**WESTCHESTER**

**Court Cases**

**U.S. Bankruptcy Court**

**White Plains & Poughkeepsie**

**Local business cases, Nov. 1 - 7**

**Jonathan Mende, Warwick re. Private Jet Management Inc., et al,**

23-35920-CGM: Chapter 7, assets $742,855, liabilities $7,607,960.

Attorney: Simon D. Haysom.

**Brandon** and **Marina Quiceno, Suffern, re. Innovative Security Design Inc., et al,**

23-22825-SHL: Chapter 7, assets $399,031, $400,416.

Attorney: Allen A. Kolber.

**U.S. District Court, White Plains**

**Local business cases, Nov. 1 - 7**

**Joffre Naula Siguencia, Queens, et al ,vs. Gibello LLC, Rhinebeck, et al,** 23-cv-6814-PMH: Fair Labor Standards Act.

Attorneys: Galen C. Baynes and Louis Pechman for plaintiffs, Joshua E. MacKey and Christina A. Mazzarella for defendants.

**Mahmoud Abdou, Pelham vs. United Hebrew Management Corp., New Rochelle, et al,**

23-cv-9617-CS: Family and Medical Leave Act.

Attorney: Thomas S. D'Antonio.

**Pokam Ngomsi, Summit, Missouri vs. Northeast Kia, White Plains,**

23-cv-9628-PMH: Truth in Lending.

Attorney: David M. Kasell.

**The Cambium Condominium, Larchmont vs. Admiral Indemnity Co., Rutherford, New York,**

23-9633-KMK: Breach of contract.

Attorney: Barry L. Gerstman.

**Joseph Haley, Hernando, MS, et al vs. IBM, Armonk, et al,**

23-cv-9679-NSR: Negligence, data breach, class action.

Attorney: Michael A. Toomey.

**Kathleen Carelli, Rockland County vs. Route 304 and Bardonia Road LLC, Rockland, et al,**

23-cv-9720-NSR: Personal injury. removal from Rockland Supreme Court.

Attorney: Anthony M. Napoli.

**Kristal Mize, Marion County, Florida vs. IBM, Armonk, et al,**

23-cv-9725: Negligence, data breach, class action.

Attorney: James M. Evangelista.

**Vincent Artis, Sloatsburg vs. Phelps Memorial Hospital Association, Sleepy Hollow, et al,**

23-cv-9827-KMK: Job discrimination.

Attorney: Michael D. Diederich Jr.

**Charly Acquisitions, Channel Islands, et al, vs. 43 N. Broadway LLC, White Plains, et al,**

23-cv-9851: Copyright infringement.

Attorney: Leo M. Licthman.

**Deeds**

Above $1 million

**15 Hillside LLC,** Pelham. Seller: Tapani A. and Tong Salonen, Larchmont. Property: 15 Hillside Place, Rye City. Amount: $2.3 million. Filed Oct. 20.

**30 Herriot Holdings LLC,** Brooklyn. Seller: 30 Herriot Plaza LLC, Brooklyn. Property: 30 Herriot Place, Yonkers. Amount: $2.1 million. Filed Oct. 19.

**84 Salem Road LLC,** Pound Ridge. Seller: Chris and Rebecca Downs, Pound Ridge. Property: 84 Salem Road, Pound Ridge. Amount: $1.1 million. Filed Oct. 23.

**Alfredo, Robert P.,** Brookfield, Connecticut. Seller: IREP-CG Armonk Road LLC, Brewster. Property: 456 Armonk Road, New Castle. Amount: $1.2 million. Filed Oct. 24.

**Fayette Carthage Homes LLC,** Scarsdale. Seller: Gu Ting, New York. Property: 92 Carthage Road, Scarsdale. Amount: $3.1 million. Filed Oct. 23.

**HTG Management LLC,** Armonk. Seller: Alexander Aqel and April Whitehead, Irvington. Property: 35 Sarles St., North Castle. Amount: $3 million. Filed Oct. 19.

**Hystc III LLC,** Armonk. Seller: Lynn and William Bagliebter, Scarsdale. Property: 20 Agnew Farm Road, North Castle. Amount: $1.1 million. Filed Oct. 20.

