

# Chronicle CLASSIFIEDS

To Advertise Call 718-205-8000

## Help Wanted

### LPNs & CNAs

**TAKE YOUR PICK!**  
We have many great opportunities for you!

CNA certification or LPN licensure required. Generous salaries. EOE

Call Joanne: 516.422.7808  
Or fax resume: 516.938.2228



**Perfect Choice**  
STAFFING  
Better choices. Better business.

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### DENTAL ASSISTANTS TRAINING PROGRAM

P/T Begins Early September in Queens, Brooklyn, L.I. & Westchester. Placement Asst. Est. 28 Years. Licensed by NYSED  
**1(888) 595-3282 X-28**

### \$8,000 COMPENSATION

Women 21-31 Egg Donors Needed. 100% confidential Help turn couples into families with physicians on *The Best Doctor's List*.  
**1-877-9-DONATE**  
**1-877-936-6283**  
**www.longislandivf.com**

### HHA CERTIFIED

Immediate Employment All shifts available, F/T & P/T  
**Sunrise Senior Living** seeks caring individuals who love working with seniors. Near LIRR and Nassau buses. Open interview **Wednesdays @ 2 pm**. Please bring HHA Certificate and 3 references.  
**53 Franklin Avenue**  
**North Lynbrook, NY 11563**  
**Tel: 516-596-2377**

AIRLINES ARE HIRING- Train for hands on Aviation Career. FAA approved program. Financial aid if qualified- Job Placement Assistance. CALL Aviation Institute of Maintenance (866)296-7093

Drivers- New Freight lanes in your area. Annual Salary \$45K to \$60K. Flexible hometime. Modern Fleet of Trucks. CDL-A, 3 months current OTR experience. 800-414-9569 www.driveknight.com

## Help Wanted

### NEWSPAPER ADVERTISING SALES

Full Time: Monday through Friday  
FOR THE



Queens' Largest Weekly Community Newspaper Group

THE QUEENS CHRONICLE is looking for an aggressive, motivated person who is seeking new challenges and is passionate about selling to join our sales team. He/she should be a business-savvy, motivated professional, either experienced or entry level, to sell display advertising in an established territory. The candidate should be success-driven with a positive attitude. Ability to work with deadlines necessary, media sales experience a strong plus. On the job training. Car necessary.

SALARY + COMMISSION + EXPENSES + BENEFITS + 401K

For a confidential interview, call Ray:

**718-205-8000** Ext. 113

or e-mail resume to rays@qchron.com

93113

## Situation Wanted

Home Health Aide/Companion, needed for senior woman in Midwood, Brooklyn on weekends, exp w/clean driver's license, ref's req. Call 917-822-9687

## Tutoring

**Certified Teacher**, will tutor in Math, Science, Reading & SATs, very reasonable, 718-763-6524

Ph.D. provides Outstanding Tutoring in Math, English, Special Exams. All levels. Study skills taught. 718-767-0233

## Cars Wanted

DONATE VEHICLE: RECEIVE \$1000 GROCERY COUPONS. National Animal Welfare Foundation. Support NO KILL Shelters. Help Homeless Pets. Free Towing, TAX DEDUCTIBLE, NON-RUNNERS Accepted 1-888-333-3848

## Merchandise Wanted

**LOOKING TO BUY** Estates, gold, costume jewelry, old & mod furn, records, silver, coins, art, toys, oriental items. Call George, 718-386-1104

## Help Wanted

## Junk Cars Wanted

### ATLANTIC RECYCLING

**\$\$\$ 718-322-7900 \$\$\$**

97-30 ATLANTIC AVENUE, OZONE PARK, NY 11416  
**WWW.ATLANTICRECYCLINGNY.COM**

**WE PAY TOP DOLLAR FOR JUNK VEHICLES AND SCRAP METALS ANY MAKE OR MODEL**

**FERROUS AND NON-FERROUS METALS**

SE HABLA ESPANOL - CALL TODAY FOR A FREE QUOTE AND FREE SAME DAY PICK UP!

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**JUNK VEHICLES**

**WANTED**

**TOP DOLLAR PAID**

**718-600-3664**

**CARS • TRUCKS • VANS**

**OPEN** NO TITLE, NO KEYS, NO PROBLEM!

**7 DAYS FREE PICK-UP! SE HABLA ESPAÑOL**

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## Cars Wanted

## Cars Wanted

### BOBBI AND THE STRAYS CAR DONATIONS

Receive CASH, Hotel Voucher & Tax Deduction

**JUNK CARS WANTED!**



**1-888-712-JUNK**

## Merchandise Wanted

CASH for Coins! Buying ALL Gold & Silver. Also Stamps & Paper Money, Entire Collections, Estates. Travel to your home. Call Marc Near NYC 1-800-959-3419

WE BUY ANYTHING OLD. Costume Jewelry, fountain pens, old watches, world fair and military items. Cigarette lighters; anything gold. Call Mike 718-204-1402.

