

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF QUEENS

PROF-2013-S3 LEGAL TITLE TRUST IV, BY U.S.
BANK NATIONAL ASSOCIATION, AS LEGAL TITLE
TRUSTEE,

**NOTICE OF SALE IN
FORECLOSURE**

Plaintiff,

v.

DEBORAH FERGUSON A/K/A DEBORAH E.
FERGUSON, ET AL,

Defendant.

PLEASE TAKE NOTICE THAT

In pursuance of a Judgment of Foreclosure and Sale entered in the Office of the County Clerk of Queens County on July 02, 2019, I, Mark J. Keller, Esq. the Referee named in said Judgment, will sell in one parcel at public auction on March 31, 2023 at The Steps Outside the Queens County Supreme Court, 88-11 Sutphin Boulevard, Queens, NY, County of Queens, State of New York, at 12:15 PM the premises described as follows:

10226 188th St
Hollis, NY 11423
SBL No: BLOCK: 10366 Lot: 22

ALL THAT TRACT OR PARCEL OF LAND situate in the County of Queens, City and State of New York.

The premises are sold subject to the provisions of the filed judgment, Index No. 712380/2015 in the amount of \$284,555.15 plus interest and costs.

The aforementioned auction will be conducted in accordance with the Court System's COVID-19 mitigation protocols and as such all persons must comply with social distancing, wearing masks and screening practices in effect at the time of this foreclosure sale.

Kristin M. Bolduc
Woods Oviatt Gilman LLP
Plaintiff's Attorney
500 Bausch & Lomb Place
Rochester, NY 14604
Tel.: 855-227-5072

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