**HUDSON VALLEY**

**Building Loans**

Above $1 million

**4 Albert LLC,** as owner. Lender: Broadview Capital LLC. Property: 4 Albert Drive, Monsey. Amount: $1.6 million. Filed July 1.

**Backenroth, Samuel I.,** as owner. Lender: Citizens Bank NA. Property: in Rockland. Amount: $1.7 million. Filed July 8.

**Loan Funder LLC Series 73529,** as owner. Lender: 10 Roanoke Drive LLC. Property: 10 Roanoke Drive, Monroe. Amount: $3 million. Filed June 27.

**Neil Road Holdings LLC,** as owner. Lender: Dumbo Funding LLC. Property: 17 Neil Road, Spring Valley. Amount: $1.5 million. Filed July 2.

Below $1 million

**9 Wendover LLC,** as owner. Lender: Loan Funder LLC Series 76790. Property: 9 Wendover Lane, Ramapo. Amount: $518,500. Filed July 2.

**Broadview Capital LLC,** as owner. Lender: 48 Farrington Green LLC. Property: 48 Farrington St., Newburgh. Amount: $300,000. Filed June 27.

**EH Capital LLC,** as owner. Lender: Equity Homes New York II Inc. Property: in Wallkill. Amount: $100,000. Filed June 27.

**Freund, Faiga M.,** as owner. Lender: Flagstar Bank NA. Property: 61 Camp Hill Road, Pomona. Amount: $800,000. Filed July 10.

**Trophy Point Investment Group,** as owner. Lender: Four Directions Lakeside LLC. Property: 39 Lake Drive, Putnam valley. Amount: $334,000. Filed June 17.

**Walden Savings Bank,** as owner. Lender: Olivia Elizabeth Hutton and Jesse Lee Clune. Property: in Mount Hope. Amount: $474,000. Filed June 28.

**Deeds**

Above $1 million

**1 Harvest Connecticut LLC,** Monsey. Seller: Estate of Harvey Waxman, et al, Brooklyn. Property: 1 Harvest Court, Monsey. Amount: $1.2 million. Filed July 10.

**139 Union LLC,** Airmont. Seller: Judah and Chava L. Herbst, Spring Valley. Property: 139 Union Road, Spring Valley. Amount: $1.1 million. Filed July 11.

**25 Main Street Holdings LLC,** Spring Valley. Seller: Spring Valley Commercial Center LLC, Spring Valley. Property: 19 25 Main St., Spring Valley. Amount: $3.6 million. Filed July 11.

**Ashley LLC,** Upper Saddle River, New Jersey. Seller: Chick Fil A Inc., Atlanta, Georgia. Property: 70 E. Route 59, Nanuet. Amount: $8.3 million. Filed July 16.

**Blueberry Equities LLC,** Monroe. Seller: Chaim M. Scher, Monsey. Property: 31 Meron Road, Monsey. Amount: $1.3 million. Filed July 22.

**Congregation Bobov Community of Rockland County,** Monsey. Seller: Developer GLP LLC, Suffern. Property: 50 Saddle River Road, North Monsey. Amount: $2 million. Filed July 10.

**Developer LLC,** Suffern. Seller: St Zitas Villa, Monsey. Property: 50 N. Saddle River Road, Monsey. Amount: $12 million. Filed July 9.

**Muller, Abraham** and **Malky Muller,** Monsey. Seller: Blueberry Equities LLC, Monroe. Property: 33 Meron Road, Monsey. Amount: $1.1 million. Filed July 12.

**Palisades Fee Owner LLC,** New York. Seller: Palisades Renewal Center Company LLC, Jersey City, New Jersey. Property: 334 Route 9w, Palisades. Amount: $26.3 million. Filed July 16.

**Saddle River Road LLC,** Lakewood, New Jersey. Seller: Developer GLP LLC, Suffern. Property: 50 Saddle River Road North, Monsey. Amount: $11.5 million. Filed July 11.

**Suzanne Estates LLC,** Brooklyn. Seller: Suzanne Home LLC, Monsey. Property: 22 Suzanne Drive, Monsey. Amount: $1.3 million. Filed July 17.