## Garage/Yard Sales

Glendale, Fri 6/29, 9-3 & Sat 6/30, 9-4, 85-11 77 Ave. 60 YEAR SALE! Rain or shine!

Howard Beach, Sat 6/30, 10am, 156-14 100 St, betw 157 & 158 Aves.

Howard Beach/Lindenwood, Sat 6/30, 10-6, 81-57 156 Ave. Something for everyone! MULTI-FAMILY

### F/T & P/T OFFICE HELP

Job duties to include: TAKE ORDERS, ANS. PHONES, FILE ETC. STARTING PAY \$18 PER HOUR, INCLUDES MEDICAL, DENTAL, 401(K), VACATION. APPLY IN PERSON AT **CALL-A-HEAD CORP** 304 CROSSBAY BLVD, QUEENS. CRS: 3RD. BET: 9AM-7PM

### BOILER INSPECTOR

Full or Part-Time Must have excellent knowledge of boiler controls. Must drive own vehicle; expenses reimbursed. \$14-\$20 p/h. Health benefits available. Drug test & background check prior to hire. Fax/email resume to: **(718) 847-9600**  
**JOBS@CITYSPEC.COM**

### F/T ELEMENTARY SCHOOL TEACHER

Early Childhood/Primary Grade Christian Day School Send Resume: **Redeemer Lutheran School** 6926 Cooper Avenue, Glendale, 11385 Tel: 718-821-6670 or Fax 718-366-0338

P/T Front Desk Medical Asst. Flexible days/hrs. Make appts, call insurance, more. Desire to help people, professional appearance. No exp nec, will train. Students ok. Salary competative/neg. Fax resume 718-263-4188

**Having a garage sale?** Let everyone know about it by advertising in the **Queens Classifieds**. Call **718-205-8000** and place the ad!

# Chronicle CLASSIFIEDS

To Advertise Call 718-205-8000

## Entertainment

## Entertainment

### Create a Real "SPLASH" with Your Family!

Six Flags Great Escape Lodge & Indoor Waterpark  
**FUN for EVERYONE!**

**SAVE 20% OFF**  
A Two or More Night Stay!  
Valid June 20 - Sept. 3, 2012  
Limited time offer, must book by July 15th.

Book now at [sixflags.com/lodge](http://sixflags.com/lodge)  
and enter promo code **HOT**

Book now at [sixflags.com/lodge](http://sixflags.com/lodge)  
and enter promo code **HOT**

**9 White Water Attractions!**  
**Great Escape Lodge & INDOOR WATER PARK**

Located upstate in beautiful Lake George, NY

Featuring a HUGE indoor water park with 9 white water attractions!!!

[www.Sixflags.com/lodge](http://www.Sixflags.com/lodge) 518-824-6060

## Services

## Services

### MOVING?

We Rent Eco-Friendly Reusable Moving Boxes



Starting \$1.59 per bin

- Cheaper than Cardboard
- Stronger than Cardboard
- Easier to Pack and Move
- Completely Sanitized
- Free Delivery and Pick-up

**EZ Bins** Green Moving Made Easy!  
[www.ezbins.com](http://www.ezbins.com) • (855) 463-9426

## Health Services

## Health Services

**VIAGRA®**  
**LEVITRA®** Cialis®

**VIAMEDIC®**  
SAFE • SECURE • DISCREET

- FDA approved brand medications
- Next Day Delivery
- USA Physicians and Pharmacies

**800-467-0295**

Open Monday to Sunday • Trusted by more than 500,000 customers since 1998

## Legal Service

## Legal Service

LAW OFFICE OF  
**RICHARD H. LOVELL, P.C.**

- Residential Real Estate Closings \$895 (Free Buy / Sell Guide)
- Traffic Tickets (L.I.)
- Criminal (N.Y.C. and L.I.)
- Wills and Estates
- Business / Buy / Sell

107-48 Cross Bay Boulevard  
Ozone Park, N.Y. 11417

(718) 835-9300 / [lovelllawnewyork@gmail.com](mailto:lovelllawnewyork@gmail.com)

## Educational Services

## Health Services

ATTEND COLLEGE ONLINE from home. \*Medical, \*Business, \*Criminal Justice, \*Hospitality, Job placement assistance. Computer available. Financial Aid if qualified. SCHEV certified. Call 888-201-8657 [www.CenturaOnline.com](http://www.CenturaOnline.com)

CDLA TRAINING [Tractor/ Trailer] - Experience it, travel, opportunity & excitement can be yours! National Tractor Trailer School [NTTS] Liverpool NY, Branch in Buffalo 1-800-243-9300 [www.ntts.edu](http://www.ntts.edu) Consumer Information: [www.ntts.edu/programs/disclosures](http://www.ntts.edu/programs/disclosures)

**Having a garage sale?** Let everyone know about it by advertising in the **Queens Classifieds**. Call 718-205-8000 and place the ad!

