

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF QUEENS

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NYCTL 1998-2 TRUST, and THE BANK OF NEW: Index No. 715281/2021
YORK MELLON, as Collateral Agent and Custodian for:
the NYCTL 1998-2 TRUST, :

Plaintiffs, :

- against - :

ROBERT T. SCHANZ, HOUSEHOLD FINANCE:
REALTY CORPORATION OF NEW YORK, and NEW:
YORK CITY DEPARTMENT OF FINANCE, :

Defendants. :

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PLEASE TAKE NOTICE, that pursuant to the terms of the Judgment of Foreclosure and Sale (the “Judgment”), issued by the Honorable Kevin J. Kerrigan, Justice of the Supreme Court, the subject property located at NA Beech Avenue, Queens, New York 11355 and designated as Block 5386, Lot 19, has been scheduled for public auction in Courtroom #25 of the Queens County Supreme Court Courthouse, located at 88-11 Sutphin Boulevard, Jamaica, New York 11435, on Friday, May 2, 2025 at 10:00 a.m.

Dated: New York, New York
March 17, 2025

SEYFARTH SHAW LLP
Attorneys for Plaintiffs

By: /s/Gershon Akerman

Gershon Akerman
620 Eighth Avenue
New York, New York 10018
Phone: (212) 218-5500
Fax: (212) 218-5526

To: LAURA GENTILE, ESQ.
Gentile & Associates
Attorneys for Defendant Robert T. Schanz
79 Madison Avenue, 8th Floor
New York, NY 10016

HOUSEHOLD FINANCE REALTY CORPORATION OF NEW YORK
8804 5th Avenue
Brooklyn, New York 11209

NEW YORK CITY DEPARTMENT OF FINANCE
100 Church Street
New York, New York 10007
Attn: Commissioner of Finance

GREGORY J. NEWMAN, ESQ. (REFEREE)
148-55 Hillside Avenue
Jamaica, new York 11435

SUPREME COURT - COUNTY OF QUEENS.

NYCTL 1998-2 TRUST, and THE BANK OF NEW YORK MELLON, as Collateral Agent and Custodian for the NYCTL 1998-2 TRUST, Plaintiffs -against- ROBERT T. SCHANZ, et al. Defendant(s). Pursuant to a Judgment of Foreclosure and Sale entered herein and dated January 24, 2025, I, the undersigned Referee will sell at public auction on Friday, May 2, 2025 at 10:00 a.m., at the Queens County Supreme Courthouse, 88-11 Sutphin Blvd., in Courtroom # 25, Jamaica, NY 11435, or at such other location in the courthouse that the Court may designate for conducting this foreclosure auction, premises situate, lying and being in the Borough and County of Queens, City and State of New York, designated on the Tax Map was on October 1, 1981, being Block 5386 Lot: 19.

Said premises known as NA BEECH AVENUE, QUEENS, NY 11355

Approximate amount of lien \$2,541.61, through April 30, 2024, plus interest fees & costs.

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

Index Number 715281/2021.

GREGORY NEWMAN, ESQ., Referee

Seyfarth Shaw LLP

Attorney(s) for Plaintiffs

620 Eighth Avenue, New York, NY 10018

{ * Queens Daily Eagle* }