**HUDSON VALLEY**

**Building Loans**

Above $1 million

**13 Anthony LLC,** as owner. Lender: Northeast Community Bank. Property: 13 Anthony Drive, Spring Valley. Amount: $1.4 million. Filed May 30.

**Metlife Commercial Mortgage Originator LLC, et al,** as owner. Lender: MCMIF Holdco III LLC. Property: in Rockland. Amount: $5.9 million. Filed June 1.

**Stern, Abraham** and **Elizabeth Stern** as owner. Lender: TD Bank NA. Property: 15 Carlton Lane, Monsey. Amount: $1.8 million. Filed May 31.

Below $1 million

**Brennan Patrick** and **Nataliya Brennan,** as owner. Lender: Citizens Bank NA. Property: in Red Hook. Amount: $$430,200 Filed May 31.

**Flores, Daniel Mendiola** and **Kiara Flores,** as owner. Lender: Homestead Funding Corp. Property: in Red Hook. Amount: $$270,308 Filed May 26.

**Loan Funder LLC Series 42665,** as owner. Lender: Garden Estates LLC. Property: 2 Pecos Court, Monroe. Amount: $961,250 Filed May 31.

**Ulster Savings Bank,** as owner. Lender: M2s 01 LLC, et al. Property: 40 Well Sweep Lane, Chester. Amount: $374,000 Filed May 31.

**Deeds**

Below $1 million

**26 Dean LLC,** Newburgh. Seller: Darling Yvette, White Plains. Property: in Poughkeepsie. Amount: $75,000. Filed May 16.

**3700 Dutchess LLC,** Clinton Corners. Seller: Thyme Enterprises LLC, Millbrook. Property: in Washington. Amount: $715,000. Filed May 16.

**Boateng, Chris Akwasi** and **Lydia Boateng,** Wappingers Falls. Seller: Grove Home Construction LLC, Poughkeepsie. Property: in LaGrange. Amount: $534,500. Filed May 23.

**Boubour, Susan Browning,** Williston Park. Seller: BVA Construction Corp., Hopewell Junction. Property: 92 Frost Hill Road, Pleasant Valley. Amount: $150,000. Filed May 19.

**Burns, Rodney,** Hyde Park. Seller: LCRESS LLC, Poughkeepsie. Property: 380 Mills Cross Road, Staatsburg. Amount: $710,000. Filed May 16.

**Carpio, Angel E.** and **Rosa Leonor Chuquimarca,** Ossining. Seller: US Bank National Association, Irvine, California. Property: 922 Main St., Fishkill. Amount: $445,000. Filed May 17.

**Castaldo, Eric,** Poughkeepsie. Seller: Housing & Urban Development, Washington, D.C. Property: 195 Roosevelt Road, Hyde Park. Amount: $217,000. Filed May 22.

**Clough, Todd M. and Amy Walters-Clough,** Chappaqua. Seller: 25 Old Farm Road Development LLC, Poughkeepsie. Property: in Red Hook. Amount: $85,000. Filed May 17.

**D&Associates Realty Group LLC,** North Baldwin. Seller: The Bank of New York Mellon, Greenville, South Carolina. Property: 7 Hillside Lane, Hopewell Junction. Amount: $236,500. Filed May 25.

**Daves, Donald** and **Corrine Daves,** Boulder, Colorado. Seller: Javis Construction LLC, Stanfordville. Property: in Stanford. Amount: $639,000. Filed May 23.

**Davidowich, Darren** and **Katelyn Davidowich,** Rhinebeck. Seller: 138 East Market Street LLC, Rhinebeck. Property: in Rhinebeck. Amount: $975,000. Filed May 17.

**Decker, Andro** and **Katya S. Decker** Seller: Toll Northeast V Corp., Fort Washington, Pennsylvania. Property: 127 Taconic Way, Fishkill. Amount: $643,500. Filed May 15.

