

## FORECLOSURE AUCTION SURPLUS MONIES FORM

SUPREME COURT OF THE STATE OF NEW YORK  
QUEENS COUNTY

JP Morgan

Plaintiff(s),

-against-

Emanuel

Defendant(s),

Part

35

Hon.

Timothy J. Duffian

Index No

705904/23

Date

1/10/25

**A. To be completed by Court Clerk**

Amount of final judgement of foreclosure:

\$ 512,624.91

Upset Price(supplied by bank's representative on day of auction):

\$ 450,000.00

Sale price of property:

\$ 1,000.00

**B. To be completed by Referee conducting the sale (please print)**

Name:

James Joh

Telephone:

516 817 0188

Address:

3000 Marcus Ave, suite 3W 8 Lakeside NY 11042

Signature and Date:

[Signature] 1/10/2025

**C. To be completed by Plaintiff's Representative**

Name (please print)

Suzanne Mango AS Agent

Address

201 Old Country Rd  
Melville NY 11747  
631 870 1005

Telephone

Signature and Date

Suzanne Mango AS Agent

**D. To be completed by purchaser**

Name (please print)

Plaintiff

Address

Telephone

Signature and Date

\*\*Referee must file Report of Sale with County Clerk's Office within thirty days after completing the sale and executing the proper conveyance to the purchaser. If not done so within 90 days of sale, please contact the Foreclosure Department at [qscforeclosureauctions@nycourts.gov](mailto:qscforeclosureauctions@nycourts.gov)