

**NOTICE OF SALE**

SUPREME COURT COUNTY OF RICHMOND, HSBC BANK USA. N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN ALTERNATIVE LOAN TRUST 2007-A1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-A1, Plaintiff, vs. AJITH P. WITHANACHCHI A/K/A AJITH P. WITHANACHICHI A/K/A AJITH WITHANACHICHI, ET AL., Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale duly entered on September 17, 2018, I, the undersigned Referee will sell at public auction at the Richmond County Courthouse, Courtroom 112, 18 Richmond Terrace, Staten Island, NY 10301 on December 19, 2024 at 10:00 a.m., premises known as 60 Avon Place, Staten Island, NY 10304. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough of Staten Island, County of Richmond, City and State of New York, Block 576 and Lot 66. Approximate amount of judgment is \$908,814.40 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #130847/2013.

Jamie Minchew, Esq., Referee

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