Below $1 million

**191 Haverstraw LLC,** Brooklyn. Seller: Jeffrey W. Lambert, et al, Montebello. Property: 191 Haverstraw Road, Montebello. Amount: $550,000. Filed July 12.

**22 Oxford Drive LLC,** Suffern. Seller: Malcolm Myers, Monsey. Property: 22 Oxford Drive, Montebello. Amount: $920,000. Filed July 9.

**339 North Main Property LLC,** New City. Seller: Key Star Capital Fund III LP, Stafford, Texas. Property: 339 N. Main St., New City. Amount: $254,500. Filed July 11.

**36 Millspaugh Lane New York LLC,** Monsey. Seller: Pinchas and Perry Weber, Brooklyn. Property: 36 Millspaugh Lane, Nanuet. Amount: $850,000. Filed July 9.

**39 South Cole LLC,** Brooklyn. Seller: Jason J. Ferreira, Spring Valley. Property: 39 S. Cole Ave., Spring Valley. Amount: $685,000. Filed July 10.

**4 Crown LLC,** Spring Valley. Seller: Abraham and Libby Luria, Monsey. Property: 4 Crown Road, Monsey. Amount: $750,000. Filed July 16.

**4 Crown LLC,** Spring Valley. Seller: Abraham Luria, Monsey. Property: 4 Crown Road, Monsey. Amount: $750,000. Filed July 19.

**5 Charlotte Monsey LLC,** Spring Valley. Seller: 5 Charlotte LLC, Spring Valley. Property: 5 Charlotte Place, Spring Valley. Amount: $999,000. Filed July 11.

**7 Rose LLC,** Monsey. Seller: Yitzuhak S. Berger, Monsey. Property: 7 Rose Ave., Spring Valley. Amount: $720,000. Filed July 17.

**Axelrod, Peter A.,** refereeand **Carole Green,** New York. Seller: 21 Fox LLC, Pearl River. Property: 21 Fox Court, Suffern. Amount: $438,001. Filed July 17.

**Babad, Uscher** and **Yides B. Babad,** Monsey. Seller: Suzanne Estates LLC, Brooklyn. Property: 22 Suzanne Drive, Monsey. Amount: $925,000. Filed July 15.

**The Bank of New York Mellon Trust, et al,** Greenville, South Carolina. Seller: 10 De Clark Place LLC, West Nyack. Property: 10 De Clark Place, Nanuet. Amount: $446,461. Filed July 17.

**Bonante, Christopher T.**, refereeand **Andrea Schneekloth,** White Plains. Seller: 153 Valentine LLC, Bronx. Property: 35 Lindbergh Lane, New City. Amount: $379,000. Filed July 19.

**Dellarceprete, Anthony** and **Camillo**

**Dellarceprete,** Chestnut Ridge. Seller: Jebbie Properties LLC, New City. Property: 21 4 Normandy Village, Nanuet. Amount: $259,999. Filed July 17.

**Ferndale Equities LLC,** Spring Valley. Seller: Sharon Ball, Pomona. Property: 123 Pomona Road and 242 Summit Park Road, New Hempstead. Amount: $999,999. Filed July 11.

**Galanakis, George** and **Mary A. Galanakis,** Nyack. Seller: National Transfer Services LLC, nominee, Houston, Texas. Property: 3 Francis Ave., Nyack. Amount: $800,000. Filed July 16.

**Gordon, Daniel** and **Katherine Robbins,** Suffern. Seller: 562 Haverstraw Road 2024 LP, Suffern. Property: 562 Haverstraw Road, Montebello. Amount: $725,000. Filed July 19.

**Gulkowitz, Leah,** Monsey. Seller: 15 Terrace Road LLC, Yonkers. Property: 18 Jeremy Court, Wesley Hills. Amount: $925,000. Filed July 11.

**Jackson Avenue Legacy LLC,** Spring Valley. Seller: Mamlah Berger, Spring Valley. Property: 18 Jackson Ave., New Square. Amount: $544,000. Filed July 18.

