

REFEREE'S NOTICE OF SALE IN FORECLOSURE**SUPREME COURT - COUNTY OF KINGS**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR ADJUSTABLE RATE MORTGAGE TRUST 2005-12, ADJUSTABLE RATE MORTGAGE BACKED PASS THROUGH CERTIFICATES, SERIES 2005-12, Plaintiff - against - VALERIE ROPER, et al Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale entered on November 1, 2018. I, the undersigned Referee will sell at public auction in room 224 of the Kings County Supreme Court, 360 Adams Street, Brooklyn, NY 11201 on the 7th day of November, 2024 at 2:30 PM. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough of Brooklyn, County of Kings, City and State of New York.

Premises known as 1248E 38th St., Brooklyn, NY 11210.

(Block: 7637, Lot: 54)

Approximate amount of lien \$455,513.15 plus interest and costs.

Premises will be sold subject to provisions of filed judgment and terms of sale.

Index No. 503740/2013. William D. Bowman, Esq., Referee.

Stein, Wiener & Roth LLP

Attorney(s) for Plaintiff

1400 Old Country Road, Suite 315

Westbury, NY

Tel. 516/742-1212

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

Dated: September 10, 2024

During the COVID-19 health emergency, bidders are required to comply with all governmental health requirements in effect at the time of sale including but not limited to, wearing face coverings and maintaining social distancing (at least 6-feet apart) during the auction, while tendering deposit and at any subsequent closing. Bidders are also required to comply with the Foreclosure Auction Rules and COVID-19 Health Emergency Rules issued by the Supreme Court of this County in addition to the conditions set forth in the Terms of Sale.

AFFIDAVIT OF MAILING

Deanna DeLessio, the undersigned, affirms pursuant to CPLR §2104, as follows:

That deponent is not a party to the action, is over 18 years of age and is an employee of Stein, Weiner & Roth, LLP.

That on September 13, 2024, deponent served a true copy of the Notice of Sale upon:

Valerie Roper
1248E 38th St
Brooklyn, NY 11210

Valerie Roper
33 Grant Ave
East Orange, NJ 07017

Valerie Roper
10 Hilton Avenue
Maplewood, NJ 07040

Valerie Roper
4007 Mallard Creek Circle, Apt. 1
Midlothian, VA 23112

Bernice King
1248 East 38th Street
Brooklyn, NY 11210

Bernice King
107 Lindenwood Lane
Kissimmee, FL 34743

Lynn Simon
1248E 38th St
Brooklyn, NY 11210

Raymond Radow, Esq.
Radow Law Group, P.C.
Attorney for Defendants
Valerie Roper, Bernice King
And Lynn Simon
1010 Northern Boulevard, Suite 304
Great Neck, NY 11021

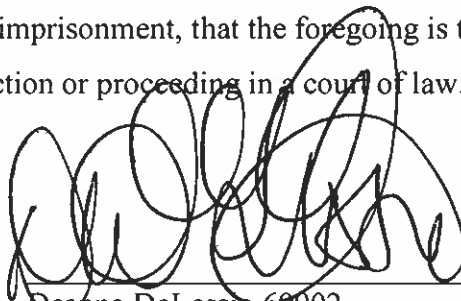
New York City Environmental Control Board
100 Church Street, 1st Floor
New York, NY 10007

Hogan Lovells US LLP
Attorney for Plaintiff
875 Third Avenue
New York, NY 10022

William D. Bowman, Esq., Referee
245 N. Main St, #43
New City, NY 10956

in this action, at the address indicated and designated for that purpose by depositing true copies of same enclosed in a post-paid properly addressed wrapper, in – a post office – depository under the exclusive care and custody of the United States Post Office Department within the State of New York.

I affirm this 13th day of September, 2024, under penalties of perjury under the laws of New York, which may include a fine or imprisonment, that the foregoing is true, and I understand that this document may be filed in an action or proceeding in a court of law.

A handwritten signature in black ink, appearing to read 'Deanna DeLessio', is written over a horizontal line.

Deanna DeLessio 69902