

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF RICHMOND

HSBC BANK USA, NATIONAL
ASSOCIATION AS TRUSTEE FOR
MORTGAGEIT SECURITIES CORP.
MORTGAGE LOAN TRUST, SERIES
2007-1, MORTGAGE PASS-THROUGH
CERTIFICATES,

-against-

THERESA J. MANZELLA A/K/A
THERESA MANZELLA, ET AL.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in the Office of the Clerk of the County of Richmond on August 20, 2018, wherein HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR MORTGAGEIT SECURITIES CORP. MORTGAGE LOAN TRUST, SERIES 2007-1, MORTGAGE PASS-THROUGH CERTIFICATES is the Plaintiff and THERESA J. MANZELLA A/K/A THERESA MANZELLA, ET AL. are the Defendant(s). I, the undersigned Referee, will sell at public auction at the RICHMOND COUNTY COURTHOUSE, 18 RICHMOND TERRACE, ROOM 112, STATEN ISLAND, NY 10301, on December 5, 2024 at 10:00AM, premises known as 117 PEMBERTON AVE, STATEN ISLAND, NY 10308; and the following tax map identification: 5450-133.

ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, SITUATE, LYING AND BEING IN THE BOROUGH OF STATEN ISLAND, COUNTY OF RICHMOND CITY AND STATE OF NEW YORK

Premises will be sold subject to provisions of filed Judgment Index No.: 135614/2014. Thomas A. Penett, Esq. - Referee. Robertson, Anschutz, Schneid, Crane & Partners, PLLC, 900 Merchants Concourse, Suite 310, Westbury, New York 11590, Attorneys for Plaintiff. **All foreclosure sales will be conducted in accordance with Covid-19 guidelines including, but not limited to, social distancing and mask wearing. *LOCATION OF SALE SUBJECT TO CHANGE DAY OF IN ACCORDANCE WITH COURT/CLERK DIRECTIVES.**



22-056697 - StM

