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NEIGHBORS WON'T APPEAL REZONING FOR REDEVELOPMENT OF COLGATE DIVINITY SCHOOL

By KEVIN OKLOBZIJA
Daily Record Staff

The neighborhood association opposed to redevelopment plans at the former Colgate Rochester Crozer Divinity School will not appeal a judge's decision that validated rezoning, meaning developer Angelo Ingrassia is free to move forward on his project.

State Supreme Court Justice Ann Marie Taddeo ruled last month that in rezoning the property from a Development District to a Planned Development District, the proper procedures were followed with regard to the environmental impact study, traffic study, codes and the city's own comprehensive plan.

The rezoning was important to the developer because a Planned Development District provides less rigid property-use and design requirements.

City approval is still needed for several facets of project, which is called The Vistas at Highland. Through Roc Goodman LLC, Ingrassia will turn the former school's 22-acre site into a residential, office and entertainment space.

Nearby resident Bob Thompson, who organized the opposition group Colgate Neighbors, said that while they were disappointed with the court's decision, there will be no appeal.

Colgate Neighbors does not oppose redevelopment of the property as long as aesthetics of the neighborhood and beauty of the campus are preserved.

Plans call for construction of two, four-story buildings for apartments, refurbishing of existing buildings, the removal of around 100 trees and creation of more parking. The blueprints must still be approved.



A rendering of one of the apartment buildings proposed by developer Angelo Ingrassia for the now-vacant Colgate Rochester Crozer Divinity School campus.

"The neighborhood is closely monitoring the development to ensure every procedural step is met with regard to the future planning and design of the development," Thompson said. "There are many more approvals necessary prior to the construction of a new building. Retrofitting/rehabbing the existing buildings is a much more straightforward process and we welcome appropriate reuse of those buildings."

Ingrassia has already amended original designs and agreed not to alter the sprawling south lawn that runs down to Highland Avenue. Justice Taddeo noted in her decision that the developer has already made adjustments based on the concern of neighbors.

"Our intent is to continue to work with the neighbors and interested parties as we move

forward in re-developing the Colgate property," he said in a statement back in May.

Thompson said the neighborhood group, as well as the Landmark Society of Western New York, will scrutinize plans that are brought before the city for approval.

"Any exterior modifications of the historic buildings will require a certificate of appropriateness by the Preservation Board," Thompson said. "The same would hold true for uses not covered in the original zoning change. I'm quite certain the neighborhood will be involved in monitoring and reviewing the development as things progress."

Roc Goodman LLC finalized purchase of the property in September, shortly after the school relocated to Village Gate.

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Law firm suing state over pandemic restrictions

'Unduly excessive executive orders' challenged

By BENNETT LOUDON
Daily Record Staff

Western New York law firm Hogan-Willig is suing New York state Gov. Andrew Cuomo and Attorney General Letitia James over executive orders that have closed many businesses to slow the spread of coronavirus.

The governor's orders have interfered with the firm's ability to practice law and serve the needs of clients and violated the constitutional rights of New York state residents, according to the complaint filed last month in U.S. District Court.

"I have no doubt that the governor was acting in what he believes to be the best interest of the people, but he doesn't get to suspend the Constitution to do that," said Steven M. Cohen, head of litigation at the firm.

Cuomo declared a state of emergency on March 7 and subsequently issued several executive orders under New York State Executive Law. The orders have directed all nonessential businesses to close while allowing businesses deemed essential to operate with fewer workers.

HoganWillig's application for essential business status was granted, but the Attorney General's Office has said in letters to the firm that it is not doing

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Buffalo officers suspended after man, 75, is shoved

BUFFALO (AP) — Prosecutors investigated Friday after a television crew captured a police officer in Buffalo shoving a 75-year-old man who then falls and cracks his head, a confrontation that resulted in the suspension of two officers.

The video from WBFO of Thursday night's encounter, which happened near the conclusion of protests over the death of George Floyd in Minnesota, quickly sparked outrage.

It showed an officer pushing a man

who approached a line of officers clearing demonstrators from Niagara Square around the time of an 8 p.m. curfew. The man falls backward and hits his head on the pavement. Blood leaks out as officers walk past.

The mayor, Byron Brown, said in a statement that the man, who hasn't been publicly identified, was in serious condition. A hospital official said he was "alert and oriented." Erie County Executive Mark Poloncarz tweeted Fri-

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MIKE DESMOND/WBFO VIA AP

In this image from video provided by WBFO, a Buffalo police officer appears to shove a man who walked up to police Thursday in Buffalo. Video from WBFO shows the man appearing to hit his head on the pavement, with blood leaking out as officers walk past to clear Niagara Square. Buffalo police initially said in a statement that a person "was injured when he tripped & fell," WIVB-TV reported, but Capt. Jeff Rinaldo later told the TV station that an internal affairs investigation was opened. Police Commissioner Byron Lockwood suspended two officers late Thursday, the mayor's statement said.



