

STATE OF NEW YORK
SUPREME COURT: COUNTY OF QUEENS

THE BANK OF NEW YORK MELLON FKA THE BANK
OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE
HOLDERS OF CWALT, INC., ALTERNATIVE LOAN
TRUST 2006-J3, MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2006-J3,

**NOTICE OF SALE IN
FORECLOSURE**

Plaintiff,

v.

SANDRO MARTINEZ, ET AL,

Defendants.

PLEASE TAKE NOTICE THAT

In pursuance of a Judgment of Foreclosure and Sale entered in the Office of the County Clerk of Queens County on October 17, 2023, I, Stephen D. Hans, Esq., the Referee named in said Judgment, will sell in one parcel at public auction on November 22, 2024 at Queens County Supreme Courthouse, on the Second Floor in Courtroom 25 88-11 Sutphin Blvd, at 10:00 AM the premises described as follows:

4723 98th Place
Corona, NY 11368
Block: 1882 Lot: 63

ALL that certain plot, piece or parcel of land with the buildings and improvements thereon erected, situate, lying and being in the Borough and County of Queens, City and State of New York,

The premises are sold subject to the provisions of the filed judgment, Index No. 701433/2015 in the amount of \$793,907.26 plus interest and costs. The aforementioned auction will be conducted in accordance with the Court System's 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.

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