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NYSCEF DOC NO 43

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INDEX NO. 705060/2016

FILED: QUEENS COUNTY CLERK 06/11/2018 04:00 PM

NYSCEF DOC NO. 181

RECEIVED NYSCEF: 06/11/2018

SEQUENCE NO.

FILED
JUN 11 2018
COUNTY CLERK
QUEENS COUNTY

At I.A.S. Term, Part 35, of the Supreme Court of the State of New York, held in and for the County of Queens, at 88-11 Sutphin Boulevard, Jamaica, New York 11435, on the 4 day of JUNE, 2018.

PRESENT: Hon. Timothy J. Dufficy, J.S.C.

Index No: 705060/16

Petition for the Dissolution of 47TH ROAD LLC,
a New York Limited Liability Company

**DECISION AND ORDER APPROVING
EX-PARTE APPLICATION FOR
APPROVAL OF PURCHASE AND
SALE AGREEMENT DATED MAY 4,
2018 FOR SALE OF REAL PROPERTY**

Upon ex-parte application of Joseph M. Mattone, Jr., as Receiver, dated May 24, 2018 for approval of a Purchase and Sale Agreement dated May 4, 2018 for the sale of the real property located at 5-19 47th Road, Long Island City, New York, 11101, it is determined that:

1. The approval of the Purchase and Sale Agreement is necessary pursuant to the Court Order dated February 16, 2017 directing the winding up of the affairs of 47th Road LLC and to sell the only asset of the LLC, the real property located at 5-19 47th Road Long Island City, New York;
2. The Purchaser has made a bonafide offer to purchase and Receiver accepted said offer, and the parties entered into a Purchase and Sale Agreement dated May 4, 2018;

ACCORDINGLY, it is

ORDERED that this application for approval of the Purchase and Sale Agreement dated May 4, 2018 for the sale of the real property located at 5-19 47th Road, Long Island City, New York, 11101, constituting the only asset of the 47th Road LLC, is hereby **GRANTED**;

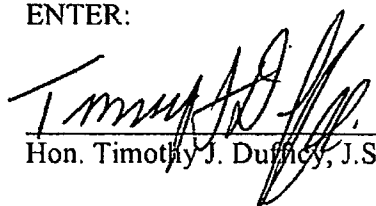
ORDERED that parties to said Purchase and Sale Agreement is authorized to close title pursuant to its terms and conditions of the agreement and in accordance with the customary and usual procedure of sale;

ORDERED that the Receiver is empowered to execute, as receiver for said Property, all documents necessary to effectuate the transfer of title;

ORDERED that all sales proceeds after disbursements of closing expenses shall be deposited and remain in the Receivership Account at Signature Bank until court's direction; and

ORDERED that the applicant shall serve a copy of this order upon the Purchaser and all persons entitled to notice in this action/proceeding by certified mail.

ENTER:


Hon. Timothy J. Duffney, J.S.C.

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