**HUDSON VALLEY**

**Building Loans**

Above $1 million

**DiMarco Place II Limited Partnership,** as owner. Lender: Housing Trust Fund Corp. Property: in Wappinger. Amount: $1.6 million. Filed Jan. 17.

**Hudson Valley Housing Development Fund Company Inc.,** as owner. Lender: Housing Trust Fund Corp. Property: in Wappinger. Amount: $1.4 million. Filed Jan. 17.

Below $1 million

**76 S. Madison Street LLC,** as owner. Lender: Funding Door LLC. Property: 76 S. Madison Ave., Spring Valley. Amount: $230,000. Filed Jan. 18.

**Broadview Capital LLC** as owner. Lender: 110 Forest LLC. Property: 110 Forest Ave., Monroe. Amount: $500,000. Filed Jan. 19.

**Defraites, Emily Brooke,** as owner. Lender: Ulster Savings Bank. Property: in Red Hook. Amount: $980,000. Filed Jan. 16.

**JPK Enterprises LLC,** as owner. Lender:

Mid-Hudson Valley FCU. Property: in Clinton. Amount: $900,000. Filed Jan. 18.

**Northeast Community Bank** as owner. Lender: Acres Views LLC. Property: in Palm Tree. Amount: $1. Filed Jan. 16.

**Deeds**

Above $1 million

**21 Westage Drive LLC,** Poughkeepsie. Seller: Porto Heli LLC, Poughkeepsie. Property: 21 Westage Drive, Fishkill. Amount: $2.9 million. Filed Jan. 4.

**42 44 Noxon Road LLC,** Poughkeepsie. Seller: Ha Dong Ack, Flushing. Property: in LaGrange. Amount: $1.2 million. Filed Jan. 2.

**Albie Ventures LLC,** New York. Seller: Diana Goldberg, Amenia. Property: in Amenia. Amount: $11.9 million. Filed Jan. 9.

**Ammirati, Mark John,** Poughquag. Seller: SF Holdings New York LLC, Poughkeepsie. Property: 25 Pleasant Ridge Road, Poughquag. Amount: $3.8 million. Filed Jan. 3.

**Bard College,** Red Hook. Seller: HJ International Graduate School for Peace & Public Leadership, Barrytown. Property: in Red Hook. Amount: $14 million. Filed Jan. 2.

**Fishkill 52 LLC,** Fishkill. Seller: Millennium Trust Company LLC, Newburgh. Property: in Fishkill. Amount: $1.6 million. Filed Jan. 8.

**FKN Properties LLC,** Lyndhurst, New Jersey. Seller: TJM Associates LLC, Poughkeepsie. Property: 25 Elm St., Fishkill. Amount: $2.6 million. Filed Jan. 3.

**JMK Properties LLC,** Wappingers Falls. Seller: Light Landworks LLC, Rhinebeck. Property: 6830 Route 9, Rhinebeck. Amount: $1.8 million. Filed Jan. 2.

**Mill Run Hyde Park LLC,** Hyde Park. Seller: Golden & Golden Building Company Inc., Hyde Park. Property: in Hyde Park. Amount: $4.5 million. Filed Jan. 3.

**TFS Mid-Hudson LLC,** Brooklyn. Seller: Meghan Mossey, Poughkeepsie. Property: 3440-3444 North Road, Poughkeepsie. Amount: $1.1 million. Filed Jan. 9.

Below $1 million

**152 Smith Corp.,** Monroe. Seller: Robyn Adams, Irvington, New Jersey. Property: 152 Smith St., Poughkeepsie. Amount: $186,500. Filed Jan. 10.

**Ackerbauer, Michael Kevin,** Poughkeepsie. Seller: Bilmar Nurseries Inc., Pleasant Valley. Property: 26-49 Bilmar Blvd., Pleasant Valley. Amount: $355,000. Filed Jan. 2.

