

NOTICE OF SALE

SUPREME COURT COUNTY OF QUEENS, U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST, Plaintiff, vs. PRIVTHI RAJ ARORA, ET AL., Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale duly entered on September 17, 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, NY 11435 on December 6, 2024 at 10:00 a.m., premises known as 58-22 84th Street, Middle Village, NY 11379. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Second Ward of the Borough and County of Queens, City and State of New York, Block 2910 and Lot 15. Approximate amount of judgment is \$506,887.06 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #704877/2019.

Lois M. Vitti, Esq., Referee

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

Firm File No.: 231611-1