**Jackson Avenue Legacy LLC,** Spring Valley. Seller: Meir Spitzer, Spring Valley. Property: 16 Jackson Ave., New Square. Amount: $680,000. Filed July 16.

**Jacobowitz, Mordche,** Monroe. Seller: Silver Lane LLC, et al, Brooklyn. Property: 15 Silver Lane, Chestnut Ridge. Amount: $830,000. Filed July 10.

**National Transfer Services LLC-nominee,** Houston, Texas. Seller: Jed Silverstein, Nyack. Property: 3 Francis Ave., Nyack. Amount: $800,000. Filed July 16.

**NY Pinnacle Holdings LLC,** Brooklyn. Seller: Annamma Thomas, Suffern. Property: 5 Eckerson Lane, Spring Valley. Amount: $715,000. Filed July 12.

**Oster, Meir** and **Sora Oster,** Monsey. Seller: 22 Stephens LLC, Orangeburg. Property: 22 Stephens Place, Spring Valley. Amount: $985,000. Filed July 11.

**Rangini, Arthur** and **Jordan Rangini,** Rego Park. Seller: JDF Homes LLC, West Nyack. Property: 10 Dickinson Ave., Nyack. Amount: $980,000. Filed July 11.

**Rockland County Funding LLC,** Bronx. Seller: Gerald Ilowite, and Mary E. McDermott, Nyack. Property: 558 Mountainview Ave., Valley Cottage. Amount: $758,000. Filed July 17.

**Steiner, Alexander,** Spring Valley. Seller: Bais Hoiruah Corp., Brooklyn. Property: 20 Jeffrey Place, Spring Valley. Amount: $750,000. Filed July 18.

**Summit Patio Homes LLC,** Monsey. Seller: Waldman Legacy Trust, et al, New Hempstead. Property: 14 Dessau Circle, New Hempstead. Amount: $650,000. Filed July 22.

**Summit Patio Homes LLC,** Monsey. Seller: Jack and Rose Waldman, New Hempstead. Property: 52 Dessau Circle, New Hempstead. Amount: $680,000. Filed July 15.

**Judgments**

**Altenor, Natasha** and **Lloyd J. Freckleton,** New Windsor. $3,063 in favor of Tower Management Services LP, New Windsor. Filed July 11.

**Aramboles, Suzette,** Harriman. $12,046 in favor of Palisades Federal Credit Union, Pearl River. Filed July 8.

**Big Ben Inc.,** Monroe. $75,519 in favor of On Deck Capital Inc., Denver, Colorado. Filed July 8.

**Brown, Gloria E.,** Stamford, Connecticut. $2,995 in favor of Geico, Woodbury. Filed July 8.

**Burke, Richard B.,** Middletown. $18,890 in favor of Maple Fields HOA Inc., Fishkill. Filed July 9.

**Burns, Royce Andrew,** Pine Bush. $3,177 in favor of Midland Credit Management Inc., San Diego, California. Filed July 10.

**Davis, Raymond C.,** Port Jervis. $5,494 in favor of Discover Bank, New Albany, Ohio. Filed July 9.

**Decker, Thomas,** Cuddebacjville. $32,400 in favor of KAP of Monroe LLC, Monroe. Filed July 16.

**DeSisso, Denise,** Middletown. $10,343 in favor of Credit Acceptance Corp., Southfield, Michigan. Filed July 9.

**Diplan, Illeen,** Port Jervis. $6,225 in favor of Tudor Gardens Holdings LLC, Port Jervis. Filed July 9.

**Evans, Shalamar,** New Windsor. $6,177 in favor of Capital One, Glen Allen, Virginia. Filed July 11.

**Exclusive Auto Body LLC, et al,** Central Valley. $13,452 in favor of Eastern Funding LLC, et al, New York. Filed July 8.