**Aduamah, Alexander,** Ossining. Seller: Hani Holdings LLC, Hopewell Junction. Property: in Fishkill. Amount: $560,000. Filed Jan. 2.

**Aldel Property 3 LLC,** Somers. Seller: Elaine F. Ford Trust, Ormond Beach, Florida. Property: in Beekman. Amount: $660,000. Filed Jan. 5.

**Bartin, John,** St. Louis, Missouri. Seller: BWBI LLC, Millbrook. Property: in Washington. Amount: $609,000. Filed Jan. 11.

**Cascade Funding Mortgage Trust HB2,** New York. Seller: Ronald J. Merritt, Poughkeepsie. Property: 1 Russet Road, Poughkeepsie. Amount: $189,500. Filed Jan. 3.

**Cedeno, Roberto** and **Naomi Cedeno,** Fishkill. Seller: Mid-Hudson Development Corp., Poughquag. Property: 410 Carey Road, Fishkill. Amount: $746,000. Filed Jan. 3.

**Dert LLC,** Pine Plains. Seller: Denise Houlihan Trust, Rhinebeck. Property: in Pine Plains. Amount: $276,000. Filed Jan. 2.

**Designe W Inc.,** Brewster. Seller: Dejesus Dionisio Rivera, Bronx. Property: in Pawling. Amount: $110,000. Filed Jan. 11.

**Dickerson, Jesse** and **Karla Dickerson,** Wappingers Falls. Seller: LLW Properties LLC, Pleasant Valley. Property: in Pleasant Valley. Amount: $322,000. Filed Jan. 4.

**DLJ Mortgage Capital Inc.,** Salt Lake City, Utah. Seller: Niki Pagones Quinn, Poughkeepsie. Property: in Poughkeepsie. Amount: $335,000. Filed Dec. 29.

**Elevated Realty Group LLC,** North Bellmore. Seller: Carolyn Wellington, Wingdale. Property: 13 Deer Ridge Road, Wingdale. Amount: $140,000. Filed Jan. 3.

**Ellebee LLC,** Pleasant Valley. Seller: Luis Juncosa, Poughkeepsie. Property: in Poughkeepsie. Amount: $376,000. Filed Jan. 5.

**Farone, Judith A. Trust,** Wading River. Seller: 12 Sunset Hill LLC, Elmsford. Property: in Fishkill. Amount: $567,000. Filed Dec. 29.

**Ferrara, Ryan E.,** Carmel. Seller: LBI Family LLC, Brooklyn. Property: in Pleasant Valley. Amount: $375,000. Filed Jan. 2.

**Fischer, Christa,** Fishkill. Seller: Marin Assets LLC, Wappingers Falls. Property: 34 Mohawk Trail, Pawling. Amount: $425,000. Filed Jan. 2.

**Gold Score Properties Inc.,** Washingtonville. Seller: Diane M. McNamara, Poughkeepsie. Property: 8 Ridge Road, Poughkeepsie. Amount: $216,000. Filed Jan. 10.

**Greystone Programs Inc.,** Hopewell Junction. Seller: Christian and Janice A. Carrasco, Pleasant Valley. Property: 12 Brenner Ridge Road, LaGrange. Amount: $535,000. Filed Jan. 2.

**Gulbrandsen Lauren** and **Amanda Gulbrandsen,** Brooklyn. Seller: Double R Capital Inc., Poughkeepsie. Property: 31 Birch Drive, Pleasant Valley. Amount: $472,000. Filed Jan. 9.

**Hearty Roots Community Farm Ltd.,** Germantown. Seller: Red Hook Town. Property: in Red Hook. Amount: $730,000. Filed Jan. 8.

**Horsford, Joshua J.,** West Hempstead, Seller: Toll Northeast V Corp., Fort Washington, Pennsylvania. Property: in Fishkill. Amount: $730,500. Filed Jan. 5.