**IREP-CG Green Valley LLC,** Scarsdale. Seller: 75 Kenmare 3D LLC, Armonk. Property: 40 Green Valley Road, North Castle. Amount: $2.8 million. Filed Oct. 20.

**Kravitz, Barbara,** Katonah. Seller: 162 Cherry St LLC, New York. Property: 162 Cherry St., Bedford. Amount: $1.3 million. Filed Oct. 25.

**Longobucco, Pat,** White Plains. Seller: HSBC Bank USA, Coppell, Texas. Property: 18 Edgewood St., White Plains. Amount: $1 million. Filed Oct. 23.

**M&J Realty Association,** Woodland Hills, California. Seller: Brookfield Resource Management Inc., Elmsford. Property: 0 Hayes St., Greenburgh. Amount: $1.3 million. Filed Oct. 25.

**Portuguese Community Center New Rochelle Inc.,** New Rochelle. Seller: Grace Tabernacle Church of The Assemblies of God, New Rochelle. Property: 109 Fourth St., New Rochelle. Amount: $1 million. Filed Oct. 19.

**Sanders, Victoria** and **Diane Dickensheid,** Stone Ridge. Seller: Dream Farm LLC, New York. Property: 156 Indian Hill Road, Bedford. Amount: $1.7 million. Filed Oct. 25.

**Somerstown North LLC,** Boulder, Colorado. Seller: Ortiz Corina, Ossining. Property: 90 Somerstown Road, Ossining. Amount: $1.1 million. Filed Oct. 24.

**Wu, Jingsheng,** Chappaqua. Seller: 34 Pebblebrook Way LLC, New Rochelle. Property: 34 Pebblebrook Way, Mount Pleasant. Amount: $1.3 million. Filed Oct. 20.

Below $1 million

**125 South 12th Avenue LLC,** Mount Vernon. Seller: Kareen I. James, Cortland Manor. Property: 125 12th Ave., Mount Vernon. Amount: $599,000. Filed Oct. 25.

**186 Brookdale Avenue LLC,** Lake Success. Seller: Juan R. M. Galvan, New Rochelle. Property: 186 Brookdale Ave., New Rochelle. Amount: $600,000. Filed Oct. 23.

**2 Westfield LLC,** White Plains. Seller: Brian and Eileen Leeney, Harrison. Property: 2 Westfield Lane, White Plains. Amount: $998,000. Filed Oct. 20.

**212 E. Third Street Realty Corp.,** Mount Vernon. Seller: 218 E. Third Street LLC, Hewlett. Property: 212 E. Third St., Mount Vernon. Amount: $340,000. Filed Oct. 19.

**216 Third Ave Pelham LLC,** Pelham. Seller: Anderson Clive, Pelham. Property: 216 Third Ave., Pelham. Amount: $900,000. Filed Oct. 19.

**Amodio, Michael P.,** White Plains. Seller: 57 Cliff Ave Yonkers Corp., Yonkers. Property: 57 Cliff Ave., Yonkers. Amount: $623,000. Filed Oct. 19.

**Andino, Jewelian,** Peekskill. Seller: Your New Home LLC, Peekskill. Property: 4 Rolling Way, G, Peekskill. Amount: $25,000. Filed Oct. 20.

**AVBdesigns Inc.,** Somers. Seller: Maria DiStefano, Somers. Property: 955C Heritage Hills, Somers. Amount: $555,000. Filed Oct. 24.

**BGRS LLC,** Burr Ridge, Illinois. Seller: Sulma and Shamlee Mohammed, New Rochelle. Property: 79 Parkview Road, Greenburgh. Amount: $695,000. Filed Oct. 19.

**Bolduc, Stephen,** Armonk. Seller: Hisown LLC, Armonk. Property: 2 Sunrise Place, North Castle. Amount: $650,000. Filed Oct. 24.

**Cardam Property Group Inc.,** Croton-on-Hudson. Seller: 1 Edward Street LLC, Briarcliff Manor. Property: 1 Edward St., Ossining. Amount: $650,000. Filed Oct. 20.

**Casa Cerrada LLC,** Port Chester. Seller: Jose F. Romero, Port Chester. Property: 150 Hobart Ave., Rye Town. Amount: $740,000. Filed Oct. 25.

