

NOTICE OF SALE

SUPREME COURT COUNTY OF QUEENS, MTGLQ INVESTORS, L.P., Plaintiff, vs. MATTHEW ROSIO, ET AL., Defendant(s).

Pursuant to an Order Confirming Referee Report and Judgment of Foreclosure and Sale and Amending the Plaintiff Name duly entered on March 4, 2020 and an Order to Substitute Bank duly entered on March 5, 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 October 4, 2024 at 10:00 a.m., premises known as 87-37 Union Turnpike a/k/a 8737 Union Turnpike, Glendale, NY 11385. 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 3847 and Lot 10. Approximate amount of judgment is \$396,107.77 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #713235/2015.

Gregory J. Newman, Esq., Referee

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

Firm File No. 201394-1