

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 COUNTY OF NASSAU

NATIONSTAR MORTGAGE LLC, Plaintiff

AGAINST

SYLVIA A. FAISON, ALICE L. FAISON AS HEIR TO THE ESTATE OF ALICE A. FAISON, SYLVESTER FAISON, JR. AS HEIR TO THE ESTATE OF ALICE A. FAISON, JESSE LEE FAISON AS HEIR TO THE ESTATE OF ALICE A. FAISON, ANDREW FAISON AS HEIR TO THE ESTATE OF ALICE A. FAISON, ET AL., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered June 6, 2024, I, the undersigned Referee will sell at public auction at the North Side steps of the Nassau County Supreme Court, 100 Supreme Court Drive, Mineola, NY 11501 on January 21, 2025 at 2:30PM, premises known as 135 Whaley Street, Freeport, NY 11520. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Incorporated Village of Freeport, County of Nassau and State of New York, Section 62, Block 129, Lot 2. Approximate amount of judgment \$711,178.99 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #011201/2014. The aforementioned auction will be conducted in accordance with the NASSAU 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. If proper social distancing cannot be maintained or there are other health or safety concerns, then the court appointed referee will cancel the foreclosure auction. Foreclosure Auctions will be held "Rain or Shine".

Jane Shrenkel, Esq., Referee

Gross Polowy, LLC

1775 Wehrle Drive

Williamsville, NY 14221

20-002305

NOTICE OF SALE
SUPREME COURT - COUNTY OF NASSAU

SABR MORTGAGE LOAN 2008-1 REO SUBSIDIARY-I LLC,

Plaintiff,

Against

PATRICK BROADNAX AS ADMINISTRATOR AND HEIR OF THE ESTATE OF LORAIN RIZO, RAFAEL RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, RAFEL RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, TONY RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, ERIC RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, ET AL.

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 09/28/2023, I, the undersigned Referee, will sell at public auction, on the North Side steps of the Nassau County Supreme Court located at 100 Supreme Court Drive, Mineola, N.Y. 11501 on 1/21/2025 at 2:00PM, premises known as 5 2nd Place, Roosevelt, New York 11575, And Described As Follows:

ALL that certain plot piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being at Roosevelt, Town Of Hempstead, County Of Nassau And State Of New York.

Section 0055 Block 00450 Lot 00142

The approximate amount of the current Judgment lien is \$379,163.30 plus interest and costs. The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and Sale; Index # 006711/2016

If proper social distancing cannot be maintained or there are other health or safety concerns, the then Court Appointed Referee will cancel the Foreclosure Auction. This Auction will be held rain or shine.

Tiffany D. Frigenti, Esq., Referee.

MCCABE, WEISBERG & CONWAY, LLC, 10 MIDLAND AVENUE, SUITE 205, PORT CHESTER, NY 10573

Dated: 12/10/2024 File Number: 17-301421 MB

NOTICE OF SALE

SUPREME COURT COUNTY OF NASSAU

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF LONG BEACH MORTGAGE LOAN TRUST 2004-2, ASSET-BACKED CERTIFICATES, SERIES 2004-2, Plaintiff

AGAINST

ROLAND KATWAROO, CHANDRADAI KATWAROO, ET AL., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered September 24, 2018, I, the undersigned Referee will sell at public auction at the North Side steps of the Nassau County Supreme Court, 100 Supreme Court Drive, Mineola, NY 11501 on January 21, 2025 at 2:30PM, premises known as 86 Fletcher Avenue, Valley Stream, NY 11580. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being at Valley Stream, in the Town of Hempstead, County of Nassau and State of New York, Section 37, Block 169, Lot 5, 6, 7. Approximate amount of judgment \$272,870.67 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #002574/2016. The aforementioned auction will be conducted in accordance with the NASSAU 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. If proper social distancing cannot be maintained or there are other health or safety concerns, then the court appointed referee will cancel the foreclosure auction. Foreclosure Auctions will be held "Rain or Shine".

