

NOTICE OF SALE

SUPREME COURT - COUNTY OF QUEENS.

RIVKA KESSERMAN, et. al. Plaintiffs -against- 110-19 101ST LLC AND ALI ELMALIKI, Defendant.

Pursuant to a Judgment of Foreclosure and Sale dated December 6, 2019 and entered on December 18, 2019, and an Order Amending Judgement of Foreclosure dated July 15, 2024 and entered on July 17, 2024, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, 88-11 Sutphin Blvd., in Courtroom # 25, Jamaica, NY on September 13, 2024 at 11:00 a.m. premises situate, lying and being in the Borough and County of Queens, City and State of New York, known and designated on the tax map of the County of Queens as Block: 9412, Lot: 43 and by its street address of 110-19 101ST AVENUE, RICHMOND HILL, NY 11419.

Approximate amount of lien \$570,350.00 plus interest & costs.

Premises will be sold subject to provisions of filed Judgment and Terms of Sale.

Index Number 714175/2016.

SCOTT H. SILLER, ESQ., Referee

Suslovich & Klein LLP

Mark M. Kranz, Esq.

Attorney(s) for Plaintiff

1507 Avenue M, Brooklyn, NY 11230

(718) 382-5700

{* Metro NY*}

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Plaintiffs,

110-19 101 ST LLC and Ali Elmaliki,

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STATE OF NEW YORK)

COUNTY OF KINGS) ss.:

I, the undersigned, being duly sworn, say, I am not a party to the action, am over 18 years of age and am employed at 1507 Avenue M, Brooklyn, New York 11230.

On August 1, 2024, I served the Notice of Sale scheduling a foreclosure in the above action by mailing a copy by first class mail to the following parties as follows:


1. 110-19 101 ST LLC,
Defendant
110-19 101st Avenue
Richmond Hill, New York 11419
2. Ali Elmaliki,
Defendant
85-58 114th Street
Richmond Hill, New York 11418
3. Scott H. Siller, Esq.,
Court appointed substitute referee
706 Equestrian Way
Westbury, New York 11590

4. HELD & HINES, LLP
Attention: Marc Held, Esq.
Former attorneys for Defendants,
110-19 101 ST LLC and
Ali Elmaliki
2004 Ralph Avenue
Brooklyn, New York 11234



Mark M. Kranz

Sworn to be before me on this
1st day of August, 2024



Notary Public

JACOB SUSLOVICH
NOTARY PUBLIC, State of New York
No. 02SU4524913
Qualified in Kings County
Commission Expires March 30, 2026