**Ferran, Ruben** and **Janine Ferran,** Boca Raton, Florida. Seller: Mill Brothers LLC, New Fairfield, Connecticut. Property: 66 Hi View drive, Wingdale. Amount: $400,000. Filed May 23.

**Gray, Ronald L.,** LaGrangeville. Seller: 159 S. Parliman Holding Inc., LaGrangeville. Property: 159 S. Parliman Road, LaGrangeville. Amount: $450,000. Filed May 25.

**Greenhouse, Michael** and **Stacie Greenhouse,** Ridgewood, New Jersey. Seller: River Ridge Associates LLC, Livingston, New Jersey. Property: in Hyde Park. Amount: $534,000. Filed May 16.

**Han, Geujin,** Long Island City. Seller: Quarfelt Enterprises LLC, Clinton Corners. Property: Quarfelt Road, Milan. Amount: $95,000. Filed May 25.

**Hausler, Crystal,** Wingdale. Seller: Pre Holdings LLC, Middletown, Rhode island. Property: 11 Cottage Ave., Dover. Amount: $285,000. Filed May 23.

**HB1 Alternative Holdings LLC,** West Palm Beach, Florida. Seller: Patrick Gartland, Poughkeepsie. Property: 30 Johnson Road,

LaGrangeville. Amount: $314,500. Filed May 15.

**Hudson Riverview 34 LLC,** Hyde Park. Seller: Rymph Road Properties Ltd., Staatsburg. Property: in Hyde Park. Amount: $150,500. Filed May 17.

**Hudson Value Partners LLC,** Salisbury Mills. Seller: Brown Garrett III, Dover, Delaware. Property: 34 Market St., Chelsea. Amount: $215,000. Filed May 15.

**Iadone, Sandra** and **Louis R. Iadone,** St. Petersburg, Florida. Seller: Toll Northeast V Corp., Fort Washington, Pennsylvania. Property: in Fishkill. Amount: $595,000. Filed May 23.

**Isanthes LLC,** Seattle, Washington. Seller: Richard B. Fahey, Poughkeepsie. Property: 22 Sycamore Drive, Hyde Park. Amount: $173,500. Filed May 23.

**Johnson, Samuel K.** and **Kyra L. Johnson,** Mount Vernon. Seller: Grove Home Construction LLC, Poughkeepsie. Property: in

LaGrange. Amount: $506,500. Filed May 16.

**Lewicki, Robert** and **Maureen Falvey,** Chappaqua. Seller: 25 Old Farm Road Development LLC, Poughkeepsie. Property: in Red Hook. Amount: $85,000. Filed May 24.

**Malik, Kanwarjeet,** Newark, New Jersey. Seller: Kk2021 Holdings Inc., Poughkeepsie. Property: 187N Grand Ave., Poughkeepsie. Amount: $350,000. Filed May 15.

**Martucci Realty Corp.,** Wappingers Falls. Seller: Kennedy Deborah, East Durham. Property: 1 Brown Ave., Poughkeepsie. Amount: $175,000. Filed May 25.

**Miranda, Catherine R.** and **Philip Chan,** Elmsford. Seller: Brimstone North Corp, Patterson. Property: 18 Rodina Drive, Pawling. Amount: $585,000. Filed May 15.

**Odonnell Residential Construction Inc.,** Hopewell Junction. Seller: Tague Charles F. Jr., Millsboro, Delaware. Property: 133 Vassal Road, Poughkeepsie. Amount: $100,000. Filed May 23.

**Rodriguez, Luis,** Poughkeepsie. Seller: US Bank National Trust, Dallas, Texas. Property: 10 Van Siclen Drive, Poughkeepsie. Amount: $315,000. Filed May 24.

**Schlanger, Steven** and **Alison Schlanger,** Port Washington. Seller: 25 Old Farm Road Development LLC, Poughkeepsie. Property: in Red Hook. Amount: $85,000. Filed May 22.

**Smith, Regina M.** and **Chad G. Lewin,** New York. Seller: Grove Home Construction LLC, Poughkeepsie. Property: in

LaGrange. Amount: $564,000. Filed May 23.