William Boccio, Esq., Referee

Gross Polowy, LLC
1775 Wehrle Drive
Williamsville, NY 14221

17-002896

NOTICE OF SALE

SUPREME COURT COUNTY OF NASSAU

WELLS FARGO BANK, N.A., Plaintiff

AGAINST

LINDA JABLON AS CO-TRUSTEE OF THE LINDA JABLON IRREVOCABLE FAMILY TRUST, JENNIFER STROW AS CO-TRUSTEE OF THE LINDA JABLON IRREVOCABLE FAMILY TRUST, KYLE JABLON AS CO-TRUSTEE OF THE LINDA JABLON IRREVOCABLE FAMILY TRUST, Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered October 15, 2024, I, the undersigned Referee will sell at public auction at the North Side steps of the Nassau County Supreme Court, 100 Supreme Court Drive, Mineola, NY 11501 on January 21, 2025 at 2:30PM, premises known as 4 Willow Lane, Hewlett, NY 11557. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Incorporated Village of Hewlett Harbor, Town of Hempstead, County of Nassau and State of New York, Section 42 Block 231 Lot 15. Approximate amount of judgment \$482,063.07 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #609875/2023. The aforementioned auction will be conducted in accordance with the NASSAU 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. If proper social distancing cannot be maintained or there are other health or safety concerns, then the court appointed referee will cancel the foreclosure auction. Foreclosure Auctions will be held "Rain or Shine".

Lenore S. Davis, Esq, Referee

Gross Polowy, LLC
1775 Wehrle Drive
Williamsville, NY 14221
23-000893

NOTICE OF SALE SUPREME COURT NASSAU COUNTY

CHRISTIANA TRUST AS CUSTODIAN FOR GSRAN-Z LLC, Plaintiff against

KAREN SCHEPPERLE, AS TRUSTEE OF THE HUTTER FAMILY 2013 IRREVOCABLE TRUST, et al Defendant(s)

Attorney for Plaintiff(s) Hersko & Ehrenreich P.C., 555 Willow Avenue, Cedarhurst, NY 11516, (516) 942-4216.

Pursuant to a Judgment of Foreclosure and Sale entered October 31, 2024, I will sell at public auction to the highest bidder at North Side Steps of the Nassau County Supreme Court at 100 Supreme Court Drive, Mineola, NY 11501 on January 21, 2025 at 2:00 PM. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being, and identified on the land and tax map of the County of Nassau in the State of New York. Premises known as 318 Vincent Avenue, Lynbrook, NY 11563. Sec 38 Block 065 Lot 32. Approximate Amount of Judgment is \$9,549.84 plus interest, fees, and costs and attorney fees. Premises will be sold subject to provisions of filed Judgment Index No 603283/2023.

The foreclosure sale will be conducted in accordance with 10th Judicial District's Covid-19 Policies and foreclosure auction rules. The Referee shall enforce any rules in place regarding facial coverings and social distancing. If proper social distancing cannot be maintained or there are other health or safety concerns, then the Court Appointed Referee shall cancel the foreclosure auction. Foreclosure Auctions will be held "Rain or Shine."

Lori Beth DeCapua, Esq., Referee

File # 19-4733

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-

GENE SCHAEFER, 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 20, 2022, 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 GENE SCHAEFER, 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 21, 2025 at 2:00PM, premises known as 959 RIPLEY LANE, OYSTER BAY, NY 11771; and the following tax map identification: 24-E-328.

ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND WITH THE BUILDING AND IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN THE INCORPORATED VILLAGE OF UPPER BROOKVILLE, TOWN OF OYSTER BAY, COUNTY OF NASSAU AND STATE OF NEW YORK

Premises will be sold subject to provisions of filed Judgment Index No.: 001852/2017. Oscar A. Prieto, 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.**



20-059117 - StM



NOTICE OF SALE SUPREME COURT NASSAU COUNTY

LAKEVIEW LOAN SERVICING, LLC, Plaintiff against

JOSEPH MORALES, et al Defendant(s)

Attorney for Plaintiff(s) McCalla Raymer Leibert Pierce, LLC, 420 Lexington Avenue, Suite 840, New York, NY 10170.