**Chagares Holding Corp,** Wyckoff, New Jersey. Seller: Qiao Y. and Xi Zheng, Brooklyn. Property: 75 Smith St., Rye Town. Amount: $850,000. Filed Oct. 23.

**Congregation Sons of Israel of Ossining New York,** Briarcliff Manor. Seller: Steven and Judith Kane, Briarcliff Manor. Property: 124 Apple Lane, Ossining. Amount: $700,000. Filed Oct. 19.

**Dearbob Enterprises LLC,** Bronxville. Seller: Sasha A. Karunaratne, Lindenhurst. Property: 11 Greenridge Ave., White Plains. Amount: $282,000. Filed Oct. 24.

**H&B Partners Inc.,** Nanuet. Seller: Giovanni Grimaldi, Norwalk, Connecticut. Property: 155 Stone Meadow, 155, Lewisboro. Amount: $375,000. Filed Oct. 25.

**H&B Partners Inc.,** Nanuet. Seller: Oluwatoyin and Augustin Bassy, Bronx. Property: 9 Acker Ave., Ossining. Amount: $660,000. Filed Oct. 23.

**Hales, Mary Jane,** Montrose. Seller: 1122 Main Street Partners LLC, Baltimore, Maryland. Property: 1124 Main St., Peekskill. Amount: $750,000. Filed Oct. 20.

**Home Crest Properties Corp.,** Yonkers. Seller: Jennifer Thoman, Yonkers. Property: 35 Grant St., Yonkers. Amount: $797,000. Filed Oct. 23.

**Kendelot Corp.,** White Plains. Seller: Sokol Mjeshtri and Briken Mjeshtri, Mahopac. Property: Mamaroneck Ave., White Plains. Amount: $247,000. Filed Oct. 19.

**Ll Parcel E LLC,** Fort Washington, Pennsylvania. Seller: Natalia B. and Guy Devyatkin, Brooklyn. Property: 100 Legend Drive, Unit 205, Mount Pleasant. Amount: $956,000. Filed Oct. 20.

**Lord & Chin Properties LLC,** Yonkers. Seller: Curtis Chambers and Angela A. Wright, Bronx. Property: 15 Hutchinson Blvd., Mount Vernon. Amount: $549,000. Filed Oct. 19.

**Marom, Naomi** and **Michael Marom,** Scarsdale. Seller: Michigan E&A Holdings LLC, Bellmore. Property: 201 Healy Ave., Greenburgh. Amount: $625,000. Filed Oct. 19.

**MEM FLIPP Corp.,** Bronxville. Seller: Simmons Melissa, New Rochelle. Property: 69 Coligni Ave., New Rochelle. Amount: $525,000. Filed Oct. 25.

**Muller, Joan,** New Rochelle. Seller: Shelburne Road Realty LLC, Tuckahoe. Property: 55 Elm St., New Rochelle. Amount: $275,000. Filed Oct. 25.

**Murray, Sidney A.,** New Bedford, Massachusetts. Seller: Cazho Family Properties LLC, Bronx. Property: 1181 Post Road, Scarsdale. Amount: $730,000. Filed Oct. 24.

**New Residential Mortgage Loan Trust 2015-2,** Coppell, Texas. Seller: 468 S. Fourth Ave LLC, Mount Vernon. Property: 468 Fourth Ave., Mount Vernon. Amount: $196,000. Filed Oct. 23.

**Palm Avenue Hialeah Trust,** Miami Beach, Florida. Seller: 157 West Second Street LLC, Bronx. Property: 157 Second St., Mount Vernon. Amount: $370,000. Filed Oct. 20.

**Palotta, Diomara,** Sleepy Hollow. Seller: High Ridge Developers LLC, Hartsdale. Property: 3 Pine St., Harrison. Amount: $575,000. Filed Oct. 23.

**Powell, Mary,** New Rochelle. Seller: ASG Development of Westchester LLC, Yonkers. Property: 12 The Serpentine, New Rochelle. Amount: $600,000. Filed Oct. 19.

**Pretty Boys Buy LLC,** Bronx. Seller: Leighton Johnson, Bronx. Property: 79 New Haven Rail Road St., Mount Vernon. Amount: $630,000. Filed Oct. 24.