Affordable dental plans starting at \$9.95/ month! Not insurance. Save 15%- 50% on dental care. No waiting periods. Call Toll Free 866-213-5397 or visit [www.dentalbenefitclub.com](http://www.dentalbenefitclub.com)

CANADA DRUG CENTER. Safe and affordable medications. Save up to 90% on your medication needs. Call 1-888-432-1479. (\$25.00 off your first prescription and free shipping)

## Adoption

ADOPT: Lots of LOVE & blessings to share! Let us be the answer to your prayers for your baby. Wendy & Tim 1- 800-409-5224. Expenses paid

## Educational Services

## Educational Services

### Management

of companies and enterprises will grow 11.4%\*

**How will you prepare?**

Let Plaza College help you prepare with:

- Associate through Bachelor degrees
- Day, Evening & Weekend Classes
- Financial Aid for those who qualify
- Career Placement Services



**CALL 718.509-9167**

[www.PlazaCollege.edu](http://www.PlazaCollege.edu)

74-09 37 AVE., JACKSON HEIGHTS, QUEENS

\* Source: BMO Capital Market and U.S. Dept. of Labor

### Healthcare

will generate 3.2 million new wage & salary jobs\*

**How will you prepare?**

Let Plaza College help you prepare with:

- Associate through Bachelor degrees
- Day, Evening & Weekend Classes
- Financial Aid for those who qualify
- Clinical Assistantships



**CALL 718.514.7024**

[www.PlazaCollege.edu](http://www.PlazaCollege.edu)

74-09 37 AVE., JACKSON HEIGHTS, QUEENS

\* Source: BMO Capital Market and U.S. Dept. of Labor

## Adoption

## Adoption

ADOPT: A dazzling world of fun, museum, endless opportunities, and unconditional love await your baby of any race/ ethnicity. Expenses paid. JAred/ Jezi 888-980-1392 [www.anadoptionwish.com](http://www.anadoptionwish.com)

Classified Ad Special. **Pay for 3 weeks and the 4th week is FREE!** Call 718-205-8000

Pregnant, scared, need help? Licensed agency offers free confidential counseling, financial assistance, guidance, opened/closed adoption, choice of loving, pre-approved families. Call Joy: 866-922-3678. [www.ForeverFamiliesThroughAdoption.org](http://www.ForeverFamiliesThroughAdoption.org)

## Merchandise For Sale

## Merchandise For Sale

Visit... **FAMILY POOL FUN.COM**

- Our pools create Generations of Memories everyday, vacations never end!
- Aboveground & Inground pools at **WHOLESALE PRICING**
- **SIMPLE DIY Pool Kit Assembly**
- **SAVE MONEY** on All Pool Supplies & Accessories. Ships Fast

Call Today! **800-950-2210**

BW Inc. 1991 (A+ BBB Rating) in Business Since 1990

## Garage/Yard Sales

## Garage/Yard Sales

Howard Beach/Rockwood Park, every Sat & Sun, 10-5, in April, May, June, July & August. 155-09 78 St. FUNDRAISER YARD SALE. Something for everyone!

Howard Beach/Rockwood Park, Sat 6/30, 8-4, 83 St, betw 159 & 160 Aves.

Howard Beach/Rockwood Park, Sat 6/30 & Sun 7/1, 9am, 157-50 92 St. Huge gar sale!

Howard Beach/Rockwood Park, Sat 6/30, 10-4, 156-31 87 St. Households, clothes, accessories, collectibles

Howard Beach/Rockwood Park, Sun 7/1, 11-5, 158-06 88 St. **MULTI-FAMILY SALE!** Selling something for everyone! Well worth your while. Items in good & mint condition.

Howard Beach/Rockwood Park, Sat 6/30, 8-2, 159-38 86 St. Something for everyone! Must Come!

Old Howard Beach, Sat 6/30, 10-2, 96-15 165 Ave. Everything must go! Furn, appl, etc.

Old Howard Beach, Sun 7/1, 9-4, 163-33 96 St. Sporting goods, housewares & much more!

Woodhaven, Fri 6/29, 8:30am, 87-69 96 St. Last sale until fall. Clearance. Bargains galore!

Woodhaven, Sat 6/30 & Sun 7/1, 9-4, 91-34 88 St. Something for everyone!