**US Bank National Trust Association,** St. Paul, Minnesota. Seller: Lester M. Szmigiel, Pleasant Valley. Property: 16 Shunpike, Clinton Corners. Amount: $358,500. Filed May 24.

**Velocity House Buyers LLC,** Monroe. Seller: Edward Schaeffer, Poughkeepsie. Property: 52 Robin Road, Poughkeepsie. Amount: $221,000. Filed May 16.

**VMG Properties LLC,** Wappingers Falls. Seller: S&B Properties Inc., VMG Properties LLC, Property: 115 New Hackensack Road, Wappinger Falls. Amount: $385,000. Filed May 23.

**Williams, Joan E.,** LaGrangeville. Seller: Parkour Properties LLC, Hopewell Junction. Property: 21 Alden Terrace, Millbrook. Amount: $365,000. Filed May 18.

**Windwood Properties LLC,** New Windsor. Seller: Gerald P. McCrudden, Fishkill. Property: in Fishkill. Amount: $416,500. Filed May 16.

**Judgments**

**Accurso, Dominick,** Brewster. $2,194 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 19.

**Acuna, Pamela** and **Maximiliano Mendez,** Newburgh. $5,100 in favor of Newburgh SHG 28 LLC, Newburgh. Filed May 22.

**Amilivia, Kenny,** Port Jervis. $16,500 in favor of Wardach Anna, Middletown. Filed May 18.

**Aquilino, Jeffrey,** Brewster. $10,950 in favor of Alex Minder, San Jose, California. Filed May 9.

**Ashley, Robert** and **Dunrite Construction II Corp.,** Mahopac. $25,006 in favor of Action Fuel Oil Corp., Mahopac Falls. Filed May 11.

**Bello, Charles J.,** Carmel. $8,982 in favor of JPMorgan Chase Bank NA, Wilmington, Delaware. Filed May 5.

**Bien, Amber,** Middletown. $7,032 in favor of Citibank, Sioux Falls, South Dakota. Filed May 23.

**Bradbury, Patrick,** Tuxedo Park. $172,625 in favor of American Express National Bank, Sandy, Utah, Filed May 26.

**Bradby, Douglas,** Pleasant Valley. $42,217 in favor of Huff Jessica, New Windsor. Filed May 22.

**Bunora, James R.,** Walden. $8,338 in favor of Credit Acceptance Corp., Southfield, Michigan. Filed May 19.

**Caposella, Mark,** Brewster. $6,600 in favor of David Stavola, Yorktown Heights. Filed May 9.

**Carley, James A.,** Mahopac. $6,642 in favor of JPMorgan Chase Bank NA, Wilmington, Delaware. Filed May 5.

**Carley, James A.,** Mahopac. $5,720 in favor of JPMorgan Chase Bank NA, Wilmington, Delaware. Filed May 5.

**Carley, James,** Mahopac. $2,788 in favor of JPMorgan Chase Bank NA, Wilmington, Delaware. Filed May 5.

**Carson, Zarac,** Pine Bush. $5,220 in favor of Bank of America, Charlotte, North Carolina. Filed May 25.

**Castro & Sons Acquisitions LLC, et al,** Newburgh. $38,528 in favor of Trinity Advance LLC, Dover, Delaware. Filed May 19.

**Chach, Anthony J.,** Mahopac. $5,481 in favor of Capital One NA, Glen Allen, Virginia. Filed May 4.

**Colasurdo, Christine,** Garrison. $3,126 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 19.

**Conde, Jackie, et al,** Middletown. $1,110 in favor of Midland Credit Management Inc., San Diego, California. Filed May 23.

**Conde, Jackie, et al,** Middletown. $2,969 in favor of Midland Credit Management Inc., San Diego, California. Filed May 23.

