

## **NOTICE OF SALE**

SUPREME COURT COUNTY OF QUEENS, DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE HOLDERS OF THE FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF5, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF5, Plaintiff, vs. OLGA GIBBONS-SMITH, ET AL., Defendant(s).

Pursuant to an Order Confirming Referee Report and Judgment of Foreclosure and Sale duly entered on December 4, 2019 and a Decision + Order on Motion duly entered on January 16, 2024, I, the undersigned Referee will sell at public auction on the outside steps of the Queens County Supreme Court, 88-11 Sutphin Boulevard, Jamaica, NY 11435 on May 17, 2024 at 10:00 a.m., premises known as 116 Audley Street, Kew Gardens, NY 11415. 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 Queens, City and State of New York, Block 3325 and Lot 36. Approximate amount of judgment is \$1,718,583.53 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #710750/2016. The Referee shall comply with the Eleventh Judicial District's COVID-19 policies concerning public auctions of foreclosed properties. These policies, along with the Queens County Foreclosure's Auction Rules, can be found on the Queens Supreme Court - Civil Term website.

Dominic Louis Chiariello, Esq., Referee

Eckert Seamans Cherin & Mellott, LLC, 10 Bank Street, Suite 700, White Plains, New York 10606,  
Attorneys for Plaintiff