

**FILL OUT ALL SECTIONS OF THIS FORM BEFORE FILING WITH THE COUNTY CLERK
AND FIDUCIARY CLERK/COURT – MUST BE COMPLETED WITHIN 30 DAYS OF SALE***If this is an E-Filed case, upload this form to NYSCEF as a "Foreclosure Action Surplus Monies Form"***FORECLOSURE ACTION SURPLUS MONIES FORM****SUPREME COURT/COUNTY COURT OF THE STATE OF NEW YORK:****COUNTY OF** Queens

BAYPORT FUNDING, LLC

Index No. 726087/2022

Plaintiff,

-against-

QUEENSWAY BUILDERS LLC; AMEIR AHMAD; LAST CHANCE FUNDING, INC; NEW
YORK STATE DEPARTMENT OF TAXATION & FINANCE; NEW ERA LUMBER INCORP
d/b/a NEW ERA INDUSTRIES; NEW ERA LUMBER INDUSTRIES; HFH CAPITAL FUNDING
LLC; ROC FUNDING GROUP; NEW YORK ENVIRONMENTAL CONTROL BOARD

Defendant.

MORTGAGED PROPERTY:235-05 Bentley Road, Rosedale, NY
11422**COUNTY:** Queens**SBL #:** Block 13733 Lot 25**Sale Date:** 01/24/2025**A. To be completed by the Referee**

- Final Judgment Amount per Judgment: \$ \$507,923.44
- Adjusted Judgment Amount (Upset Price): \$ 100,000
(This is the total amount due to the bank after post-sale disbursements, fees, taxes, utilities, etc.)
- Sale Price: \$ 110,000
(To calculate if there is a surplus, subtract the higher of line 1 or line 2 from line 3 and enter any surplus on line 4)
- Surplus Amount (enter \$0.00 if no surplus) \$ _____
***If there are surplus funds, attach proof/receipt that the surplus amount was deposited with the
Treasurer, Comptroller, Commissioner of Finance, Clerk of Court, etc.*

Referee's TOTAL compensation awarded/fees
earned in this matter: \$ _____Referee Name: Lawrence LitwackTelephone: 718-428-6100Address: 4240 Bell Blvd, Bayside, NY 11361Email: LARRY@BIGAPPLEABSTRACT.COMSignature/Date: Lawrence V. Litwack 1/24/25**If plaintiff is also the purchaser, complete both B. and C.***B. To be completed by Plaintiff's Rep.**Name: CRISTINE DeAngelisAddress: 1875 GREENWOOD LNEAST MEADOW NY 11554

Telephone: _____

Email: _____

Signature/Date: Cristi DeAngelis 1/24/25**C. To Be Completed by Purchaser**Name: New Shaikat Realty LLCAddress: 7319 31st AveEast Elmhurst, NY 11370Telephone: 718 864-2083

Email: _____

Signature/Date: X [Signature] 1/24/25