**Hudson Home Buyers LLC,** Salisbury Mills. Seller: June Di Marzo, Poughkeepsie. Property: in LaGrange. Amount: $240,000. Filed Dec. 29.

**Irving, Christopher,** Pleasant Valley. Seller: TC Losee Realty LLC, LaGrangeville. Property: in Poughkeepsie. Amount: $340,000. Filed Jan. 9.

**JME Ventures LLC,** Cortlandt. Seller: Wilmington Savings Fund Society FSB, Seal Beach, California. Property: 12 Russell Road, Wappinger. Amount: $232,500. Filed Jan. 11.

**Kunj Bihari LLC,** Wappingers Falls. Seller: LEM Real Estate Holdings Inc., Hopewell Junction. Property: in Poughkeepsie. Amount: $612,500. Filed Jan. 11.

**Lower Terrace Realty LLC,** Purdys. Seller: Charles E. Vincent, Fort Meyers, Florida. Property: Route 22, Dover. Amount: $425,000. Filed Jan. 9.

**Mandra, Marco S.,** Peekskill. Seller: Euker LLC, Montgomery. Property: in Poughkeepsie. Amount: $420,000. Filed Jan. 5.

**Marte, Jose L.,** College Point. Seller: Grove Home Construction LLC, Poughkeepsie. Property: in LaGrange. Amount: $624,000. Filed Jan. 11.

**Modell, Micah** and **Misun Modell,** Poughkeepsie. Seller: Fiore Delforno Holdings LLC, Poughkeepsie. Property: 44 Saddle Rock Drive, Poughkeepsie. Amount: $490,000. Filed Jan. 2.

**Noxon Realty LLC,** Brooklyn. Seller: MEM Private Real Estate LLC, Closter, New Jersey. Property: 60 Noxon St., Poughkeepsie. Amount: $560,000. Filed Jan. 8.

**Patton, Byron,** Mount Vernon. Seller: NHP 2019 Housing Development Fund Company Inc., Poughkeepsie. Property: 85 Smith St., Poughkeepsie. Amount: $472,500. Filed Jan. 5.

**Retained Realty Inc.,** New York. Seller: Meghan O'Donnell Mossey, Poughkeepsie. Property: 75 S. Gate Drive, Poughkeepsie. Amount: $285,500. Filed Jan. 5.

**Shin, Jong,** Bayside. Seller: Stillwater Recovery LLC, Massapequa Park. Property: 116 Reservoir Road, Hyde Park. Amount: $22,000. Filed Jan. 11.

**Solareit 1 A LLC,** Vienna, Virginia. Seller: Lucie M. Giardino, Eastchester. Property: Route 199, Pine Plains. Amount: $772,000. Filed Jan. 9.

**Summit Meadow LLC,** Salt Point. Seller: Michael Martin, Poughkeepsie. Property: in Clinton. Amount: $375,000. Filed Jan. 9.

**Torres, Justin,** Midland Park, New Jersey. Seller: US Bank National Association, Salt Lake City, Utah. Property: 13 Pulling Road, LaGrange. Amount: $301,500. Filed Jan. 11.

**Wells Fargo Bank National Association,** Coppell, Texas. Seller: Jack Elliot Schachner, Pleasant Valley. Property: 195 Martin Road, LaGrangeville. Amount: $807,500. Filed Jan. 5.

**Whaley Cottages LLC,** Holmes. Seller: KBL Corp., Wappingers Falls. Property: 6 Laurel Drive, Pawling. Amount: $178,000. Filed Jan. 10.

**Yazu Enterprise LLC,** Delray Beach, Florida. Seller: Joshua T. Matthews, Beacon. Property: in Fishkill. Amount: $475,000. Filed Jan. 11.

**Zarate, Santiago German,** Poughkeepsie. Seller: Velocity House Buyers LLC, Monroe. Property: 52 Robin Road, Poughkeepsie. Amount: $379,000. Filed Jan. 8.

