

NOTICE OF SALE

SUPREME COURT COUNTY OF QUEENS, NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, vs. JOAN MCMILLIAN, Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale duly entered on December 20, 2024, I, the undersigned Referee will sell at public auction at the Queens County Supreme Courthouse, on the second floor in Courtroom 25, 88-11 Sutphin Boulevard, Jamaica, NY 11435 on March 28, 2025 at 10:00 a.m., premises known as 187-27 Dunkirk Drive, Saint Albans, NY 11412. 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, Block 10382 and Lot 26. Approximate amount of judgment is \$271,072.34 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #702781/2023. Cash will not be accepted.

Dominic Chiariello, Esq., Referee

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Attorneys for Plaintiff