## Block Sales

Ozone Park, Sat 6/30, 8-4, 137-19 96 Place. **BLOCK SALE!** Too much to mention!



# LEGAL NOTICES

To Advertise Call 718-205-8000



## Public Notice

### NOTICE OF PUBLIC HEARING

The NYC Board of Standards and Appeals has scheduled a public hearing on the following application:

Variance (§72-21) to permit the construction of a single-family semi-detached residence on a vacant lot contrary to floor area (23-141) and side yard (23-461). R3-2 zoning district.

Address: **24-47 95th Street, east side of 95th Street, between 24th and 25th Avenues, Block 1106, Lot 44, Borough of Queens.**

Applicant: **Sheldon Lobel, P.C., for Savita and Neeraj Ramchandani, owners.**

Community Board No.: **3Q**

This application, **Cal. No. 147-11-BZ**, has been calendared for Public Hearing on **Tuesday, July 10, 2012, 1:30 P.M.**, session, 40 Rector Street, 6th floor Hearing Room "E", Borough of Manhattan. Interested persons or associations may appear at the hearing to present testimony regarding this application. This application can be reviewed at the Board offices, Monday through Friday, 9:00 am to 5:00 pm.

This notice is published by the applicant in accordance with the Rules of Procedure of the Board of Standards and Appeals.

Dated: June 21st & 28th, 2012

Sheldon Lobel, P.C., Applicant

## Prayers

### PRAYER TO BLESSED VIRGIN

(Never known to fail.) Oh most beautiful flower of Mt. Carmel, fruitful vine, splendor of Heaven, Blessed Mother of the Son of God, Immaculate Virgin, assist me in my necessity. Oh, Star of the Sea, help me and show me, herein you are my mother. Oh, Holy Mary, Mother of God, Queen of Heaven and Earth! I humbly beseech you from the bottom of my heart to succor me in this necessity (make request). There are none that can withstand your power. Oh, show me herein you are my mother. Oh Mary, conceived without sin, pray for us who have recourse to thee (3x). Holy Mother, I place this cause in your hands (3x). Thank you for your mercy to me and mine, Amen. This prayer must be said for 3 consecutive days and after 3 days, request will be granted. Prayer must be published. Grateful thanks. D.S.

## Psychotherapy

### Psychotherapy

*When life is difficult and you can't see what's getting in your way*

*Therapy can help!*

- Relationships
- Work Imbalances
- Depression/Anxiety

*Most Insurances Accepted!*

**- FOREST HILLS AREA -**

**ANITA LUFTIG, LCSW, BCD**  
**718-575-3780**

Advertise in The  
*Queens Chronicle's*  
Classified Section And  
Get Results...Fast  
**Call 718-205-8000**

## Public Notice

## Public Notice

### PUBLIC NOTICE

NOTICE IS HEREBY GIVEN, PURSUANT TO LAW, that the NYC Dept. of Consumer Affairs will hold a Public Hearing on Thursday, July 5, 2012 at 2:00 p.m., at 66 John Street, 11th floor, on a petition from Pandbakery, Inc., to continue to maintain and operate an unenclosed sidewalk café at 22-85 31st Street, in the Borough of Queens, for a term of two years.

REQUESTS FOR COPIES OF THE PROPOSED REVOCABLE CONSENT AGREEMENT MAY BE ADDRESSED TO: DEPARTMENT OF CONSUMER AFFAIRS, ATTN: FOIL OFFICER, 42 BROADWAY, NEW YORK, NY 10004.

## Legal Notices

Notice of Formation of limited liability company. Name: SOANN SERVICE, LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) on 03/06/2012. Office location is Queens County. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail copy of process to the LLC, 32-43 88th Street, Apt. 403, East Elmhurst, NY 11369. The general purpose: For any lawful purpose.

**We Court Your Legal Advertising.**  
For Legal Notice Rates & Information, Call **718-205-8000**

### NOTICE OF FORECLOSURE SALE OF COOPERATIVE APARTMENTS

BY VIRTUE OF DEFAULT, by LEONARD LOMBARD (the "Shareholder") under his Proprietary Leases, for the 11 Apartments listed below (the "Apartments"), which are located at 1 Station Square, Forest Hills, New York, 10 Station Square, Forest Hills, New York and 2 Dartmouth Street, Forest Hills, New York, between Station Square Inn Apartments Corp. (the "Cooperative"), as Lessor, and the Shareholder, as Lessee, which default resulted in the termination of the Proprietary Leases on December 21, 2009, and the cancellation of the common stock of the Cooperative (the "Shares") appurtenant to the Apartments.