**Fergus, Marlon D.,** Port Jervis. $9,019 in favor of Discover Bank, New Albany, Ohio. Filed July 9.

**Feurtado, Jenai,** New Windsor. $3,150 in favor of Southgate Village LLC, New Windsor. Filed July 11.

**Figueroa, Eric,** Bloomingburg. $2,282 in favor of Discover Bank, New Albany, Ohio. Filed July 16.

**Hall, Monica V.,** Walden. $1,522 in favor of Midland Credit Management Inc., San Diego, California. Filed July 10.

**Hodge, Ruth Fandal,** New Windsor. $4,230 in favor of Credit Acceptance Corp., Southfield, Michigan. Filed July 9.

**Jackson, Felisha,** Middletown. $2,484 in favor of Citibank, Sioux Falls, South Dakota. Filed July 8.

**Josaphat, Chrisnel,** Middletown. $5,668 in favor of Capital One Bank USA, Glen Allen, Virginia. Filed July 9.

**Kabore, Fulgence,** Middletown. $2,478 in favor of Synchrony Bank, Draper, Utah. Filed July 9.

**Keane, Willow,** Middletown. $4,654 in favor of Discover Bank, New Albany, Ohio. Filed July 9.

**Kelly, Clayton,** Middletown. $5,736 in favor of Baxter Credit Union, Vernon Hills, Illinois. Filed July 8.

**Lazo, Alberto,** Middletown. $30,436 in favor of Regions Bank, Salt Lake, Utah. Filed July 16.

**Marl, Malinda,** Pine Bush. $2,198 in favor of Midland Credit Management Inc., San Diego, California. Filed July 8.

**Martinez, Stephanie,** Monroe. $19,129 in favor of TD Bank, Brooklyn Park, Minnesota. Filed July 8.

**Mercedes Benz of Orange County,** Harriman. $5,000 in favor of Alex Gorvits, Central Valley. Filed July 8.

**Morel, Geronimo,** Monroe. $17,967 in favor of TD Bank, Brooklyn Park, Minnesota. Filed July 16.

**MSP of KJ Corp., et al,** Monroe. $160,531 in favor of TD Bank, Brooklyn Park, Minnesota. Filed July 16.

**Orange County Drywall III Inc.** and **Perez Ruben Galen,** New Windsor. $11,086 in favor of L&W Supply Corp., Rochester. Filed July 8.

**Orlanes, Kristina,** Middletown. $8,951 in favor of Discover Bank, New Albany, Ohio. Filed July 9.

**Panet, Alexander, et al,** New Windsor. $105,818 in favor of New Windsor Destinta Plaza LLC, Elmwood Park, New Jersey. Filed July 9.

**Petrose, Tracy,** Cornwall-on-Hudson. $7,615 in favor of Discover Bank, New Albany, Ohio. Filed July 12.

**Quackenbush, Brian S.,** Middletown. $2,062 in favor of Capital One Bank USA, Glen Allen, Virginia. Filed July 9.

**Ramos, Susan,** Maybrook. $2,090 in favor of Cavalry SPV I LLC, Greenwich, Connecticut. Filed July 15.

**Sanchez, Erick,** Middletown. $3,803 in favor of Rhinebeck Bank, Poughkeepsie. Filed July 12.

**Sanni, Toheeb O.,** Monroe. $15,444 in favor of Discover Bank, New Albany, Ohio. Filed July 9.

**Silberstein, Yosef,** Monroe. $11,696 in favor of Discover Bank, New Albany, Ohio. Filed July 9.

**Smart Novelty Inc.,** Newburgh. $94,623 in favor of Rhode Island Novelty Inc., Fall River, Massachusetts. Filed July 8.