**Reynolds, Barbara J.,** Pelham. Seller: LW Premier Development Realty Corp., Pelham. Property: 537 Second Ave., Pelham. Amount: $699,000. Filed Oct. 25.

**Richter, Jeffrey A.** and **Julie Ades,** Ossining. Seller: Compelling LLC, Huntington. Property: 64 Orchard Drive, Ossining. Amount: $360,000. Filed Oct. 24.

**Schlecht, Arlene,** Dobbs Ferry. Seller: Green Day Management LLC, Yonkers. Property: 36 Bellair Drive, Greenburgh. Amount: $610,000. Filed Oct. 24.

**Sullivan, Margaret I.,** Walden. Seller: Gitsit Solutions LLC, Orange, California. Property: 1608 Hyatt Ave., Peekskill. Amount: $481,000. Filed Oct. 20.

**Town of Cortlandt,** Cortlandt Manor. Seller: Midac LLC, Putnam Valley. Property: Hudson River, Route 9, Cortlandt. Amount: $39,000. Filed Oct. 25.

**Trent, Bruce L.,** Scarsdale. Seller: Santander Bank NA, Reading, Pennsylvania. Property: 90 Fenimore Road, New Rochelle. Amount: $662,000. Filed Oct. 20.

**US Bank NA,** Armonk. Seller: Carlos L. Otavalo, Cortland Manor. Property: 43 Baker St., Cortlandt. Amount: $345,000. Filed Oct. 25.

**US Bank NA,** Armonk. Seller: Welintong C. Baez and Rose Santana Genao, Corona. Property: 171 Bretton Road, Yonkers. Amount: $399,000. Filed Oct. 24.

**US Bank Trust NA,** Dallas, Texas. Seller: Ardit and Besmir Mekshiqi, Scarsdale. Property: 23 Union Place, Yonkers. Amount: $551,000. Filed Oct. 25.

**Wade, Melvyn,** Mount Vernon. Seller: United Purchase Estates LLC, Brooklyn. Property: 185 Sheridan Ave., Mount Vernon. Amount: $460,000. Filed Oct. 25.

**White Plains Equities LLC,** Bronxville. Seller: Edwin Delgado Jr. and Yolanda Delgado, Yonkers. Property: 312 Main St., 4H, White Plains. Amount: $250,000. Filed Oct. 20.