**Judgments**

**Acosta, Eduardo** and **Brandon Santiago,** Newburgh. $7,700 in favor of 119 Liberty Street Properties LLC, Floral Park. Filed Jan. 17.

**Baynes, Lashanna,** New Windsor. $3,484 in favor of Synchrony Bank, Draper, Utah. Filed Jan. 16.

**Burrell, Andy,** Middletown. $2,196 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 16.

**Castro, Emili B.,** Newburgh. $2,954 in favor of Cornwall-on-Hudson. San Diego, California. Filed Jan. 12.

**Christian, Cynthia,** Monroe. $14,401 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 17.

**Chung, Hyunwoo, et al,** Closter, New Jersey. $119,248 in favor of TBF Financial LLC, Highwood, Illinois. Filed Jan. 17.

**Colon, Samantha E.,** Goshen. $5,270 in favor of Capital One, Glen Allen, Virginia. Filed Jan. 18.

**Cooper, Rojani,** Middletown. $2,360 in favor of Cavalry SPV I LLC, et al, Greenwich, Connecticut. Filed Jan. 12.

**Cuello, Rafael A.,** New Windsor. $11,509 in favor of TEG Federal Credit Union, Poughkeepsie. Filed Jan. 17.

**Cutler, Shawn,** Middletown. $9,772 in favor of First National Bank of Omaha, Omaha, Nebraska. Filed Jan. 18.

**Direct Building Products, et al,** New City. $269,292 in favor of Kapitus Servicing Inc., New York. Filed Jan. 18.

**Eagle, Bert,** Cuddebackville. $1,642 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed Jan. 18.

**Fitzpatrick, Christopher,** Walden. $2,576 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 19.

**Fox, Kemrol,** Newburgh. $3,705 in favor of Credit Corporate Solutions Inc., Draper, Utah. Filed Jan. 18.

**Fray, Monique,** Middletown. $2,903 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 17.

**Garbett, Thomas K.,** Tuxedo Park. $97,751 in favor of Komatsu America Corp., Port Chester. Filed Jan. 12.

**Gonzalez, Briana K.,** Walden. $6,672 in favor of Midland Credit Management Inc., San Diego, California. Filed Jan. 17.