**Smith, Burch Leslie,** Newburgh. $7,231 in favor of Cavalry SPV I LLC, Greenwich, Connecticut. Filed July 10.

**Sorensen, Marchessa L.,** Middletown. $4,546 in favor of Discover Bank, New Albany, Ohio. Filed July 9.

**Spitzer, Rose,** Monroe. $4,596 in favor of Capital One, Glen Allen, Virginia. Filed July 15.

**Stauber, Zvi A.,** Monroe. $4,822 in favor of Capital One, Glen Allen, Virginia. Filed July 16.

**Summit Farm Realty Inc.,** North Salam. $22,974 in favor of Robert M. Spano Plumbing & Heating Inc., Filed July 11.

**Tejeda, Jailene H., et al,** New Windsor. $5,284 in favor of Southgate Village LLC, New Windsor. Filed July 11.

**Walters Leslie,** Middletown. $1,420 in favor of LVNV Funding LLC, Greenville, South Carolina. Filed July 11.

**Wang, Nengdi,** Brooklyn. $14,053 in favor of Geico General Insurance Co., Woodbury. Filed July 8.

**Waters, Cheryl,** Middletown. $2,770 in favor of TD Bank USA, Brooklyn Park, Minnesota. Filed July 9.

**Weiss, Joel,** Monroe. $84,941 in favor of Citibank, Sioux Falls, South Dakota. Filed July 15.

**Whitby, Devon,** Middletown. $2,995 in favor of Discover Bank, New Albany, Ohio. Filed July 12.

**Williams, Justin,** Middletown. $3,017 in favor of Discover Bank, New Albany, Ohio. Filed July 15.

**Young Jr., Richard Robert,** Wallkill. $1,061 in favor of Wing Stop, Newburgh. Filed July 11.

**Mechanic’s Liens**

**37 Police Drive LLC,** as owner. $246,000 in favor of Allied Excavating Inc. Property: 37-39 Police Drive, Goshen. Filed July 31.

**Arc Ssnanny001 LLC,** as owner. $24,542 in favor of Curtis Landscaping Inc. Property: 32 S. Middletown Road, Nanuet. Filed July 31.

**Dr. Perl Irrevocable Trust, et al,** as owner. $9,610 in favor of Belgium Block Inc. Property: 26 W. Maple Ave., Monsey. Filed July 24.

**IYH Estates LLC,** as owner. $60,000 in favor of Power Air Heating & Cooling LLC. Property: 5 Mangin Road, Monroe. Filed July 22.

**Osman, Farida M.,** as owner. $2,380 in favor of CRP Sanitation Inc. Property: 21 Osceola Road, Carmel. Filed July 25.

**Pearl River Campus LLC,** as owner. $169,853 in favor of GTL Construction of New Jersey Inc. Property: in Rockland. Filed July 31.

**Rappaport David** and **Judith Rappaport,** as owner. $23,540 in favor of Garfield Plumbing & Heating Inc. Property: 4 Overlook Drive, Chester. Filed July 30.

**Walden Memorial Post 2946 Veterans of Foreign War,** as owner. $50,000 in favor of Joe the Plumber Plus Inc. Property: 4 Oak St., Walden. Filed July 29.

**New Businesses**

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

Partnerships

**Mama Lils Daycare,** 296 Grand St., Newburgh, NY. c/o Shaniqua Williams and Raynard Shorter. Filed July 12.

Sole Proprietorships

**El Rinocn De Los Panas,** 51 Forge Hill Road, New Windsor 12553. c/o Silva Winnifer H. Bourgeot and Cantillo Yerani J. Lopez. Filed July 12.

**Express Plates & Regis,** 61 Queens Way, Mahopac 10541. c/o Lisa Maria Pareres. Filed July 9.

**Gianni Bruschetti Hair,** 39 N. Plank Road, Newburgh 12550. c/o John Bruschetti. Filed July 12.

**James Tucci Painting,** 2902 Village Drive, Brewster 10509. c/o James Vincent Tucci. Filed July 9.

**JB Wolf Home Improvement,** 8 Irene Court, Patterson 12563. c/o Lora John J. Arboleda. Filed July 8.

**Marilyns Sabor Criollo,** 421 Forest Park, Wallkill 12589. c/o Maria Velazquez. Filed July 12.

**Mavaniase Painting,** 273 Haviland Drive, Patterson 12563. c/o John J. Lora Arboleda. Filed July 8.

**One Stop Powerwash,** 36 Kentwood Drive, Carmel 10512. c/o Shawn Joseph Iarussi. Filed July 5.

**Pellegrino Therapy Coaching & Consulting,** 5 Pembrooke Court, Putnam Valley 10579. c/o Frank Pellegrino. Filed July 9.

**Redface Productions,** 16 Mount Ebo Road, Suite 13 Brewster 10509. c/o Evette C. Lubrano. Filed July 10.