NOTICE IS HEREBY GIVEN that the Cooperative, as the holder of the first lien on the collateral hereinafter described, will sell the collateral at public auction on July 10, 2012, by William Mannion, Auctioneer, D.C.A. #796322, subject to the conditions set forth in the terms of sale which will be available, upon request, from the undersigned, and such revisions thereto which may be announced at the start of the auction.

Said public auction will commence at 2:00 p.m. and will be held at the offices of the undersigned, at which time the Shares attributable to the Apartments together with the respective Proprietary Leases appurtenant thereto, will be sold as individual units with the sales of the individual units (the "Individual Sales") to be held consecutively. The Individual Sales, however, shall not be final and are expressly made conditional upon the sale of the Shares and Proprietary Leases as a single unit (the "Bulk Sale"), which Bulk Sale shall occur immediately following the Individual Sales on the same date, time and place. In the event that the amount bid for the Shares and proprietary leases at the Bulk Sale is higher than the aggregate amount bid for the Shares and Proprietary Leases attributable to the Individual Sales, then the Individual Sales shall be null and void and of no force and effect and the Shares and Proprietary Leases shall be sold to the highest bidder at the Bulk Sale.

The Cooperative reserves the right to reject any and all bids that are for an amount that is less than the amounts due from the Shareholder to the Cooperative, including maintenance, assessments, late fees, attorneys' fees and expenses, administrative fees, and other charges or amounts due to the Cooperative. The approximate amount due to the Cooperative, in connection with each apartment is set forth below.

The collateral consists of shares of capital stock in the Cooperative attributable to the following Apartments, together with all right, title and interest to the appurtenant Proprietary Leases:

ADDRESS	APARTMENT NUMBER	NUMBER OF SHARES	APPROXIMATE AMOUNT OF LIEN
1 Station Square	202	26	\$12,323.15
1 Station Square	213	48	\$17,468.93
1 Station Square	214	25	\$12,089.22
1 Station Square	601	31	\$13,492.65
2 Dartmouth Street	M33	19	\$10,685.84
2 Dartmouth Street	M37	23	\$11,621.46
10 Station Square	R33	21	\$11,153.60
10 Station Square	R35	19	\$10,685.84
10 Station Square	R36	21	\$11,153.60
10 Station Square	R43	18	\$10,451.96
10 Station Square	R45	18	\$10,451.96

The collateral will be sold "as is" without representation or warranty and is subject to, among other things, the rights of any rent-stabilized or rent-controlled tenants to occupy certain of the Apartments pursuant to applicable laws and regulations.

The Cooperative reserves the right to bid, to become the Purchaser at the sale and, without deposit, to credit against the purchase price bid all sums due to it from the Shareholder and to adjourn, delay or terminate the sale.

WOLF HALDENSTEIN ADLER FREEMAN & HERZ LLP  
Attorneys for Station Square Inn Apartments Corp.  
270 Madison Avenue, New York, New York 10016  
(212) 545-4600

SUN LAKE 185 LLC, a domestic LLC, Arts. of Org. filed with the SSNY on 3/13/12. Office location: Queens County. SSNY is designated as agent upon whom process against the LLC may be served. SSNY shall mail process to: The LLC, 73-39 185th St., Fresh Meadows, NY 11366. General Purposes.

Notice of Formation of Limited Liability Company. Name: PRO NURSES STAT LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) on 04/17/2012. Office location is New York County. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail copy of process to the LLC, 220-19 145th Avenue, Springfield Gardens, NY 11413. The general purpose: For any lawful purpose.

SUPREME COURT OF THE STATE OF NEW YORK

COUNTY OF QUEENS

Index No.:23563/08

D/O/F: 12/21/11

### SUPPLEMENTAL SUMMONS

THE BASIS OF VENUE IS THAT THE PROPERTY IS SITUATED IN QUEENS COUNTY

U.S. BANK, N.A., Plaintiff,

-against-

MOHAMMED MOLLAH; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE AND MORTGAGEE OF RECORD; ADVISORS MORTGAGE GROUP LLC; TARIQ REZA; AMERICAN EXPRESS CENTURIUM BANK; NEW YORK CITY TRANSIT ADJUDICATION BUREAU; NEW YORK CITY ENVIRONMENTAL CONTROL BOARD; NEW YORK CITY PARKING VIOLATIONS BUREAU; NEW YORK STATE DEPARTMENT OF TAXATION AND FINANCE; BANGLA ESTATE, INC., BASHIR RAHMAN, "JOHN DOES" and "JANE DOES", said names being fictitious, parties intended being possible tenants or occupants of premises, and corporations, other entities or persons who claim, or may claim, a lien against the premises, Defendants.