**Correa, Yulissa,** Brewster. $20,025 in favor of JPMorgan Chase Bank NA, Wilmington, Delaware. Filed May 5.

**Cotters, Cheryl A.,** Mahopac. $8,032 in favor of Ford Motor Credit Company LLC, Dearborn, Michigan. Filed May 16.

**Curtis, Candy,** New Windsor. $18,353 in favor of Christopher DiLeo, Brewster. Filed May 19.

**Defazio, Stephen J.,** Brewster. $1,045 in favor of Western Connecticut Medical Group, Bethel, Connecticut. Filed May 26.

**Dembek, Heather,** Port Jervis. $1,021 in favor of Capital One Bank, Richmond, Virginia. Filed May 25.

**DePalma, Richard M. Jr.,** Carmel. $5,225 in favor of Bank of America NA, Charlotte, North Carolina. Filed May 26.

**Destefano, Andrew,** Patterson. $4,303 in favor of Citibank NA, Sioux Falls, South Dakota. Filed May 19.

**Deyo, Clare M.,** Carmel. $4,887 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed May 1.

**Diaz, Anthony,** Middletown. $12,280 in favor of Credit Acceptance Corp., Southfield, Michigan. Filed May 22.

**Edwards, Andre,** Highland Mills. $1,409 in favor of Midland Funding LLC, San Diego, California. Filed May 25.

**Fisher, David J.,** Cold Spring. $14,746 in favor of Crown Asset Management LLC, Duluth, Georgia. Filed May 25.

**Foster, David A., et al,** Newburgh. $3,400 in favor of Juda Schwartz, Monroe. Filed May 22.

**Frontera, Anthony** and **Antonios Cupcake Factory Inc.,** Newburgh. $18,169 in favor of 145 Windsor Highway LLC, Newburgh. Filed May 23.