**Federal Tax Liens, $10,000 or greater,**

**Westchester County, Nov. 1 - 7**

**Barber, Eric A.:** New Rochelle, 2014 - 2018 personal income, $240,098.

**Brathwaite, Evelyn:** Yonkers, 2010 - 2012 personal income, $36,132.

**Bryant, Antonia:** Yonkers, 2016 - 2022 personal income, $15,689.

**Dixon, T. Troy** and **Keisha Dixon:** Scarsdale, 2021 personal income, $974,776.

**Express Valet Company LLC:** New Rochelle, 2022 - 2023 employer quarterly taxes, $14,419.

**Lasalle, Daniel** and **Jennifer Lasalle:** Eastchester, 2021 - 2022 personal income, $14,131.

**McGowan, Diane:** Croton-on-Hudson, 2017 personal income, $37,114.

**Panza, Rosa:** Peekskill, 2013 - 2016, 2019 personal income, $20,076.

**Pasato, Julio:** Peekskill, 2013 - 2016, 2019 personal income, $20,076.

**Stephens, Minerva:** Ossining, 2022 personal income, $68,707.

**Workers' Compensation Board**

*Failure to carry insurance or for work-related injuries and illnesses.*

**216 Thompson Street Associates,** Mount Vernon. Amount: $21,000.

**ACG Builders Group LLC,** Elmsford. Amount: $22,500.

**Arshad Ali**, president,Brooklyn. Amount: $6,000.

**Atelier Kitchens Inc.,** Port Chester. Amount: $21,000.

**Augx Labs Inc.,** Irvington. Amount: $12,000.

**Danbury Gasoline Inc.,** Thornwood. Amount: $25,500.

**Dunn Right Closing Corp,** Yonkers. Amount: $21,000.

**Eltawil Ahmed,** Yonkers. Amount: $4,412.

**Ethan & Nylah Auto Mechanic Corp.,** Yonkers. Amount: $21,000.

**Fansview Inc.,** White Plains. Amount: $4,500.

**Green Light Environmental Inc.,** Mount Vernon. Amount: $21,000.

**IHS LLC,** Ardsley. Amount: $30,000.

**J&G Scaffold Corp.,** Mount Vernon. Amount: $34,000.

**Jennifer Cleaning Corp.,** Port Chester. Amount: $21,000.

**Khushal Corp.; Arshad Ali,** president,Brooklyn. Amount: $6,000.

**Main Deli & Grocery Inc.,** Ossining. Amount: $14,000.

**Moussa Diallo,** Yonkers. Amount: $21,000.

**MS Consulting & Estimating Inc.,** Yonkers. Amount: $21,000.

**Mumfi & Sons Corp.,** Tarrytown. Amount: $5,250.

**Next Box LLC,** Elmsford. Amount: $22,000.

**Two Zs Corp.** Yonkers. Amount: $21,000.

**Viveo Operations LLC,** Pelham. Amount: $2,000.

**Westchester Technologies Inc.,** Peekskill. Amount: $12,000.

**Yonkers Halal Fried Chicken & Gyro Inc.,** Yonkers. Amount: $6,500.

**Yorktown Congress of Teachers Welfare Fund,** Yorktown Heights. Amount: $21,000.

**Judgments**

**Ace Glass Systems Inc.,** Valley Cottage. $183,408 in favor of Metal Design Systems Inc., Anamosa, Iowa. Filed Oct. 20.

**Acosta, Jose M.,** Yonkers. $6,236 in favor of Midland Credit Management Inc., San Diego, California. Filed Oct. 25.

**Alkhatib, Lana,** Yonkers. $2,467 in favor of Con Edison Company of New York Inc., New York. Filed Oct. 20.

**Bermeo, Jose B.,** Sleepy Hollow. $8,125 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed Oct. 25.

**Blanch, Karen,** White Plains. $3,481 in favor of Petro Inc., Woodbury. Filed Oct. 20.

**Brown, Veronica,** New Rochelle. $42,905 in favor of Bruce Pinker DPM PC, Nanuet. Filed Oct. 20.

**Cabral, Sandy,** Buchanan. $9,488 in favor of Velocity Investments LLC, Wall, New Jersey. Filed Oct. 25.

**Campana, Jainnie,**

Croton-on-Hudson. $6,999 in favor of Unifund CCR LLC, Cincinnati, Ohio. Filed Oct. 24.

**Castro, Miriam,** New York. $3,152 in favor of Sentenial Insurance Company Ltd., Hartford, Connecticut. Filed Oct. 24.

**Costa, Matthew,** New Rochelle. $2,259 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed Oct. 25.

**Delgado, Alcilia,** White Plains. $1,894 in favor of Barclays Bank Delaware, Wilmington, Delaware. Filed Oct. 24.

**Diaz, Juan M.,** Yorktown Heights. $3,672 in favor of Crown Asset Management LLC, Duluth, Georgia. Filed Oct. 25.

**Dorman, Sabena L.,** Yonkers. $4,393 in favor of Synchrony Bank, Draper, Utah. Filed Oct. 25.

**Field, Chris,** Croton-on-Hudson. $2,411 in favor of Petro Inc., Woodbury. Filed Oct. 20.

**Green Healing Center,** Flushing. $16,891 in favor of WP Galleria Realty LP, White Plains. Filed Oct. 25.

**Heaney, Cristina,** Ossining. $9,970 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed Oct. 25.

**INKZ Inc.,** d.b.a., Brooklyn. $27,968 in favor of Amur Equipment Finance Inc., White Plains. Filed Oct. 25.

**Jones, Jerry,** Yonkers. $10,296 in favor of Auto Factors Inc., Valley Stream. Filed Oct. 25.

**Londono, Ajejandra C.,** New Rochelle. $7,833 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed Oct. 25.

**Lumpkins, Shayla,** Cortlandt Manor. $1,765 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed Oct. 25.

**McCormack, Mark,** Dobbs Ferry. $8,357 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed Oct. 25.

**McDermott, Susan,** Bronxville. $1,684 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed Oct. 25.

**McDermott, Susan,** Bronxville. $1,837 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed Oct. 25.

**Miller, Michael,** Cortlandt Manor. $30,560 in favor of Capital One Bank USA NA, Richmond, Virginia. Filed Oct. 25.

**Molnar, David N.,** Mount Kisco. $8,697 in favor of TD Bank NA, Brooklyn Park, Minnesota. Filed Oct. 24.

**Olumhense, Sonala O.,** Cortlandt Manor. $12,004 in favor of Bank of America NA, Charlotte, North Carolina. Filed Oct. 25.