TO THE ABOVE NAMED DEFENDANTS:

YOU ARE HEREBY SUMMONED to answer the Amended Complaint in this action, and to serve a copy of your Answer, or, if the Amended Complaint is not served with this Supplemental Summons, to serve a Notice of Appearance on the Plaintiff's Attorneys within twenty (20) days after the service of this Summons, exclusive of the day of service, where service is made by delivery upon you personally within the State, or within thirty (30) days after completion of service where service is made in any other manner, and in case of your failure to appear or answer, judgment will be taken against you by default for the relief demanded in the amended complaint.

### NOTICE

### YOU ARE IN DANGER OF LOSING YOUR HOME

**If you do not respond to this summons and complaint by serving a copy of the answer on the attorney for the mortgage company who filed this foreclosure proceeding against you and filing the answer with the court, a default judgment may be entered and you can lose your home. Speak to an attorney or go to the court where your case is pending for further information on how to answer the summons and protect your property. Sending a payment to your mortgage company will not stop this foreclosure action. YOU MUST RESPOND BY SERVING A COPY OF THE ANSWER ON THE ATTORNEY FOR THE PLAINTIFF (MORTGAGE COMPANY) AND FILING THE ANSWER WITH THE COURT.**

The following notice is intended only for those defendants who are owners of the premises sought to be foreclosed or who are liable upon the debt for which the mortgage stands as security.

YOU ARE HEREBY PUT ON NOTICE THAT WE ARE ATTEMPTING TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

The amount of the Debt: \$437,092.38 consisting of principal balance of \$417,000.00 plus interest of \$14,998.93, escrow/impound shortages or credits of \$3,202.06; Broker's Price Opinion, inspection and miscellaneous charges of \$471.35; attorney fee \$925.00 and title search \$495.00. Because of interest and other charges that may vary from day to day, the amount due on the day you pay may be greater. Hence, if you pay the amount shown above, an adjustment may be necessary after we receive the check, in which event we will inform you.

The name of the creditor to whom the debt is owed: U.S. BANK, N.A.

Unless you dispute the validity of the debt, or any portion thereof, within thirty (30) days after receipt hereof, the debt will be assumed to be valid by the herein debt collector.

If you notify the herein debt collector in writing within thirty (30) days after your receipt hereof that the debt, or any portion thereof, is disputed, we will obtain verification of the debt or a copy of any judgment against you representing the debt and a copy of such verification or judgment will be mailed to you by the herein debt collector.

Upon your written request within 30 days after receipt of this notice, the herein debt collector will provide you with the name and address of the original creditor if different from the current creditor.

Note: Your time to respond to the supplemental summons and amended complaint differs from your time to dispute the validity of the debt or to request the name and address of the original creditor. Although you have as few as 20 days to respond to the supplemental summons and amended complaint, depending on the manner of service, you still have 30 days from receipt of this supplemental summons to dispute the validity of the debt and to request the name and address of the original creditor.

TO THE DEFENDANTS: MOHAMMED MOLLAH: If you have obtained an order of discharge from the Bankruptcy court, which includes this debt, and you have not reaffirmed your liability for this debt, this law firm is not alleging that you have any personal liability for this debt and does not seek a money judgment against you. Even if a discharge has been obtained, this lawsuit to foreclose the mortgage will continue and we will seek a judgment authorizing the sale of the mortgaged premises.

Dated: December 19, 2011

s/Mitra Paul Singh, Esq.

Mitra Paul Singh, Esq.

**ROSICKI, ROSICKI & ASSOCIATES, P.C., Attorneys for Plaintiff**

51 East Bethpage Road, Plainview, NY 11803, Phone: (516) 714-2585

The original summons was filed on 9/24/08.

THIS IS AN ACTION TO FORECLOSE A MORTGAGE ENCUMBERING THE REAL PROPERTY KNOWN AS 1 BROADWAY, HOWARD BEACH, NEW YORK AND FOR UNJUST ENRICHMENT.





# Chronicle REAL ESTATE

To Advertise Call 718-205-8000



## Real Estate

**EQUAL HOUSING.** Federal, New York State and local laws prohibit discrimination because of race, color, sex, religion, age, national origin, marital status, familial status or disability in connection with the sale or rental of residential real estate. Queens Chronicle does not knowingly accept advertising in violation of these laws. When you suspect housing discrimination call the Open Housing Center (the Fair Housing Agency for the five boroughs of New York) at 212-941-6101, or the New York City Commission of Human Rights Hotline at 212-306-7500. The Queens Chronicle reserves the right to alter wording in ads to conform with Federal Fair Housing regulations.

