

## SUPREME COURT - COUNTY OF KINGS

CITIMORTGAGE, INC., Plaintiff -against- LYNETTE WELCH, DAVID WELCH, NIGEL KINGSTON, et al Defendant(s). Pursuant to a Judgment of Foreclosure and Sale entered herein and dated October 19, 2017, I, the undersigned Referee will sell at public auction at the Kings County Supreme Court, located at 360 Adams Street, Room 224, Brooklyn, NY 11201 on September 12, 2024 at 2:30 p.m. premises situate, lying and being in the City and State of New York, County of Kings and more particularly bounded and described as follows: BEGINNING at a point on the westerly side of Georgia Avenue, distant 20 feet 6 inches southerly from the corner formed by the intersection of the southerly side of Riverdale Avenue and the westerly side of Georgia Avenue; being a plot 100 feet by 25 feet 6 inches by 100 feet by 25 feet 6 inches. Block: 3837 Lot: 33

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 554 GEORGIA AVENUE, BROOKLYN, NY 11207

Approximate amount of lien \$930,827.15 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 21316/2009.

HARVEY A. HERBERT, ESQ., Referee

David A. Gallo & Associates LLP

Attorney(s) for Plaintiff

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

File# 7982.116

{\* home reporter\*}