

SUPREME COURT THE STATE OF NEW YORK:  
COUNTY OF QUEENS

-----X  
HSBC BANK USA, NATIONAL  
ASSOCIATION, AS INDENTURE TRUSTEE  
FOR REGISTERED NOTEHOLDERS OF  
RENAISSANCE HOME EQUITY LOAN  
TRUST 2006-4,

Index No: 714013/2019

NOTICE OF SALE

Plaintiff.

-against-

DELORES MILLER A/K/A DELORES E.  
MILLER  
DONNETTE L. MILLER A/K/A DONNETTE  
MILLER  
LORRAINE MILLER  
KAREN MILLER  
NEW YORK CITY ENVIRONMENTAL  
CONTROL BOARD  
NEW YORK CITY CAMPAIGN FINANCE  
BOARD  
NEW YORK CITY PARKING VIOLATIONS  
BUREAU, JANE DOE

Defendants.

-----X  
TAKE NOTICE that the within is a true copy of a Notice of Sale for 18715 Tioga

Drive a/k/a 187-15 Tioga Drive, Saint Albans, New York 11412 in QUEENS County.

McCABE, WEISBERG & CONWAY, LLC

Dated: December 12, 2024  
Melville, NY

By: \_\_\_\_\_  
MELISSA A. SPOSATO, ESQ.  
Attorneys for Plaintiff  
One Huntington Quadrangle, Suite 4N25  
Melville, NY 11747  
(631) 812-4084  
(855) 845-2584 facsimile

To:

DELORES MILLER A/K/A DELORES E. MILLER  
18715 TIOGA DRIVE A/K/A 187-15 TIOGA DRIVE  
SAINT ALBANS, NEW YORK 11412

DONNETTE L. MILLER A/K/A DONNETTE MILLER  
18715 TIOGA DRIVE A/K/A 187-15 TIOGA DRIVE  
SAINT ALBANS, NEW YORK 11412

LORRAINE MILLER  
8740 NW 40TH ST., APT. 204  
CORAL SPRINGS, FLORIDA 33065

KAREN MILLER  
18715 TIOGA DRIVE A/K/A 187-15 TIOGA DRIVE  
SAINT ALBANS, NEW YORK 11412

NEW YORK CITY ENVIRONMENTAL CONTROL BOARD  
100 CHURCH STREET  
NEW YORK, NEW YORK 10007

NEW YORK CITY CAMPAIGN FINANCE BOARD  
100 CHURCH STREET  
NEW YORK, NEW YORK 10007

NEW YORK CITY PARKING VIOLATIONS BUREAU  
100 CHURCH STREET  
NEW YORK, NEW YORK 10007

JANE DOE  
18715 TIOGA DRIVE A/K/A 187-15 TIOGA DRIVE  
SAINT ALBANS, NEW YORK 11412

Jjais A. Forde, Esq., Referee  
814 W. Merrick Road  
Valley Stream, New York 11580

NOTICE OF SALE  
SUPREME COURT - COUNTY OF QUEENS

HSBC BANK USA, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR  
REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2006-4  
Plaintiff,

Against

DELORES MILLER A/K/A DELORES E. MILLER, DONNETTE L. MILLER A/K/A  
DONNETTE MILLER, LORRAINE MILLER, KAREN MILLERL; et al,

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 09/24/2024, I, the undersigned Referee, will sell at public auction, at Queens County Supreme Courthouse located at 88-11 Sutphin Boulevard, Jamaica, NY, on the second floor in Courtroom 25, on 1/10/2025 at 10:00AM, premises known as 18715 Tioga Drive A.K.A. 187-15 Tioga Drive, Saint Albans, New York 11412, And Described As Follows:

ALL that certain plot piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough and County of Queens, City and State of New York.

Block 10399 Lot 9

The approximate amount of the current Judgment lien is \$437,035.02 plus interest and costs. The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and Sale; Index #714013/2019

Jjais A. Forde, Esq., Referee.

MCCABE, WEISBERG & CONWAY, LLC, 10 MIDLAND AVENUE, SUITE 205, PORT  
CHESTER, NY 10573

Dated: 11/11/2024 File Number: 19-300270 mbayram

**Index No. 714013/2019**

**SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF QUEENS**

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HSBC BANK USA, NATIONAL ASSOCIATION, AS  
INDENTURE TRUSTEE FOR REGISTERED NOTEHOLDERS  
OF RENAISSANCE HOME EQUITY LOAN TRUST 2006-4,

**PLAINTIFF,**

**-AGAINST-**

DELORES MILLER A/K/A DELORES E. MILLER  
DONNETTE L. MILLER A/K/A DONNETTE MILLER  
LORRAINE MILLER  
KAREN MILLER  
NEW YORK CITY ENVIRONMENTAL CONTROL BOARD  
NEW YORK CITY CAMPAIGN FINANCE BOARD  
NEW YORK CITY PARKING VIOLATIONS BUREAU, JANE  
DOE

**DEFENDANTS.**

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**NOTICE OF SALE**

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**McCABE, WEISBERG & CONWAY, LLC**

Attorneys for PLAINTIFF  
One Huntington Quadrangle, Suite 4N25  
Melville, NY 11747  
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