

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

U.S. BANK N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2006-CH2 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-CH2,

Plaintiff,

Against

MAUREEN E HILLARY AKA MAUREEN HILLARY; BANK OF AMERICA, N.A.; COMMISSIONERS OF STATE INSURANCE FUND; KMT GROUP LLC; UNITED STATES OF AMERICA - INTERNAL REVENUE SERVICE

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 10/28/2016, 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 7/13/2026 at 2:00PM, premises known as 612 Newton Avenue, Uniondale, NY 11553 and described as follows:

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

Section 36 Block 134 Lot 507

The approximate amount of the current Judgment lien is \$388,511.23 plus interest and costs. The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and Sale; Index # 11090-14

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

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.

Jane Shrenkel, Esq., Referee.

SHELDON MAY & ASSOCIATES Attorneys at Law, 255 Merrick Road, Rockville Centre, NY 11570

Dated: 5/26/2026 File Number: 32669 CA

**NOTICE OF SALE**

SUPREME COURT COUNTY OF NASSAU, CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE OF THE NEW RESIDENTIAL MORTGAGE LOAN TRUST 2019-6, Plaintiff, vs. LENORA BONNER, ET AL., Defendant (s).

Pursuant to a Judgment of Foreclosure and Sale duly entered on April 15, 2026 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 July 13, 2026 at 2:30 PM, premises known as 32 MARYLAND AVENUE, FREEPORT, NY 11520. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Incorporated Village of Freeport, County of Nassau and State of New York, Section: 54, Block: 460, Lot: 128. Approximate amount of judgment is \$833,752.15 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index # 617825/2024.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, the Mortgagee's attorney, or the Referee.

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

MERIK AARON, Esq., Referee

Halliday, Watkins & Mann. P.C.. 6851 Jericho Turnpike, Suite 185, Syosset, New York 11791.  
Attorneys for Plaintiff

**NOTICE OF SALE**

SUPREME COURT COUNTY OF NASSAU, WHOISCAMERA, LLC, Plaintiff, vs. DAVID DIXON A/K/A DAVID A. DIXON, ET AL., Defendant(s).

Pursuant to an Order Confirming Referee Report and Judgment of Foreclosure and Sale duly entered on September 30, 2025, 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 July 13, 2026 at 2:00 p.m., premises known as 435 Franklin Avenue, Hewlett, NY 11557. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Town of Hempstead, County of Nassau and State of New York, Section 39, Block 536 and Lot 84. Premises will be sold subject to provisions of filed Judgment Index #610165/2023.

Keith Lavallee, Esq., Referee

Berkman, Henoch, Peterson, & Peddy, P.C., 400 Garden City Plaza, Suite 320, Garden City, NY 11530, Attorneys for Plaintiff

SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF NASSAU

BANC OF AMERICA FUNDING  
CORPORATION 2007-6, U.S. BANK  
NATIONAL ASSOCIATION, AS  
TRUSTEE,

-against-

JANET GUSTAFERRI A/K/A JANET  
VAUGHAN, AS HEIR AND  
DISTRIBUTE OF THE ESTATE OF  
CHARLES GUSTAFERRI A/K/A  
CHARLES H. GUSTAFERRI, 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 6, 2026, wherein BANC OF AMERICA FUNDING CORPORATION 2007-6, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE is the Plaintiff and JANET GUSTAFERRI A/K/A JANET VAUGHAN, AS HEIR AND DISTRIBUTE OF THE ESTATE OF CHARLES GUSTAFERRI A/K/A CHARLES H. GUSTAFERRI, 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 July 13, 2026 at 2:00PM, premises known as 132 DAVISON AVENUE, OCEANSIDE, NY 11572; and the following tax map identification: 38-363-85, 86 & 87.

**ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, 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.: 616678/2022. Fay Mattana, 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.**



22-049856 – KiS\*\*

## NOTICE OF SALE

SUPREME COURT COUNTY OF NASSAU

U.S. Bank National Association, not in its Individual Capacity but Solely as Trustee for the RMTTP Trust, Series 2019-C, Plaintiff

AGAINST

David Hoskin A/K/A David A. Hoskin; Ann Hoskin A/K/A Anna C. Hoskin; et al., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly entered April 22, 2020, an Order to Extend Time to Set Sale and Amend Judgment of Foreclosure and Sale entered November 25, 2022, and an Order to Appoint Substitute Referee to Conduct Sale and Extend Time to Sale entered May 5, 2026, 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 July 13, 2026 at 2:30 PM, premises known as 1967 Russell Court, Seaford, NY 11783. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being at Seaford, Town of Hempstead, County of Nassau and State of New York, Section: 57 Block: 06001 Lot: 63 and 64. Approximate amount of judgment \$606,487.45 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #614367/2018.

Jjais Forde, Esq., Referee

McCalla Raymer Leibert Pierce, LLC  
420 Lexington Avenue-Suite 840  
New York, NY 10170

21-03542NY