

## NOTICE OF SALE SUPREME COURT BRONX COUNTY

U.S. BANK N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2006-WMC4 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-WMC4, Plaintiff against

CARLOS BAEZ A/K/A CARLOS BAEZ JR., et al Defendant(s)

Attorney for Plaintiff(s) Fein Such & Crane, LLP, 28 East Main Street, Suite 1800, Rochester, NY 14614.

Pursuant to a Judgment of Foreclosure and Sale entered October 25, 2018, and Amended on December 16, 2024 I will sell at public auction to the highest bidder at the Bronx County Courthouse, Courtroom 711 at 851 Grand Concourse, Bronx, New York on April 21, 2025 at 2:15 PM. Premises known as 1828 Waterloo Place, Bronx, NY 10460. Block 2958 Lot 77. All that certain plot, piece or parcel of land, situate, lying and being in the Borough and County of Bronx, City and State of New York. Approximate Amount of Judgment is \$452,674.36 plus interest, fees, and costs. Premises will be sold subject to provisions of filed Judgment Index No 32130/2017E.

The foreclosure sale will be conducted in accordance with 12th Judicial District's Covid-19 Policies and the Bronx County foreclosure auction rules. The Referee shall enforce any rules in place regarding facial coverings and social distancing.

Alberto Torres, Esq., Referee

File # SPSJN360