Pursuant to a Judgment of Foreclosure and Sale entered March 16, 2020, I will sell at public auction to the highest bidder at North Side Steps of the Nassau County Supreme Court at 100 Supreme Court Drive, Mineola, NY 11501 on January 21, 2025 at 2:00 PM. Premises known as 2331 Neptune Avenue, Seaford, New York 11783. Sec 65 Block 273 Lot 13. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being at Seaford, Town of Hempstead, County of Nassau and State of New York. Approximate Amount of Judgment is \$598,181.30 plus interest, fees, and costs. Premises will be sold subject to provisions of filed Judgment Index No 602732/2018.

The foreclosure sale will be conducted in accordance with 10th Judicial District's Covid-19 Policies and foreclosure auction rules. The Referee shall enforce any rules in place regarding facial coverings and social distancing. If proper social distancing cannot be maintained or there are other health or safety concerns, then the Court Appointed Referee shall cancel the foreclosure auction. Foreclosure Auctions will be held "Rain or Shine."

For sale information, please contact XOME at www.Xome.com or call (844)400-9633.

Lisa Segal Poczik, Esq., Referee

File # 23-14875NY

NOTICE OF SALE

SUPREME COURT COUNTY OF NASSAU, WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF STARWOOD MORTGAGE RESIDENTIAL TRUST 2019-INV1, Plaintiff, vs. SILVIA PANTON, Defendant.

Pursuant to an Order Confirming Referee Report and Judgment of Foreclosure and Sale duly entered on July 19, 2023, I, the undersigned Referee will sell at public auction on the front steps on the north side of the Nassau County Supreme Court, 100 Supreme Court Drive, Mineola, NY 11501 on January 21, 2025 at 2:00 p.m., premises known as 746 Allwyn Street, Baldwin, NY 11510. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being at Baldwin, Town of Hempstead, County of Nassau and State of New York, Section 54, Block 575 and Lot 14. Approximate amount of judgment is \$570,725.71 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #604010/2022.

Mary Ellen Divone, Esq., Referee

Friedman Vartolo LLP, 85 Broad Street, Suite 501, New York, New York 10004, Attorneys for Plaintiff.

Firm File No. 234326-1

NOTICE OF SALE
SUPREME COURT - COUNTY OF NASSAU

SABR MORTGAGE LOAN 2008-1 REO SUBSIDIARY-I LLC,

Plaintiff,

Against

PATRICK BROADNAX AS ADMINISTRATOR AND HEIR OF THE ESTATE OF LORAIN RIZO, RAFAEL RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, RAFEL RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, TONY RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, ERIC RIZO AS HEIR TO THE ESTATE OF LORAIN RIZO, ET AL.

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 09/28/2023, I, the undersigned Referee, will sell at public auction, on the North Side steps of the Nassau County Supreme Court located at 100 Supreme Court Drive, Mineola, N.Y. 11501 on 1/21/2025 at 2:00PM, premises known as 5 2nd Place, Roosevelt, New York 11575, And Described As Follows:

ALL that certain plot piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being at Roosevelt, Town Of Hempstead, County Of Nassau And State Of New York.

Section 0055 Block 00450 Lot 00142

The approximate amount of the current Judgment lien is \$379,163.30 plus interest and costs. The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and Sale; Index # 006711/2016

If proper social distancing cannot be maintained or there are other health or safety concerns, the then Court Appointed Referee will cancel the Foreclosure Auction. This Auction will be held rain or shine.

Tiffany D. Frigenti, Esq., Referee.

MCCABE, WEISBERG & CONWAY, LLC, 10 MIDLAND AVENUE, SUITE 205, PORT CHESTER, NY 10573

Dated: 12/10/2024 File Number: 17-301421 MB