

NOTICE OF SALE

SUPREME COURT COUNTY OF RICHMOND

**BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR
MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff
AGAINST**

**PUBLIC ADMINISTRATOR OF RICHMOND COUNTY AS LIMITED ADMINISTRATOR
OF THE ESTATE OF RAMON PALERMO, ANGELA PALERMO AS HEIR TO THE ESTATE
OF RAMON PALERMO, RAMON PALERMO. JR. AS HEIR TO THE ESTATE OF RAMON
PALERMO, ET AL., Defendant(s)**

Pursuant to a Judgment of Foreclosure and Sale duly entered June 27, 2024, I, the undersigned Referee will sell at public auction at the New York State Supreme Court, Richmond County at 18 Richmond Terrace, Room 112, Staten Island NY 10301 on September 26, 2024 at 10:00AM, premises known as 97 Mersereau Avenue, Staten Island, NY 10303. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Borough of Richmond, County of Richmond, City and State of New York, Block 1239 Lot 16. Approximate amount of judgment \$536,347.89 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #135105/2022. The aforementioned auction will be conducted in accordance with the RICHMOND County COVID-19 mitigation protocols and as such all persons must comply with social distancing, wearing masks and screening practices in effect at the time of this foreclosure sale.

Christopher Otterbeck, Esq, Referee

**Gross Polowy, LLC
1775 Wehrle Drive
Williamsville, NY 14221**

19-006125

SUPREME COURT STATE OF NEW YORK
COUNTY OF RICHMOND

19-006125
Index No. 135105/2022

AFFIRMATION OF SERVICE BY MAIL

BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,
Plaintiff

vs.

PUBLIC ADMINISTRATOR OF RICHMOND COUNTY AS LIMITED ADMINISTRATOR OF THE ESTATE OF RAMON PALERMO,
ANGELA PALERMO AS HEIR TO THE ESTATE OF RAMON PALERMO, RAMON PALERMO. JR. AS HEIR TO THE ESTATE OF RAMON
PALERMO, ET AL., Defendant(s)

Devin DeFrank, affirms and says that I was at the time of service over the age of eighteen, not a party to this action and resides in the State of New York.

That on August 27, 2024, I mailed a true copy of the Notice of Sale in this action on those defendants, whose names, representation and designated addresses appear below, by depositing a true copy of same, enclosed in a postpaid properly addressed wrapper, in an official depository under the exclusive care and custody of the United States Postal Service within the State of New York.

Referee:

Christopher Otterbeck, Esq
939 Huguenot Ave
Staten Island, NY 10312


Public Administrator of Richmond County as Limited Administrator of the Estate of Ramon Palermo
130 Stuyvesant Place, #402
Staten Island, NY 10301

Angela Palermo
97 Mersereau Avenue
Staten Island, NY 10303

Ramon Palermo. Jr.
97 Mersereau Avenue
Staten Island, NY 10303

Madeline O'Connor, Esq.
Attorney for Defendant United States of America on behalf of the Secretary of Housing and Urban Development
271 Cadman Plaza East
Brooklyn, NY 11201

I affirm on, August 27, 2024 under the penalties of perjury under the laws of New York, which may include a fine or imprisonment, that the foregoing is true, and I understand that this document may be filed in an action or proceeding in a court of law.



Devin DeFrank