

SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF QUEENS

CITIMORTGAGE, INC.

Plaintiff,

-against-

KIM C. JOHNSON, SEAN T. RAY, NEW YORK CITY  
PARKING VIOLATIONS BUREAU, CRIMINAL  
COURT OF THE CITY OF NEW YORK, NEW YORK  
STATE DEPARTMENT OF TAXATION AND FINANCE,  
NEW YORK CITY ENVIRONMENTAL CONTROL  
BOARD, FREDDIE MAC AND/OR ITS ASSIGNS C/O  
WACHOVIA MULTIFAMILY CAPITAL, CARMEN  
PACHECO and MICHAEL HARE,

**INDEX # 700833/2022**

**NOTICE OF SALE**

Pursuant to a Judgment of Foreclosure and Sale entered on October 18th, 2019 within is a copy  
of the Notice of Sale for the above captioned matter.

Dated: Manhasset, New York  
February 24, 2023

David A. Gallo & Associates LLP

/s/ Frank A. Morrone, Esq

Frank A. Morrone

Attorney for Plaintiff  
47 Hillside Avenue - 2nd Floor Manhasset,  
NY 11030

TO RACHEL BLUMENFELD, ESQ.  
*ATTORNEY FOR DEFENDANT: KIM C. JOHNSON*  
26 COURT STREET, SUITE 2400  
BROOKLYN, NY 11242

SEAN T. RAY  
827 VALLEY STREET, 2<sup>ND</sup> FLOOR  
VAUXHALL, NJ 07088

MARK KELLER, ESQ.  
*REFEREE*  
90-27 SUTPHIN BLVD, STE 402  
JAMAICA, NY 11435

MICHEAL HARE  
127 14 172ND STREET,  
JAMAICA, NY 11434

## SUPREME COURT - COUNTY OF QUEENS

CITIMORTGAGE, INC., Plaintiff -against- KIM C. JOHNSON A/K/A KIM JOHNSON, et al

Defendant(s). Pursuant to a Judgment of Foreclosure and Sale entered herein and dated October 4, 2019, I, the undersigned Referee will sell at public auction on the courthouse steps of the Queens Supreme Court, located at 88-11 Sutphin Boulevard, Jamaica, NY on June 2, 2023 at 11:30 a.m. premises situate, lying and being in the Borough and County of Queens, City and State of New York, bounded and described as follows: BEGINNING at a point on the Southwesterly side of 172nd Street, distant the following courses and distances from the corner formed by the intersection of the Southwesterly side of 172nd Street and the Southeasterly side of Baisley Boulevard; 1. Southeasterly along the Southwesterly side of 172nd Street distance at 140 feet; 2. Along a curve bearing to the left having a radius of 100 feet, an arc length of 121.33 feet to the point of a reverse curve; 3. Along a curve bearing to the right and having a radius of 100 feet an arc length of 116.36; 4. Southeasterly along the Southwesterly side of 172nd Street a distance of 118.95 feet to the true point or place of beginning; being a plot 80 feet by 20 feet by 80 feet by 20 feet.

Block: 12529 Lot: 253

All bidders must wear a face mask/shield at all times and social distancing must be observed by all bidders at all times. Bidders who do not comply with the face mask and/or the social distancing mandate will be removed from the auction.

Said premises known as 127-14 172ND STREET, JAMAICA, NY

Approximate amount of lien \$1,064,078.63 plus interest & costs.

Premises will be sold subject to provisions of filed Judgment and Terms of Sale.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

Index Number 700833/2022.

MARK J. KELLER, ESQ., Referee

David A. Gallo & Associates LLP

Attorney(s) for Plaintiff

47 Hillside Avenue, 2nd Floor, Manhasset, NY 11030

File# 7982.166

{\* NYLJ\*}

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SUPREME COURT OF THE STATE OF NEW YORK  
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Plaintiff,

-against-

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Defendant(s)

**NOTICE OF SALE**

**DAVID A. GALLO & ASSOCIATES LLP**

Attorneys for Plaintiff  
47 Hillside Avenue - 2nd Floor  
Manhasset, NY 11030  
Our file #: 7982.166

To:

Attorney(s) for

Service of a copy of the within \_\_\_\_\_ is hereby admitted.

Dated: \_\_\_\_\_

Attorney's for: \_\_\_\_\_

Sir:-Please take notice

☐ NOTICE OF ENTRY

that the within is a (certified) true copy of a  
duly entered in the office of the clerk of the within named court on \_\_\_\_\_ 2023

☐ NOTICE OF SETTLEMENT

that an order \_\_\_\_\_ of which the within is a true copy will be presented for  
settlement to the HON. \_\_\_\_\_ one of the judges

of the within named court, at

on \_\_\_\_\_ 2023 at \_\_\_\_\_ M.

Dated,

Yours, etc.

DAVID A. GALLO & ASSOCIATES LLP

Office & P.O. Address

47 Hillside Avenue - 2nd Floor

Manhasset, NY 11030