

NOTICE OF SALE SUPREME COURT BRONX COUNTY

U.S. BANK NATIONAL ASSOCIATION, TRUSTEE FOR VELOCITY COMMERCIAL CAPITAL LOAN TRUST 2020-02, Plaintiff against

1436-3 OUTLOOK AVENUE LLC; ANTHONY FIORINO, et al Defendant(s)

Attorney for Plaintiff(s) McMichael Taylor Gray, LLC, 28 Corporate Drive, Suite 104, Halfmoon, NY 12065.

Pursuant to a Judgment of Foreclosure and Sale entered January 22, 2024, I will sell at public auction to the highest bidder at the Bronx County Courthouse, Courtroom 711 at 851 Grand Concourse, Bronx, New York on February 24, 2025 at 2:15 PM. Premises known as 1436 Outlook Avenue, Unit 1436-3, Bronx, NY 10465. Block 5417 Lot 1073. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough and County of Bronx, City and State of New York. Approximate Amount of Judgment is \$419,833.81 plus interest, fees, and costs. Premises will be sold subject to provisions of filed Judgment Index No 36251/2020E.

The foreclosure sale will be conducted in accordance with 12th Judicial District's Covid-19 Policies and the Bronx County foreclosure auction rules. The Referee shall enforce any rules in place regarding facial coverings and social distancing.

William Forero, Esq., Referee

File # 21-001005-01