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At an IAS Part of the Supreme Court of the State of New York, held in and for the County of Kings, at the Courthouse thereof located at 360 Adams Street Brooklyn, NY on the 8th day of February 2017.

Hon: Larry D. Martin

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF KINGS

Index No. [redacted]/2009

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NYCTL 1998-2 TRUST, AND THE BANK OF
NEW YORK AS COLLATERAL AGENT AND
CUSTODIAN FOR THE NYCTL 1998-2 TRUST,

-against-

**EMERGENCY ORDER
TO SHOW CAUSE**

[redacted], et al.

LDM-ef

Defendant(s),

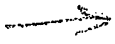
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Upon the reading and filing of the Affirmation of R. Ariel Poltielov, Esq. dated February 7, 2017; affidavit of [redacted], dated February 7, 2017, all pleadings and supporting papers.

LET the Plaintiff, show cause before this court at Part 41, Room 741, to be held at the Courthouse, located at 360 Adams Street, Brooklyn, NY, on February 28, 2017 at 9:30 a.m. in the forenoon of that day, or as soon after as counsel can be heard, that an Order should not be made:

- a. Vacating a Default judgment;
- b. Vacating and setting aside the judgment of foreclosure and sale dated November 3, 2016;
- c. Vacating and setting aside any purported referee's computation heretofore had herein;
- d. Vacating and setting aside such order of reference as has heretofore been granted by the Court in this case;

UDJ
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- e. Ordering that pending a hearing or decision on this Order to Show Cause, that all proceedings on the part of the Plaintiff, his/her attorney and agents and any Sheriff or Marshal for the enforcement of any judgment be stayed, and income execution from Defendant's payroll be stayed;
- f. Ordering that pending a hearing or decision on this Order to Show Cause, that all proceedings or actions to transfer title through consummation of closing or transfer of title in any other means on the part of the Referee, Plaintiff, and their successors in interest of the property known as [REDACTED], Brooklyn, NY 11233, [REDACTED] [REDACTED] hereinafter known as "Subject Property"), be stayed;
- g. Enjoining Plaintiff, his agents and employees any Sheriff or Marshall from removing and/or encumbering any assets of the defendant;
- h. Dismissing the instant action for improper service;
- i. Permitting Defendant [REDACTED] (hereinafter referred to as [REDACTED]) to file a late answer;
- j. Permitting Defendant [REDACTED] to tender all amounts owed; and
- k. For other such relief this Court may deem appropriate.

ORDERED, pending the hearing ~~and determination~~ of the instant Order to Show Cause,

let all proceedings on the part of the appointed referee and/or Plaintiff in this matter to auction the subject property located at [REDACTED], Brooklyn, NY 11233, scheduled to be held on February 09, 2017, be stayed;

ORDERED, pending the hearing ~~and determination~~ of the instant Order to Show Cause,

let all proceedings on the part of the referee, Plaintiff, its attorneys, agents and relatives be

stayed, including but not limited to any and all efforts to enforce any judgment existing under index number [REDACTED]/2009

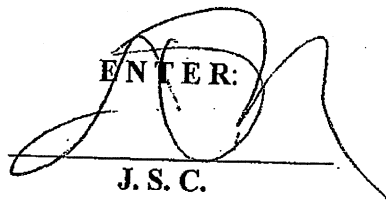
ORDERED, that pending a hearing ~~or decision~~ on this Order to Show Cause, that all proceedings or actions to transfer title through consummation of closing or transfer of title in any other means on the part of the Referee, Plaintiff, and their successors in interest of the property known as [REDACTED] Brooklyn, NY 11233, Block [REDACTED], Lot [REDACTED] (hereinafter known as "Subject Property"), be stayed;

ORDERED, pending the outcome of an ongoing action involving a fraudulent deed transfer of the Subject Property herein under caption: [REDACTED] v. [REDACTED] and [REDACTED] bearing Index No.: [REDACTED]/2016 in the Supreme Court of the State of New York, County of Kings, let all proceedings in the instant action on the part of the referee, Plaintiff, its attorneys, agents and relatives be stayed, including but not limited to any and all efforts to enforce any judgment or move for auction of the subject property, existing under index number [REDACTED]/2009;

Let personal
~~SUFFICIENT CAUSE~~ therefore appearing, therefore, let service of a copy of this order, together with the papers upon which it was granted ~~made by certified mail~~ to the Plaintiff's attorney WINDELS, MARX, LANE AND MITTENDORF LLP with address ~~156 West 56th Street, New York, NY 10019~~, Referee Helene E. Blank, Esq. with address ~~387 New Lots Avenue, Brooklyn, NY 11207, Brooklyn, New York, 11214~~, Defendants New York City Department of Finance, with address ~~100 Church Street, 4th Floor, New York, NY 10007~~ on or before the ^{8th} day of February, 2017 be deemed good and sufficient service.

FEB 08 2017

ENTER:



J. S. C.

HON. LARRY MARTIN
JUSTICE OF THE SUPREME COURT