## Apts. For Rent

**Howard Beach,** exclusive agent for studios & 1 BR apts, absentee L/L. Call Joe Trotta, Broker @ 718-843-3333

**Howard Beach/Cloverdale,** 1 BR walk-in, sliding door to yard, near shopping, express bus, schools, no pets, no broker fee, free W/D, \$1,025/mo, heat incl, 917-723-0158

**Howard Beach/Hamilton Beach,** 2/3 BRs, W/D, no smoking, outstanding waterfront, \$1,600/mo. Owner, 917-379-1335

**Howard Beach/Lindenwood,** 3 BRs w/terr, 1 1/2 baths, close to all shops & trans, no pets/smoking, credit ck req. Call owner, 917-855-7390

**Howard Beach/Lindenwood,** 2 BR, freshly painted. \$1,250/mo, heat incl. Call 917-886-8276

**Howard Beach/Ozone Park,** 3 1/2 rooms, 1 BR, terr, laundry room on premises and parking. Howard Beach Realty, 718-641-6800

**Jamaica,** 1 BR, EIK, good loc, excel trans, reas rate, neg. Call owner, 718-291-0922.

**Jamaica,** 1 BR, EIK, lg rms, no pets/smoking, near trans, \$975/mo. Call 484-525-9988

**Old Howard Beach,** 1 BR, EIK, DR, LR, no smoking/pets, \$1,200/mo, principals only. Owner, 631-360-1390

**Old Howard Beach,** 1 BR, utils incl, no smoking/pets, refs req, \$900/mo, by owner, 718-738-9812

**Old Howard Beach,** 2 fl, 2 BRs, wood fls, DW, stove, CAC. No pets/smoking, avail immed, \$1,700/mo neg. 718-641-3825.

**Woodhaven,** 2 BRs, also Ozone Park, 1 BR, \$850/mo, garage avail, refs req. Owner 917-520-7902

## Co-ops For Sale

### FLUSHING REGENCY GARDENS

**Newly Renovated Co-op!**  
**JR 4, 1st Floor**

**No Board Approval**  
**Maintainence \$670/month**  
**Sponsor Guttered & Completely Renovated Apt.**

**\$159,990**  
**Cortese Real Estate**  
**718-380-8111**  
**917-319-2047**  
**Avail. 2 & 3 Bedroom Co-ops**

**HOWARD BEACH, CO-OP FOR SALE** 3 1/2 rms, 1 BR, top fl, new kit, updated bath, hardwood fls, all new appl, maint only \$506/mo, move-in cond. Asking \$112,500. CALL NOW! 516-298-7422

## Condos For Sale

**Howard Beach Condo,** 3 BR, 2 bath, townhouse, 2 indoor gar's, 2 outdoor spots, dog ok, \$299K. Connexion I RE, 718-845-1136

**LENDER ORDERED LIQUIDATION SALE!** Southwest Florida. Brand new condo 2BR, 2BA, GARAGE only \$99,900. Same unit sold for \$295K! Gorgeous new 1300 sf condo. All appliances, granite counters, more. Excellent financing. Ask about our fly-n-buy program. Call now 877-526-3631, x439

**NAPLES FLORIDA AREA!** Bank Acquired Luxury Condos Only \$169,900. Same unit sold for \$428,895. Own your brand new condo for pennies on the dollar. Granite counters, tile floors, stainless appliances, more. Enjoy pool, clubhouse, fitness center. Walk to over 20 restaurants/ 100 shops! Must see. Hurry - 90% sold out! Call 1-866-959-2825, x 433

## Open House

**BROAD CHANNEL**  
**SAT 6/30, 12-2pm**  
**14-10 Cross Bay Blvd.**

Seaside Home, 5,000 sq ft Lot w/room for a pool! Gardener's paradise, w/ backyard entertaining, Pvt Dwvy, Cul de Sac.

**BROAD CHANNEL**  
**SAT 6/30, 3-5pm**  
**31 W. 11th Road.**

Waterfront Canal Home, State-of-the-Art Appl, Full bath w/jacuzzi tub. Custom kit w/center island. New siding.

**CHANNEL TEAM REALTY**  
**718-634-5000**

## Open House

### LONG ISLAND REAL ESTATE

**OCEANSIDE - 3535 Oceanside Rd.**  
**Open House SUN, 7/1, 12-2pm**

Hi-Ranch-Poss Mother Daughter Loc Close to Trans & ALL, Asking Only \$369K.

