

**NOTICE OF SALE**

SUPREME COURT: RICHMOND COUNTY. SOF RICHMOND RD LLC, Pltf. vs. PAGE AVE PARTNERS LLC, et al, Defts. Index #152352/2022. Pursuant to judgment of foreclosure and sale entered March 13, 2024, I will sell at public auction in Room 112 of the Richmond County Courthouse, 18 Richmond Terrace, Staten Island, NY on June 12, 2025 at 10:00 a.m. premises k/a Richmond Valley Road a/k/a 1 Nassau Place, Staten Island, NY 10309 a/k/a Block 7971, Lot 66. Said property beginning at a point, said point being the corner formed by the intersection of the southerly line of Richmond Valley Road and the easterly line of Page Avenue; Thence SE for a distance of 112.46 ft., along the southerly line of Richmond Valley Road, to a point; Thence SE for a distance of 181.41 ft., continuing along said Richmond Valley Road, to a point; Thence SE for a distance of 154.27 ft., continuing along said Richmond Valley Road to a point; Thence NE for a distance of 70.12 ft. to a point on the southerly line of Richmond Valley Road; Thence SE for a distance of 223.07 ft. to a point; Thence NW for a distance of 466.42 ft. to a point on the easterly line of Page Avenue; Thence NW for a distance of 300.86 ft., along the easterly line of Page Avenue, to the point or place of Beginning. Approximate amount of judgment is \$4,489,980.00 plus costs and interest. Sold subject to terms and conditions of filed judgment and terms of sale. CHARLES DESTEFANO, Referee. JASPAN SCHLESINGER NARENDRAN, LLP, Attys. for Pltf., 300 Garden City Plaza, Garden City, NY 11530. #102285