

NOTICE OF SALE

SUPREME COURT COUNTY OF QUEENS

US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR JPMORGAN ALTERNATIVE
LOAN TRUST 2007-S1, Plaintiff

AGAINST

ANA MARTE, ET AL., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered February 2, 2022, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, on the second floor in Courtroom 25, 88-11 Sutphin Boulevard, Jamaica, New York on October 11, 2024 at 10:00AM, premises known as 160-16 78th Avenue, Fresh Meadows, NY 11366. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the 3rd Ward of the Borough and County of Queens, City and State of New York, Block: 6840 Lot: 13. Approximate amount of judgment \$862,592.47 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #703777/2021. The aforementioned auction will be conducted in accordance with the QUEENS County COVID-19 Protocols located on the Office of Court Administration (OCA) website (<https://ww2.nycourts.gov/Admin/oca.shtml>) and as such all persons must comply with social distancing, wearing masks and screening practices in effect at the time of this foreclosure sale.

Austin I. Idehen, Esq., Referee

Fein, Such & Crane, LLP

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