel Spirgel, Esq., Of counsel to Israel Vider, Esq.
1507 Avenue M
Brooklyn, New York 11230
Attorney for Dean Park, LLC and Moshe Brafman

Via electronic filing via NYSCEF; and upon:

NEW YORK STATE DEPARTMENT OF TAXATION AND FINANCE
W.A. Harriman Campus
Albany, New York 12227

NEW YORK CITY PARKING VIOLATIONS BUREAU
100 Church Street
New York, New York 10007

NEW YORK CITY ENVIRONMENTAL CONTROL BOARD
100 Church Street
New York, New York 10007

NEW YORK CITY TRANSIT ADJUDICATION BUREAU
100 Church Street
New York, New York 10007

MAREK URBANSKI
1463 Dean St., 3rd Floor
Brooklyn, New York 11213

at the address designated by said party for that purpose by first class regular mail, by placing a copy of same in a properly addressed envelope into the custody of **the United States Postal Service** by depositing it in an official depository for the United States Postal Service.

Dated: Garden City, New York
October 28, 2024

/s/ Michael E. Camporeale
MICHAEL E. CAMPOREALE