**Green, Samuel B.,** New Windsor. $3,879 in favor of Mid-Hudson Valley Federal Credit Union, Kingston. Filed Jan. 12.

**Guillen, Jason E.,** Middletown. $2,918 in favor of Capital One, Glen Allen, Virginia. Filed Jan. 12.

**Gumble, Justin Anthony,** Goshen. $5,239 in favor of Mid-Hudson Valley Federal Credit Union, Kingston. Filed Jan. 17.

**Harris, Lynn,** Cornwall-on-Hudson. $10,520 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 17.

**Innamorato, Kristen E.,** Montgomery. $17,457 in favor of JPMorgan Chase Bank, Wilmington, Delaware. Filed Jan. 19.

**Innamorato, Kristen,** Montgomery. $17,882 in favor of JPMorgan Chase Bank, Wilmington, Delaware. Filed Jan. 19.

**JEMS 2c LLC,** Newburgh. $476,120 in favor of Saia Motor Freight Line LLC, Johns Creek, Georgia. Filed Jan. 16.

**Katz, Fischel,** Monroe. $16,554 in favor of JPMorgan Chase Bank, Wilmington, Delaware. Filed Jan. 19.

**Kennedy, Dominique L.,** Middletown. $3,612 in favor of New City Funding Corp., Stony Point. Filed Jan. 17.

**Larosa, Linda,** Maybrook. $2,528 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed Jan. 12.

**Lester, Eric,** Campbell Hall. $13,362 in favor of JPMorgan Chase Bank, Wilmington, Delaware. Filed Jan. 12.

**Livermore, Nakia L.,** Middletown. $8,425 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 18.

**Lomauro, Shanee A.,** Warwick. $3,487 in favor of Capital One, McLean, Virginia. Filed Jan. 18.

**Ludlow, Harvey A.,** Montgomery. $6,595 in favor of TD Bank USA, Brooklyn Park, Minnesota. Filed Jan. 17.

**Martinez, Jessica,** Chester. $42,029 in favor of Hudson Valley Federal Credit Union, Kingston. Filed Jan. 18.

**Martinez, Jose** and **Daisy Lucero,** Newburgh. $10,030 in favor of Hl Rentals LLC, Newburgh. Filed Jan. 12.

**McNeil, Joshua,** New Windsor. $3,511 in favor of Capital One Bank, McLean, Virginia. Filed Jan. 18.

**Mermelstein, Esther,** Monroe. $2,987 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 18.

**Moran, Aimee, et al,** Middletown. $13,020 in favor of Schusters Family LLC, Gainesville, Florida. Filed Jan. 18.

**New York Vein PC, et al,** Closter, New Jersey. $57,203 in favor of TBF Financial LLC, Highwood, Illinois. Filed Jan. 17.

**Olsen, Daniel,** Highland Mills. $2,641 in favor of UHG I LLC, Williamsville. Filed Jan. 11.

**Pagan, Nancy,** Monroe. $5,279 in favor of Synchrony Bank, Draper, Utah. Filed Jan. 16.

**Ponzoni, Alex A.,** Middletown. $19,701 in favor of TEG Federal Credit Union, Poughkeepsie. Filed Jan. 17.

**Ramirez, Jorge E.,** Newburgh. $13,298 in favor of TEG Federal Credit Union, Poughkeepsie. Filed Jan. 17.

**Robertson, Ayana,** Wallkill. $1,919 in favor of Midland Credit Management Inc., San Diego, California. Filed Jan. 11.

**Robertson, Denroy** and **Sharese Robertson,** Middletown. $9,527 in favor of Magnolia Park HOA Inc., Yorktown Heights. Filed Jan. 11.

**Rubin, Lipa,** Brooklyn. $58,549,183 in favor of TH Holdco LLC, Redwood City, California. Filed Jan. 18.

**Rush, Marie,** Chester. $5,052 in favor of New City Funding Corp, Stony Point. Filed Jan. 17.

**Sampson, Jaclyn M.,** New Windsor. $2,931 in favor of Citibank, Sioux Falls, South Dakota. Filed Jan. 18.

**Samuels, Jenny,** Middletown. $3,301 in favor of Capital One, Glen Allen, Virginia. Filed Jan. 12.

**Sanchez, Lillian S.,** Walden. $5,080 in favor of American Express National Bank, Sandy, Utah. Filed Jan. 16.

**Sanders, Gina,** Middletown. $3,998 in favor of New City Funding Corp., Stony Point. Filed Jan. 17.

**Sanger, Thomas,** Newburgh. $5,946 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 19.

**Sawyer, Emily A.,** Cornwall-on-Hudson. $10,906 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed Jan. 17.

**Smith, John R.,** Port Jervis. $6,792 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 18.

**Sosa, Julissa,** Middletown. $4,775 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 18.

**St Louis, Nina,** Middletown. $13,491 in favor of Maple Fields HOA Inc., Fishkill. Filed Jan. 18.

**Stella, Victor S.,** Cornwall. $1,442 in favor of Cavalry SPV I LLC and Citibank, Greenwich, Connecticut. Filed Jan. 12.

