

NOTICE OF SALE

SUPREME COURT COUNTY OF NEW YORK, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE AS SUCCESSOR BY MERGER TO LASALLE BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR WAMU MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR13 TRUST, Plaintiff, vs. DAHLIA DAMAS, THE PUBLIC ADMINISTRATOR OF NEW YORK COUNTY, AS LIMITED ADMINISTRATOR OF THE ESTATE OF GUITI MIODOWNIK BENADON, ET AL., Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale and Decision + Order on Motion duly entered on November 13, 2024, I, the undersigned Referee will sell at public auction in Room 130 of the New York County Courthouse, 60 Centre Street, New York, NY 10007 on April 30, 2025 at 2:15 p.m., premises known as 55 Wall Street, Unit 735, New York, NY 10005. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough of Manhattan, City, County and State of New York, Block 27 and Lot 1067 together with an undivided 0.3251 percent interest in the Common Elements. Approximate amount of judgment is \$730,474.85 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #850117/2016.

Roberta Ashkin, Esq., Referee

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