

NOTICE OF SALE

SUPREME COURT COUNTY OF RICHMOND, US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE VRMTG ASSET TRUST, Plaintiff, vs. MICHAEL S. GIBSON, ET AL., Defendant(s).

Pursuant to an Order Confirming Referee Report and Judgment of Foreclosure and Sale duly entered on January 8, 2019 and an Order duly entered on July 1, 2024, I, the undersigned Referee will sell at public auction at the Richmond County Courthouse, Courtroom 112, 18 Richmond Terrace, Staten Island, NY 10301 on September 26, 2024 at 10:00 a.m., premises known as 14 Monterey Avenue, Staten Island, NY 10312. 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 5642 and Lot 97. Approximate amount of judgment is \$592,478.08 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #135462/2014.

Timothy Michael O'Donovan, Esq., Referee

Friedman Vartolo LLP, 85 Broad Street, Suite 501, New York, New York 10004, Attorneys for Plaintiff

Firm File No: 233101-1