

Foreclosure Auction Listings posted here are current only as of posting.

As auctions may be cancelled or rescheduled at any given time for various reasons, these listings will not be updated.

Consequently, there may be properties posted that may not be offered at auction as indicated.

NOTICE OF SALE

SUPREME COURT. NASSAU COUNTY. MTAG, AS CUSTODIAN FOR ALTERNA FUNDING I, LLC, Pltf. vs. DANIEL C. BROWN, et al, Defts. Index #002241/2017. Pursuant to judgment of foreclosure and sale entered Nov. 23, 2022, I will sell at public auction on North Side Steps of the Nassau Supreme Court, 100 Supreme Court Drive, Mineola, NY on January 13, 2025 at 2:00 p.m. premises k/a 371 First Place, Uniondale, NY a/k/a School District 2, Section 50, Block 109, Lot 6. Approximate amount of judgment is \$21,571.20 plus costs and interest. Sold subject to terms and conditions of filed judgment and terms of sale. ADRIENNE FLIPSE HAUSCH, Referee. BRONSTER, LLP, Attys. for Pltf., 156 West 56<sup>th</sup> Street, Ste. 703, New York, NY 10019. File No. 700999.132 - #101961

SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF NASSAU

U.S. BANK NATIONAL ASSOCIATION,  
AS TRUSTEE, SUCCESSOR IN  
INTEREST TO BANK OF AMERICA,  
NATIONAL ASSOCIATION, AS  
TRUSTEE, SUCCESSOR BY MERGER  
TO LASALLE BANK NATIONAL  
ASSOCIATION AS TRUSTEE FOR  
MORGAN STANLEY MORTGAGE  
LOAN TRUST 2007-1XS MORTGAGE  
PASS-THROUGH CERTIFICATES  
SERIES 2007-1XS,

-against-

MELISSA DELAPAZ-SMITH, 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 Nassau on October 15, 2024, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION AS TRUSTEE FOR MORGAN STANLEY MORTGAGE LOAN TRUST 2007-1XS MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-1XS is the Plaintiff and MELISSA DELAPAZ-SMITH, ET AL. are the Defendant(s). I, the undersigned Referee will sell at public auction RAIN OR SHINE at the NASSAU COUNTY SUPREME COURT, NORTH SIDE STEPS, 100 SUPREME COURT DRIVE, MINEOLA, NY 11501, on January 13, 2025 at 2:00PM, premises known as 3182 MESSICK AVE, OCEANSIDE, NY 11572; and the following tax map identification: 43-288-28, 29 & 30.

**ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, SITUATE, LYING AND BEING AT OCEANSIDE, IN THE TOWN OF HEMPSTEAD, COUNTY OF NASSAU AND STATE OF NEW YORK**

Premises will be sold subject to provisions of filed Judgment Index No.: 004456/2016. John J. Fellin, 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.**



## NOTICE OF SALE

SUPREME COURT COUNTY OF NASSAU

U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage  
Pass-Through Certificates, Series 2006-AM1, Plaintiff

AGAINST

Gladys Arias; et al., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered October 28, 2024 I, the undersigned Referee will sell at public auction at the North Side Steps of the Nassau County Supreme Court at 100 Supreme Court Drive, Mineola, NY 11501 on January 13, 2025 at 2:30PM, premises known as 399 Hawthorne Avenue, Uniondale, NY 11553. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Town of Hempstead, County of Nassau, State of NY, Section 34 Block 496 Lots 342, 343. Approximate amount of judgment \$480,193.67 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index# 616925/2019. The auction will be conducted pursuant to the COVID-19 Policies Concerning Public Auctions of Foreclosed Property established by the 10<sup>th</sup> Judicial District. Foreclosure Auctions will be held "Rain or Shine."

Oscar A. Prieto, Esq., Referee

LOGS Legal Group LLP f/k/a Shapiro, DiCaro & Barak, LLC  
Attorney(s) for the Plaintiff  
175 Mile Crossing Boulevard  
Rochester, New York 14624  
(877) 430-4792

Dated: November 8, 2024

For sale information, please visit [www.Auction.com](http://www.Auction.com) or call (800) 280-2832

## NOTICE OF SALE

SUPREME COURT COUNTY OF NASSAU

JPMorgan Chase Bank, National Association, Plaintiff

AGAINST

Barbara Lowell a/k/a Barbara C. Lowell; et al., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered October 3, 2023 I, the undersigned Referee, will sell at public auction at the North Side Steps of the Nassau County Supreme Court at 100 Supreme Court Drive, Mineola, NY 11501 on January 13, 2025 at 2:00PM, premises known as 3 Westgate Court, Glen Cove, NY 11542. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the City of Glen Cove, County of Nassau, State of NY, Section 23 Block D Lot 31. Approximate amount of judgment \$243,046.89 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index# 611517/2022. The auction will be conducted pursuant to the COVID-19 Policies Concerning Public Auctions of Foreclosed Property established by the 10<sup>th</sup> Judicial District. Foreclosure Auctions will be held "Rain or Shine."

Jane P. Shrenkel, Esq., Referee

LOGS Legal Group LLP  
Attorney(s) for the Plaintiff  
175 Mile Crossing Boulevard  
Rochester, New York 14624  
(877) 430-4792

Dated: November 14, 2024

SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF NASSAU

U.S. BANK TRUST, NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY, BUT SOLELY  
AS TRUSTEE FOR THE RMAC TRUST,  
SERIES 2016-CTT,

-against-

YOLANDA MALDONADO, 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 Nassau on April 18, 2024, wherein U.S. BANK TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT is the Plaintiff and YOLANDA MALDONADO, ET AL. are the Defendant(s). I, the undersigned Referee, will sell at public auction RAIN OR SHINE at the NASSAU COUNTY SUPREME COURT, NORTH SIDE STEPS, 100 SUPREME COURT DRIVE, MINEOLA, NY 11501, on January 13, 2025 at 2:00PM, premises known as 30 PIERSON AVENUE, HEMPSTEAD, NY 11550; and the following tax map identification: 36-46-9 & 10.

**ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN THE COUNTY OF NASSAU TOWN AND VILLAGE OF HEMPSTEAD AND STATE OF NEW YORK**

Premises will be sold subject to provisions of filed Judgment Index No.: 617871/2019. Jane P. Shrenkel, 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.**



19-402435 - StM



SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF NASSAU

U.S. BANK TRUST NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT SOLELY  
AS OWNER TRUSTEE FOR RCF 2  
ACQUISITION TRUST,

-against-

MELISSA SILVERMAN, 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 Nassau on October 31, 2024, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and MELISSA SILVERMAN, ET AL. are the Defendant(s). I, the undersigned Referee, will sell at public auction RAIN OR SHINE at the NASSAU COUNTY SUPREME COURT, NORTH SIDE STEPS, 100 SUPREME COURT DRIVE, MINEOLA, NY 11501, on January 13, 2025 at 2:00PM, premises known as 1604 STEWART LANE, SYOSSET, NY 11791; and the following tax map identification: 26-E-61.

**ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, SITUATE, LYING AND BEING IN THE INCORPORATED VILLAGE OF LAUREL HOLLOW, TOWN OF OYSTER BAY, NASSAU COUNTY, NEW YORK**

Premises will be sold subject to provisions of filed Judgment Index No.: 605303/2023. Anthony DeCarolis, 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.**



22-063232 - StM