**Polanco, Keysley,** Bronx. $6,776 in favor of Auto Factors Inc., Valley Stream. Filed Oct. 25.

**Rabideau, Dean M.,** Yorktown Heights. $15,688 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed Oct. 25.

**Rengifo, Kevin,** Port Chester. $3,739 in favor of Capital One NA, Glen Allen, Virginia. Filed Oct. 24.

**RMHR Management Inc.,** Yonkers. $49,732 in favor of American Fire & Casualty Co., Keene, New Hampshire. Filed Oct. 20.

**Robinson, Charles,** Scarsdale. $1,730 in favor of Petro Inc. Woodbury. Filed Oct. 20.

**Rodriguez, Victor,** Yonkers. $6,700 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed Oct. 25.

**Seawright, Shawn M.,** Tarrytown. $2,251 in favor of Capital One NA, Glen Allen, Virginia. Filed Oct. 24.

**Servillo, Jerry,** New Rochelle. $3,102 in favor of Discover Bank, West Valley City, Utah. Filed Oct. 24.

**Thompson, Katie,** Mamaroneck. $5,296 in favor of Capital One NA, Glen Allen, Virginia. Filed Oct. 19.

**Torres, Maldonado Angel L.,** White Plains. $8,335 in favor of Cavalry SPV I LLC, Greenwich, Connecticut. Filed Oct. 17.

**Traumer, Mark D.,** Scarsdale. $21,487 in favor of Wells Fargo Bank NA, West Des Moines, Iowa. Filed Oct. 18.

**Uplift Elevator of New York Inc.,** Mount Vernon. $22,479 in favor of State Insurance Fund, White Plains. Filed Oct. 19.

**Valdovinos, Elsie A.,** Port Chester. $4,780 in favor of Bank of America NA, Charlotte, North Carolina. Filed Oct. 25.

**Vanegas, Luis,** Ossining. $1,469 in favor of LVNV Funding LLC, Las Vegas, Nevada. Filed Oct. 25.

**Vargas, Malig Marina,** Yonkers. $4,101 in favor of Citibank NA, Sioux Falls, South Dakota. Filed Oct. 19.

**Volpe, Louis L.,** Nesconset. $76,866 in favor of Lonnie Klein, Scarsdale. Filed Oct. 18.

**Waltzer, David,** East Haven, Connecticut. $12,365 in favor of David S. Kloth, Ridgefield, Connecticut. Filed Oct. 25.

**Waltzer, David,** East Haven, Connecticut. $2,365 in favor of David S. Kloth, Ridgefield, Connecticut. Filed Oct. 25.

**Wang, Susan L.,** Tarrytown. $2,949 in favor of TD Bank USA NA, Brooklyn Park, Minnesota. Filed Oct. 13.

**Weinberger, Abraham,** Mount Kisco. $8,779 in favor of JPMorgan Chase Bank NA, Wilmington, Delaware. Filed Oct. 13.

**Williams, Walter,** Ossining. $2,136 in favor of UHG I LLC, Williamsville. Filed Oct. 13.

**XC Masonry Contracting Inc.,** Mohegan Lake. $33,256 in favor of Main Street America Assurance Co., Keene, New Hampshire. Filed Oct. 19.

**Ynoa, Rafael,** Yonkers. $1,712 in favor of Bureaus Investment Group, Northbrook, Illinois. Filed Oct. 24.

**Yuan, Henry Ni,** White Plains. $27,135 in favor of Bank of America NA, Charlotte, North Carolina. Filed Oct. 19.

**Lis Pendens**

*The following filings indicate a legal action has been initiated, the outcome of which may affect the title to the property listed.*

**Argent Mortgage Company LLC,** as owner. Filed by Deutsche Bank National Trust Co. Action: Foreclosure of a mortgage in the principal amount of $472,000 affecting property located at 139 Horton Ave., Port Chester. Filed Oct. 19.

