

**FILL OUT ALL SECTIONS OF THIS FORM BEFORE FILING WITH THE COUNTY CLERK
AND FIDUCIARY CLERK/COURT – MUST BE COMPLETED WITHIN 30 DAYS OF SALE**

If this is an E-Filed case, upload this form to NYSCEF as a "Foreclosure Action Surplus Monies Form"

FORECLOSURE ACTION SURPLUS MONIES FORM

SUPREME COURT/COUNTY COURT OF THE STATE OF NEW YORK:

COUNTY OF QUEENS

MORGAN STANLEY MORTGAGE LOAN TRUST 2006-1AR, U.S. BANK
NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO
BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR
BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE,

Plaintiff,

-against-

MARY VENTOUR; et al.,

Defendant.

Index No. 726363/2022

MORTGAGED PROPERTY:

133 -24 130TH PLACE, SOUTH OZONE
PARK, NY 11420

COUNTY: QUEENS

SBL #: Section: , Block: 11789, Lot: 42

Sale Date: January 10, 2025

A. To be completed by the Referee

1. Final Judgment Amount per Judgment: \$ 901,108.57

2. Adjusted Judgment Amount (Upset Price): \$ _____

(This is the total amount due to the bank after post-sale disbursements, fees, taxes, utilities, etc.)

3. Sale Price: \$ ~~837,250.00~~ 840,000.00

(To calculate if there is a surplus, subtract the higher of line 1 or line 2 from line 3 and enter any surplus on line 4)

4. Surplus Amount (enter \$0.00 if no surplus) \$ 0.00

***If there are surplus funds, attach proof/receipt that the surplus amount was deposited with the
Treasurer, Comptroller, Commissioner of Finance, Clerk of Court, etc.*

Referee's TOTAL compensation awarded/fees
earned in this matter:

\$ ~~750.00~~ 1,100.00

Referee Name: Joyce A. Brown

Telephone: 914-668-8984

Address: 40 Rockridge Road Mount Vernon, NY 10552

Email: joycebrowneseq@yahoo.com

Signature/Date: _____

**If plaintiff is also the purchaser, complete both B. and C.*

B. To be completed by Plaintiff's Rep.

Name: [Signature]

Address: 900 Merchants Concourse, Suite 310
Westbury, NY 11590

Telephone: (516) 280-7675 (Ext. 55898)

Email: bcook@raslg.com

Signature/Date: 2/7/2025

C. To Be Completed by Purchaser

Name: Suresh Samwara

Address: 107-32 87th Street
Ozone Park NY 11417

Telephone: 718-843-4727

Email: S.Samwara@gmail.com

Signature/Date: [Signature]