**Galvin, William,** Middletown. $4,504 in favor of CVI Loan Trust I, Wilmington, Delaware. Filed May 22.

**Giorgio, Brittany,** Poughkeepsie. $1,662 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 12.

**Gjelaj, Vasel,** Mahopac. $3,253 in favor of Ford Motor Credit Company LLC, Dearborn, Michigan. Filed May 16.

**Gonzalez, Angel R.,** Putnam Valley. $2,383 in favor of Discover Bank, New Albany, Ohio. Filed May 1.

**Green, Garfield,** Florida. $12,198 in favor of Glenview Hills HOA Inc, Wallkill. Filed May 18.

**Guevara, Luis,** Newburgh. $1,901 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 24.

**Hall, Tania Andrea,** Middletown. $3,936 in favor of Nazeel Muslim, Middletown. Filed May 22.

**Henriquez, Carlos,** Middletown. $11,302 in favor of Capital One, Richmond, Virginia. Filed May 25.

**Ifafore, Waidi,** Middletown. $2,452 in favor of Montefiore Saint Luke’s Cornwall Hospital, Newburgh. Filed May 23.

**Jacobowitz, Menachem,** Monroe. $3,281 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 25.

**Jones, Michael C.,** Clinton, South Carolina. $10,800 in favor of Laurie A. Jones, Woodbridge, Virginia. Filed May 22.

**Knapp, Stephanie,** Middletown. $2,797 in favor of Cavalry SPV I LLC and Synchrony Bank, Valhalla. Filed May 22.

**Kukaj, Arijeta,** Tuxedo Park. $1,611 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 24.

**Lake, Arianne,** Newburgh. $27,709 in favor of Hudson Valley Care Partners LLC, et al, Highland. Filed May 25.

**Lewis, Kristen, et al,** Yonkers. $54,702 in favor of SKMF HOE Management LLC, Monroe. Filed May 25.

**Louey, Chad B.,** Chester. $4,110 in favor of Hope C. Thorpe, Walden. Filed May 22.

**Lugo, Edgar,** Goshen. $65,223 in favor of Milky Way II LLC, Miami Beach, Florida. Filed May 24.

**Lupton, John,** Staten Island. $26,756,751 in favor of John McMillen, Brewster. Filed May 10.

**Marineau, Michaela,** Carmel. $2,618 in favor of Discover Bank, New Albany, Ohio. Filed May 1.

**Matos, Reinaldo,** Newburgh. $4,528 in favor of Capital One, Glen Allen, Virginia. Filed May 18.

**Mcindoe, Debra,** Carmel. $5,419 in favor of Capital One National Association, McLean, Virginia. Filed May 3.

**Mclaughlin, Donald T.,** Monroe. $11,156 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 24.

**McNeill, John,** Brewster. $9,868 in favor of Drake Loeb PLLC, New Windsor. Filed May 3.

**Mejia, Michael,** Newburgh. $3,881 in favor of Capital One, Richmond, Virginia. Filed May 25.

**Micewicz, Kim Eunsol** and **Eunsol Kim Micewicz,** Patterson. $5,709 in favor of JPMorgan Chase Bank NA, Wilmington, Delaware. Filed May 5.

**Michael, Kimberly Alexae,** Putnam Valley. $4,711 in favor of Bank of America NA, Charlotte, North Carolina. Filed May 4.

**Miller, Paul K.,** Monroe. $10,853 in favor of Capital One, Glen Allen, Virginia. Filed May 19.

**Milohnic, Steven,** Naples, Florida. $489,607 in favor of Diane Milohnic, Hopewell Junction. Filed May 10.

**Mongrella, Mark,** Port Jervis. $2,323 in favor of Nemerofsky Plastic Surgery Corp., Denville, New Jersey. Filed May 25.

**Obrien, Sean Stephen M.,** Seaford, Delaware. $18,049 in favor of TEG Federal Credit Union, Poughkeepsie. Filed May 25.

**Oliveira, Ana,** Mahopac. $1,623 in favor of Petro Inc. and Burke Heat, Woodbury. Filed May 5.

**Pettigrew, Julius Jr.,** New York. $3,574 in favor of Renee A. Strickland, Middletown. Filed May 22.

**Progressive American Inurance Co.,** Los Angeles, California. $5,010 in favor of Geico General Insurance Co. and Denis Lunique, Woodbury. Filed May 25.