**OCEANSIDE - 2609 Cornwell Pl**  
**Open House, SUN 7/1, 2:30-4:30 pm**

Diamond Ranch, w/Full Bsmnt, Asking \$499K

**OCEANSIDE - 112 Merle Ave.**  
**Open House SUN, 7/1, 12-2pm**  
Great Starter Cape/Oceanside Schools!  
Asking \$355K

**CHARLES RUTENBERG REALTY**

Call Michael Karlen 516-238-7492 or Robert D. Manel 516-458-4847

**Licensed Associate Real Estate Brokers**

## Open House

**OCEANSIDE**

**WATERFRONT PARADISE!**

Asking \$799K, Huge Property, Great Water/4BR Home, Dockage for up to 38 Ft. Boat

**ISLAND PARK - Legal 2 Family Home,**  
Asking \$499K, On 100x100 Property, Incredible Investment!

**SOUTH SHORE LONG ISLAND**  
Diamond Splits/Ranches/Colonials/2 Family Homes and More...

## Houses For Sale

### OZONE PARK CENTERVILLE

1 Family Detached, 4 BRs, 2 1/2 Baths, Fin Bsmnt, Pvt Dwvy, Stainless Steel Appl, All New Granite & Marble Kit & Floors. Asking \$439K

**AGENT PASQUALE**

**718-641-8009**

**EXIT REALTY CENTRAL**

## Prof. Space For Rent

Ozone Park, street level, off Rockaway Blvd, 700 sq ft, ideal for Law, CPA, Insurance, Real Estate, \$1800/mo, neg. Agent Maria, 917-207-4003

## Garage For Rent

Howard Beach/Lindenwood, gar for rent in townhouse condo, 82 St, 917-723-0158

## Land For Sale

**NY Land & Cabin Bargain Sale**  
Classic Adirondack Camp 5 acres- \$29,995. Cozy Cabin- Base Camp 5 acres - \$19,995. Near 1000's of acres of Stateland, lakes, & rivers. Access to snowmobile & ATV trails. Our best deal ever! Call 800-229-7843. See pics at [www.landandcamps.com](http://www.landandcamps.com)

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## Houses For Sale

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**Spectacular 3+ acre bldg parcels**  
**in exclusive development on the**  
**seaside overlooking Chincoteague**  
**Bay, islands and ocean beyond.**  
**\$49,000 - \$65,000**

**Gated entrance, utilities, caretaker, community pier, boat ramp, pool & club house with 2 bdrm owners guest suites. Great climate, low taxes, fishing, clamming, National Seashore beaches nearby. Recent lender sale creates buy of a lifetime, 1/3 original price!**

**(757) 824-5284**

**email: [oceanlandtrust@yahoo.com](mailto:oceanlandtrust@yahoo.com)**

**website & pictures : [www.corbinhall.com](http://www.corbinhall.com)**

Notice of formation of limited liability company. Name: LUCKY Q & X, LLC. Articles of Organization filed with the Secretary of State of New York SSNY on 08/26/2010. Office located in Queens. SSNY has been designated for service of process. SSNY shall mail copy of any process served against the LLC to: 143-16 Willets Point Blvd., Whitestone, NY 11357. Purpose: any lawful purpose.

Notice of Formation of limited liability company. Name: AMERICA MECCA REALTY LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) on 06/08/2012. Office location is Queens County. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail copy of process to the LLC, 79-43 Metropolitan Avenue, Middle Village, NY 11379. The general purpose: For any lawful purpose.

Notice of Formation of limited liability company. Name: BOY WONDER STUDIOS, LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) on 04/04/2012. Office location is Queens County. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail copy of process to the LLC, 89-15 145th Street, Jamaica, NY 11435. The general purpose: For any lawful purpose.

Notice of Formation of limited liability company. Name: WORDSMITH PUBLISHING LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) on 09/02/2011. Office location is Queens County. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail copy of process to C/O UNITED STATES CORPORATION AGENTS, INC., 7014 13th Avenue, Suite 202, Brooklyn, NY 11228. The general purpose: For any lawful purpose.

### OPEN HOUSE OLD HOWARD BEACH SAT 6/30, 12-2pm 97-12 160th Ave.

Brand New Brick Home. 5 Years Young Colonial, 4 BRs, 4 Baths, Fin Bsmnt, High Ceilings, Pavers, Garage, Pvt Dwvy, Sprinkler System, Beautiful Landscaping! Move Right In! Asking \$899K Neg.

**Owner 718-578-1932**

Howard Beach, Sat 6/30, 1-3, 163-22 91 St. Sat 6/30, 1-3, 156-23 87 St. Sat 6/30, 1-3, 164-44 96 St. Jerry Fink RE, 718-766-9175

Richmond Hill, Sun 7/1, 12-2, 104-58 91 Ave. 1 family, 3 BRs, full bsmnt, \$365K. Connexion I RE, 718-845-1136

## Houses For Sale



### HOWARD BEACH/ROCKWOOD PARK

Custom Center Hall  
Colonial with hardwood floors, 2 car garage, indoor endless pool with hot tub, too many extras to list!

**CALL AL AT AJ REALTY FOR HIGHLIGHTS OF THE PROPERTY!**  
**718-738-2626 EXT 114**

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