**Bank of America NA,** as owner. Filed by Nationstar Mortgage LLC. Action: Foreclosure of a mortgage in the principal amount of $417,000 affecting property located at 23 Tatomuck Road, Pound Ridge. Filed Oct. 24.

**Board of Managers of Pierpointe on the Hudson Condo 1 Homeowners Association Inc.,** as owner. Filed by Wells Fargo Bank National Trust. Action: Foreclosure of a mortgage in the principal amount of $240,000 affecting property located at 23 Water Grant Way, Yonkers. Filed Oct. 23.

**Capital One Bank USA NA,** as owner. Filed by US Bank National Trust. Action: Foreclosure of a mortgage in the principal amount of $499,000 affecting property located at 20 Alexander Ave., White Plains. Filed Oct. 23.

**Capital One Bank,** as owner. Filed by Wells Fargo Bank NA. Action: Foreclosure of a mortgage in the principal amount of $245,000 affecting property located at 25 Cedar St., Dobbs Ferry. Filed Oct. 19.

**Fiore, Vincent,** as owner. Filed by United Wholesale Mortgage LLC. Action: Foreclosure of a mortgage in the principal amount of $527,000 affecting property located at 288 Old Briarcliff Road, Briarcliff Manor. Filed Oct. 19.

**Hall, Joan,** as owner. Filed by Deutsche Bank Trust . Action: Foreclosure of a mortgage in the principal amount of $425,000 affecting property located at 124 Seventh Ave., Mount Vernon. Filed Oct. 24.

**Lawrence, Sonia,** as owner. Filed by Deutsche Bank National Trust Co. Action: Foreclosure of a mortgage in the principal amount of $393,000 affecting property located at 73 Fairview St., Yonkers. Filed Oct. 23.

**Littman, Steve,** as owner. Filed by JPMorgan Chase Bank NA. Action: Foreclosure of a mortgage in the principal amount of $2,200,000 affecting property located at 15 Archer Road, Harrison. Filed Oct. 25.

**Mechanic’s Liens**

**SNL Yonkers LLC,** Yonkers. $3,550 in favor of No Limit Lifting & Logistics LLC, Brooklyn. Filed Oct. 25.

**Wartburg Nursing Home Inc.,** Mount Vernon. $152,184 in favor of Framing Systems Inc., Lakewood Heights Blvd., Ohio. Filed Oct. 23.

**Weiwei Luo,** Mount Vernon. $97,810 in favor of Aventador Construction Inc., Meadows. Filed Oct. 23.

**Westchester Village Square LLC,** Scarsdale. $55,644 in favor of Cosan Construction Corp., Mount Vernon. Filed Oct. 23.

**New Businesses**

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

Sole Proprietorships

**2 Eighty 2,** 182 N. Broadway 4 Yonkers 10701. c/o Lindell Diaz. Filed Oct. 25.

**Donna Jenkins,** 3147 E. Main St., Mohegan Lake 10547. c/o Donna Jenkins. Filed Oct. 20.

**D.Smith Business Solutions,** P.O. Box 2274, Mount Vernon 10551. c/o Delroy Smith. Filed Oct. 26.

**Flowers + Fibers,** 41 Kings Ferry Road, Montrose 10548. c/o Rachael Kikoler. Filed Oct. 20.

**Future Talent & Entertainment,** 65 Grandview Ave., Mount Vernon 10553. c/o Sandra Humprey. Filed Oct. 20.

**Lees Transportation,** Claremont Gardens St., Ossining 10562. c/o Leonel Hiciano. Filed Oct. 26.

**Rosy Nails,** 445 Hamilton Ave., White Plains 10601. c/o Rosa Angelita Suconota Pizarro. Filed Oct. 26.

**Strategic Growth Advisory,** 71 Devonshire Road, New Rochelle 10804. c/o Joseph A. Rogot. Filed Oct. 20.

**Valhalla Cyber Security,** 178 Astor Ave., Hawthorne 10532. c/o Christopher S. Guir. Filed Oct. 24.