**Ramirez, Juan C.,** Patterson. $2,607 in favor of Capital One NA, Richmond, Virginia. Filed May 15.

**Ramirez, Juan C.,** Patterson. $4,122 in favor of Capital One NA, Richmond, Virginia. Filed May 15.

**Ramsey, Kelli,** Newburgh. $25,000 in favor of Brooklyn on The Hudson LLC, Newburgh. Filed May 23.

**Reyes, Nubia,** Mahopac. $4,075 in favor of Capital One NA, Glen Allen, Virginia. Filed May 4.

**Rodgers, Christine L., et al,** Carmel. $14,275 in favor of Jonsts Properties LLC, Carmel. Filed May 23.

**Rodriguez, Juan,** Middletown. $1,497 in favor of Midland Credit Management Inc,, San Diego, California. Filed May 23.

**Rokitko, Helen,** Middletown. $1,416 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 22.

**Rydell, Kathleen A.,** Warwick. $9,338 in favor of Citibank, Sioux Falls, South Dakota. Filed May 23.

**S&L Health Spa Inc.,** Harriman. $194,255 in favor of Emilie Nasca, Island Park. Filed May 24.

**Santana, Carmelo,** Mahopac. $9,690 in favor of Capital One NA, Glen Allen, Virginia. Filed May 25.

**Saquinaula, Carlos,** Cold Spring. $6,848 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed May 17.

**Scro, Frank,** Brooklyn. $40,679 in favor of Kantrowitz Goldhamer & Graifman PC, Montvale, New Jersey. Filed May 24.

**Scro, Frank,** Brooklyn. $151,237 in favor of Donna M. Scro, College Point. Filed May 24.

**Sharfman, Myra,** Warwick. $2,987 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed May 23.

**Smith, Calvin L. Jr.,** Port Jervis. $15,333 in favor of Amanada Perez Sukennikoff, Port Jervis. Filed May 22.

**Stevenson, Kush,** Middletown. $12,818 in favor of Heritage Financial Credit Union, Middletown. Filed May 25.

**Swarton, Raquel,** Harriman. $2,950 in favor of Brookside Gardens Associates LLC, Highland Mills. Filed May 19.

**Takemori, Tensho Noah,** Warwick. $6,649 in favor of Bank of America, Charlotte, North Carolina. Filed May 19.

**Timmins, Lisa,** Mahopac. $6,391 in favor of 910 S. Lake Blvd LLC, Briarcliff Manor. Filed May 23.

**Torres, Jessica,** Newburgh. $6,000 in favor of Vincent Crisci, Newburgh. Filed May 25.

**Travelers Property Casualty Co of America,** Buffalo. $9,276 in favor of Geico General Insurance Co. and Amit Shashank, Woodbury. Filed May 26.

**Trimlett, Diane,** Warwick. $2,507 in favor of Oradell Animal Hospital, Paramus, New Jersey. Filed May 19.

**Vangorden, Daniel,** Middletown. $1,420 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed May 22.

**Vazquez, Rivera Jose L.,** Middletown. $5,000 in favor of Ines Torijano, Middletown. Filed May 23.

**Vurchio, Phillip,** Montgomery. $4,429 in favor of Lakeside at Montgomery HOA Inc., Red Hook. Filed May 19.

**Waldbaum, Louis,** Mahopac. $3,479 in favor of Synchrony Bank, Draper, Utah. Filed May 17.

**Walsh, Damien,** Putnam Valley. $10,328 in favor of Discover Bank, New Albany, Ohio. Filed May 24.

**Walter, Peter J.,** Jonesborough, Tennessee. $12,891 in favor of Allison J. Pikul, Florida. Filed May 22.

**Wright, James H.** and **Kathleen Wright,** Port Jervis. $21,121 in favor of Park Manor Acquisition III LLC and Middletown Park Rehabilitation & Health Care Center, Middletown. Filed May 26.

**Zamrzla, Miroslav,** Mahopac. $5,375 in favor of American Express National Bank, Sandy, Utah, Filed May 10.

**Mechanic’s Liens**

**211 Equities LLC,** as owner. $312,754 in favor of 5 L Enterprises Inc. Property: 1089 Route 211E, Wallkill. Filed May 30.

**Continental Group Holdings LLC,** as owner. $13,337 in favor of Precision Painter Plus Inc. Property: 160 Route 303, West Nyack. Filed May 31.

**Kinan, Mutaz** and **Angelia Kinan.** as owner. $250,715 in favor of JSJ Remodeling LLC. Property: 30 Thistle Lane, East Fishkill. Filed May 30.

**New Businesses**

*This paper is not responsible for typographical errors contained in the original filings.*

Partnerships

**Davis Painting,** 20 Anderson Place, Monroe 10950. c/o Jose Jeremias Lainez and Ramos Mery Yaneth Munoz. Filed May 31.

Sole Proprietorships

**Academy Livery Academy Taxi,** 38A Lake St., Highland Falls 10928. c/o Charlton D. Ellis. Filed May 31.

**Austins Power Wash,** 327 Rakov Road, Maybrook 12543. c/o Adrian Austin Cifuentes. Filed May 31.

**BT GT & Family Halal Take Out Restaurant,** 201 South St., Newburgh 12550. c/o Gloria D. Adams. Filed May 26.

**Classic Comics Art,** 544 E. Main St., No. 41, Middletown 10940. c/o Orlando Cruz. Filed May 26.

**Crystal Cleaners,** 24 Lake St., Apt. 25, Monroe 10950. c/o Armando Rodriguez Munoz. Filed May 30.

**J&E Painting Service,** 76 Robinson Ave., No. 1, Newburgh 12550. c/o Johnathan Mantilla Sanchez. Filed May 30.

**Strandz,** 88 Dunning Road, Suite 227, Middletown 10940. c/o Jennifer L. Champion. Filed May 30.