

REFEREE'S NOTICE OF SALE IN FORECLOSURE

SUPREME COURT - COUNTY OF KINGS

THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE (CWMBS 2007-J2), Plaintiff - against - EUGENE A. FERRARA, et al Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale entered on July 2, 2019, 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 12th day of September, 2024 at 2:30 PM. All that certain plot, piece or parcel of land, situate, lying and being in the County of Kings, Block 8414, Lot 5, having the Street address 7315 Avenue U, Brooklyn, New York.

Premises known as 7315 Avenue U, Brooklyn, New York 11234.

(Block: 8414, Lot: 5)

Approximate amount of lien \$938,437.24 plus interest and costs.

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

Index No. 512015/2018. Dana L. Jenkins, Esq., Referee.

McCalla Raymer Leibert Pierce, LLC

Attorney(s) for Plaintiff

420 Lexington Avenue, Suite 840

New York, NY 10170

Tel. 347/286-7409

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

Dated: June 22, 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.