

NOTICE OF SALE

SUPREME COURT COUNTY OF QUEENS

MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff

AGAINST

ROBERTA EVANS AS EXECUTRIX TO THE ESTATE OF FRANCES EVANS, ET AL.,
Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered April 5, 2024, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, on the second floor in Courtroom 25, 88-11 Sutphin Boulevard, Jamaica, New York on January 31, 2025 at 10:00AM, premises known as 223-10 131st Avenue, Laurelton, NY 11413. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Borough of Queens, County of Queens, City and State of New York, Block 12933, Lot 49. Approximate amount of judgment \$524,629.18 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #715494/2019. The aforementioned auction will be conducted in accordance with the QUEENS County COVID-19 mitigation protocols and as such all persons must comply with social distancing, wearing masks and screening practices in effect at the time of this foreclosure sale.

Scott H. Siller, Esq., Referee

Gross Polowy, LLC

1775 Wehrle Drive

Williamsville, NY 14221

17-003652