

NOTICE OF SALE

SUPREME COURT COUNTY OF KINGS

U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust, Plaintiff

AGAINST

Nicholas J. Ruvolo a/k/a Nicholas Ruvolo Jr.; Evelina Ruvolo; et al., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered December 11, 2015, and Amended August 14, 2024, I, the undersigned Referee will sell at public auction at the steps of the Kings County Supreme Court, in Room 224, 360 Adams Street, Brooklyn, NY 11201 on November 7, 2024 at 2:30PM, premises known as 74 Kermit Place, Brooklyn, NY 11218. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of NY, Block 5322 Lot 118. Approximate amount of judgment \$709,009.58 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index# 23241/2008. The auction will be conducted pursuant to the COVID-19 Policies Concerning Public Auctions of Foreclosed Property established by the 2nd Judicial District.

Steven J. Baker, Esq., Referee

LOGS Legal Group LLP f/k/a Shapiro, DiCaro & Barak, LLC
Attorney(s) for the Plaintiff
175 Mile Crossing Boulevard
Rochester, New York 14624
(877) 430-4792

Dated: August 30, 2024

For sale information, please visit www.Auction.com or call (800) 280-2832