

**NOTICE OF SALE**

SUPREME COURT: RICHMOND COUNTY. NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Pltf. vs. KA HOU UNG, et al, Defts. Index #135193/2023. Pursuant to judgment of foreclosure and sale entered Jan. 7, 2025, I will sell at public auction in Room 112 of the Richmond County Courthouse, 18 Richmond Terrace, Staten Island, NY on April 17, 2025 at 10:00 a.m. premises k/a 132A Lamped Loop, Unit 84, Staten Island, NY 10314 a/k/a Block 2401, Lot 1366. Known and designated as Unit No. 86 together with 1.30% undivided interest in the common elements of the condominium hereinafter described as the same is defined in the declaration of condominium hereinafter referred to. The real Property above described is a unit shown on the plans of a condominium prepared and certified by DiFiore & Giacobbe, A.I.A., and filed in the Office of the Register of the Borough of Staten Island, Richmond County on the 25<sup>th</sup> day of April 1986, as File No. 81 as defined in the Declaration of Condominium entitled Honey Bee Condominium II, made by Amour Estates, Inc., under Article 9-B of the New York Real Property Law, dated April 25, 1986, and recorded in the Office of the Register of Richmond County on the 16<sup>th</sup> day of June, 1986, in Reel 64 at page 2007. Approximate amount of judgment is \$384,897.66 plus costs and interest. Sold subject to terms and conditions of filed judgment and terms of sale. CHRISTOPHER BENBOW, Referee. HILL WALLACK LLP, Attys. for Pltf., 261 Madison Avenue, 9<sup>th</sup> Fl, Suite 940, New York, NY 10016. File No. 20292-1833 - #102134