**Vanchozker, Yoiel,** Monroe. $4,210 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed Jan. 17.

**Vanhassel, Richard,** Westtown. $10,737 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed Jan. 19.

**Vieira, Richard,** Slate Hill. $1,891 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 18.

**Walker, Everton G.,** Middletown. $4,096 in favor of Discover Bank, New Albany, Ohio. Filed Jan. 18.

**Waysome, Domaine,** Middletown. $14,691 in favor of Credit Acceptance Corp., Southfield, Michigan. Filed Jan. 11.

**Yerkes, Shannon,** Sparrow Bush. $1,206 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed Jan. 18.

**Mechanic’s Liens**

**365FRR Inc.,** as owner. $4,420 in favor of Watkins David, Property: 365 Frozen Ridge Road, Newburgh. Filed Jan. 22.

**38 Commerce LLC,** as owner. $156,090 in favor of Paving Masters LLC, Property: 38 Commerce Drive, Harriman. Filed Jan. 18.

**Guttman Burech** and **Stonegate Drive LLC,** as owner. $287,266 in favor of Rupp Air Management Systems, Property: 2 Stonegate Drive, Blooming Grove. Filed Jan. 19.

**Hamlet at Carmel Associates LLC,** as owner. $63,875 in favor of FM Construction Group LLC, Property: 650 Stoneleigh Ave., Carmel. Filed Jan. 19.

**Pace, Albert,** as owner. $6,000 in favor of Joshua Z. Silkman, Property: 25 Sands Point Road, Blooming Grove. Filed Jan. 22.

**Taal Construction Inc.,** as owner. $18,700 in favor of V. Greco Drywall, Property: 395-B Heritage Hills, Somers. Filed Jan. 22.

**United Talmudical Academy of KJ,** as owner. $20,036 in favor of Onsite Concrete Supply LLC, Property: 5 Israel Zupnick Drive, Kiryas Joel. Filed Jan. 22.

**New Businesses**

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

Sole Proprietorships

**All Year-Round House Cleaning Service,** 1 Warren Road, Newburgh 12550. c/o Monica Calderon Flores. Filed Jan. 18.

**Blue Oaxaca Antojitos Latinos,** 425 Third St., Second floor, Newburgh 12550. c/o Norma Gutierrez. Filed Jan. 12.

**Electric Circus Vintage,** 5006 Route 9w, Newburgh 12550. c/o Thomas Carlucci. Filed Jan. 18.

**First Response Mobile Notary,** 470 Route 211 East, Suite 24, Middletown 10940. c/o Martin

Latasha. Filed Jan. 12.

**Harikoa Art Supply,** 35 Front St., Port Jervis 12771. c/o Kathleen Hamilton. Filed Jan. 17.

**Ivy Prepster,** 6 Wayne Ave., Fort Montgomery 10922. c/o Todd A. Tesoro. Filed Jan. 12.

**J&J Property Maintenance,** 285 Roosa Gap Road, Bloomingburg 12721. c/o James Jeffrey. Filed Jan. 17.

**Mount Hope Welcome Corps,** 86 Main St., Otisville 10963. c/o Li Linlin. Filed Jan. 12.

**Ollies,** 6 Wayne Ave., Fort Montgomery 10922. c/o Todd A. Tesoro. Filed Jan. 12.

**Prestige Paralegal,** 60 Prospect Terrace, Montgomery 12549. c/o Laura Ann Dickinson. Filed Jan. 17.

**R&R Construction,** 109 Sarah Lane, Middletown 10941. c/o Robinson Estahalin Ordonez Ramon. Filed Jan. 18.

**Samantha Jo Photography,** 46 Blue Heron Lane, Port Jervis 12771. c/o Kafka Samantha Reitzes. Filed Jan. 17.

**Selah Vie International,** 14 Wickham Ave., Goshen 10924. c/o Kaleena Kristin Arbuco. Filed Jan. 12.

**Teffys ABC Family Daycare,** 51 Delaware Road, Newburgh 12550. c/o Camejo Esthefany Pozo. Filed Jan. 12.

**VGR Car,** 301 Lybolt Road, Middletown 10941. c/o Carmen Ring Iulia. Filed Jan. 12.

**Willis Management Co.,** 135 John St., Unit 2, New Windsor 12553. c/o Jevan Willis. Filed Jan. 12.