

SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF QUEENS

DEUTSCHE BANK TRUST COMPANY  
AMERICAS, AS TRUSTEE FOR  
RESIDENTIAL ACCREDIT LOANS, INC.,  
MORTGAGE ASSET-BACKED  
PASS-THROUGH CERTIFICATES,  
SERIES 2007-QA3,

-against-

HOLLY CIVITELLA, ET AL.

**NOTICE OF SALE**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in the Office of the Clerk of the County of Queens on August 30, 2023, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS, AS TRUSTEE FOR RESIDENTIAL ACCREDIT LOANS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-QA3 is the Plaintiff and HOLLY CIVITELLA, ET AL. are the Defendant(s). I, the undersigned Referee will sell at public auction RAIN OR SHINE on the COURTHOUSE STEPS OF THE QUEENS COUNTY COURTHOUSE, 88-11 SUTPHIN BLVD., JAMAICA, NY 11435, on November 8, 2024 at 10:00AM, premises known as 11423 SUTTER AVENUE, SOUTH OZONE PARK, NY 11420; and the following tax map identification: 11707-9.

**ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, SITUATE, LYING AND BEING IN THE BOROUGH AND COUNTY OF QUEENS, CITY AND STATE OF NEW YORK**

Premises will be sold subject to provisions of filed Judgment Index No.: 707659/2019. Kristen Jean Dubowski, Esq. - Referee. Robertson, Anschutz, Schneid, Crane & Partners, PLLC 900 Merchants Concourse, Suite 310, Westbury, New York 11590, Attorneys for Plaintiff. **All foreclosure sales will be conducted in accordance with Covid-19 guidelines including, but not limited to, social distancing and mask wearing. \*LOCATION OF SALE SUBJECT TO CHANGE DAY OF IN ACCORDANCE WITH COURT/CLERK DIRECTIVES.**



19-261027 - StM

