

PRESENT: HON. LAWRENCE KNIPEL
JUSTICE OF THE SUPREME COURT

9/12/24

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF KINGS

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GOLDEN BRIDGE R2 LLC,	:	Index No.: 512162/24
	:	
Plaintiff,	:	ORDER OF
-against-	:	REFERENCE
	:	
713 SACKMAN STREET CORP., NEW YORK	:	
STATE DEPARTMENT OF TAXATION &	:	
FINANCE, NEW YORK CITY DEPARTMENT	:	
OF TAXATION & FINANCE, HAQQ	:	
CONSTRUCTION CORP, BIG APPLE GROUP	:	
NY LLC, BROOKLYN REBAR LLC, JOHN DOE	:	
# 1 - # 10, JANE DOE # 1 - # 10,	:	
	:	
Defendants.	:	
	:	
-----X	:	

Upon the Summons and Complaint and Notice of Pendency of this action, all filed in the Kings County Clerk's Office on April 30, 2024, and upon the filing of Plaintiff's Motion for Default Judgment and to Appoint Referee to Compute pursuant to RPAPL § 1321 ("Motion"), and along with all other exhibits annexed hereto, and after due deliberation thereon, and

Upon proof that none of the Defendants herein submitted opposition papers to Plaintiff's Motion; and

Upon the Court granting Plaintiff's Motion and after appearing to the satisfaction of this Court that this Action was brought to foreclose a mortgage on real property located at 197-199 New Jersey Avenue, Brooklyn, New York 11207 a/k/a Block 3688, Lot 4, it is hereby;

ORDERED, (i) that this action is hereby referred to Simon Shamoun Esq., with an office at 430 Bay Ridge Pkwy who is Bklyn NY

hereby appointed Referee to ascertain and compute the amount due and owing to Plaintiff for default interest, late fees, attorneys' fees, together with any monies advanced and paid to protect both of Plaintiff's Mortgages, including taxes, assessments, waters charges, sewer, rents, insurance premiums and any other expenses to repair and preserve 197-199 New Jersey Avenue, Brooklyn, New York 11207 a/k/a Block 3688, Lot 4 that become due and owing Plaintiff is entitled to upon which Plaintiff seeks to foreclose hereinafter; (ii) to compute the amounts due those defendants, if any, who are prior incumbrancers of the premises owned by Defendant; (iii) to examine and report whether the property can be sold in parcels; and (iv) that the Referee report to this Court with all convenient speed no later than 30 days of this Order, and it is further

ORDERED, that by accepting this appointment, the Referee certifies that he/she is in compliance with Part 36 of the Rules of the Chief Judge (22 NYCRR Part 36), including, but not limited to § 36.2(c) ("Disqualification from Appointment"), and § 36.2(d) ("Limitations on Appointments based upon Compensation"), and it is further

ORDERED, that pursuant to CPLR 8003(a) the statutory fee of \$350.00, shall be paid to the Referee for the computation stage and upon the filing of his/he report; and it is further

ORDERED, that the Referee is prohibited from accepting or retaining any further for him/herself or paying funds to him/herself without compliance with Part 36 of the Rules of the Chief Administrative Judge and it is further

ORDERED, that if required, the Referee may take testimony pursuant to RPAPL 1321.

9/12/24

ENTER:



Hon. Lawrence Knipel, J.S.C.

**HON. LAWRENCE KNIPEL
ADMINISTRATIVE JUDGE**