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Buffalo officers suspended after man, 75, is shoved

■ **BUFFALO** from page 1

day morning.

“Let’s hope he fully recovers,” Poloncarz said.

The video immediately generated outrage, including among elected officials, despite lacking the racial element that made the death of Floyd, a black man who died after a white police officer pressed a knee on his neck for several minutes, such a flashpoint.

The officer and the man in the Buffalo video both appear to be white.

Gov. Andrew Cuomo endorsed the suspensions, tweeting that what was seen on video was “wholly unjustified and utterly disgraceful.”

The police commissioner suspended two police officers without pay, the mayor said.

The District Attorney’s Office “continues to investigate the incident,” officials said in a news release, but the victim could not talk to investigators Thursday night.

Buffalo police initially said in a statement that a person “was injured when

he tripped & fell,” WIVB-TV reported, but Capt. Jeff Rinaldo later told the TV station an internal investigation was opened.

“When I saw the video, certainly, it was incredibly distressing and very disappointing. You don’t want to see anything like that,” Brown told WIVB-TV on Friday.

The office of state Attorney General Letitia James tweeted that officials there were aware of the video. U.S. Sen. Charles Schumer called for an investigation, according to a statement re-

ported by WIVB-TV.

“The casual cruelty demonstrated by Buffalo police officers tonight is gut-wrenching and unacceptable,” John Curr, the Buffalo chapter director for the New York Civil Liberties Union, said in a statement, adding that it should be a “wake-up call” for city leaders to address police violence.

—
This story has been updated to correct that the source of the video was WBFO, not WFBO.

Law firm suing state over pandemic restrictions

■ **HOGAN** from page 1

enough to reduce the potential impact of COVID-19.

The lawsuit claims that the state’s Executive Law does not comply with the New York State Constitution because it authorizes Cuomo to issue executive orders with binding legal authority, without the involvement of the state Legislature.

Even if they are constitutional, the lawsuit claims, Cuomo’s orders are not reasonably necessary to combat

COVID-19.

“While measures taken by Governor Cuomo may have initially been undertaken with the best intentions, the New York State Constitution does not permit the Governor to take unilateral actions, even in times of emergency. Executive Law § 29-a has been invoked as the basis for Governor Cuomo’s actions in issuing the Executive Orders, but the powers to make the laws are only within the purview of the New York State Legislature,” according to the suit.

“This “separation of powers” is fundamental to all levels of government in the United States, and cannot be easily overturned, even when the State is faced with a crisis,” the suit claims.

The executive orders violated Hogan-Willig’s rights under the United States Constitution, including its rights to due process, to be free from a governmental seizure of property without just compensation and to be afforded equal protection under the law, among others, according to the complaint.

“The available data from studies performed throughout the United States does not support the legitimacy of the defendants’ continuing actions in issuing arbitrary, unduly excessive executive orders having the full force and effect of law upon individuals and business located within the state of New York, largely in violation of the individuals’ and business’ state and federal Constitutional rights,” the suit claims

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US moves forward with plan to end wild bird protections

BILLINGS, Mont. (AP) — The Trump administration moved forward Friday with plans to scale back a century-old law protecting most American wild bird species despite warnings that billions of birds could die as a result.

Officials said in a draft study of the proposal that it could result in more deaths of birds that land in oil pits or collide with power lines or other structures. The study did not put a number on how many more birds could die but said the effects could be “significant.”

Former U.S. Fish and Wildlife Service Director Dan Ashe and independent scientists have said the change could cause a huge spike in bird deaths

— potentially billions of birds in coming decades — at a time when species across North America already are in steep decline.

The proposal would end the government’s decades-long practice of treating accidental bird deaths caused by industry as potential criminal violations under the Migratory Bird Treaty Act. More than 1,000 species are covered under the law.

Industry sources kill an estimated 450 million to 1.1 billion birds annually, out of an overall 7.2 billion birds in North America, according to the U.S. Fish and Wildlife Service and recent studies.

The 1918 migratory bird law came af-

ter many U.S. bird populations had been decimated by hunting and poaching — much of it for feathers for women’s hats.

Over the past half-century, the law also was applied against companies that failed to prevent foreseeable bird deaths, such as oil companies that did not put netting over toxic waste pits despite warnings from federal officials.

However, the Trump administration has said the deaths of birds that fly into oil pits, mining sites, telecommunications towers, wind turbines and other hazards should be treated as accidents not subject to prosecution.

A final decision is expected following a 45-day public comment period.

A Department of Interior legal decision in 2017 already had effectively ended criminal enforcement under the act during Trump’s presidency.

National Audubon Society President David Yarnold said the administration was ignoring the potential devastation to some species from scaling back protections and siding with corporations over the environment.

“While America is in turmoil, the Trump administration is continuing its relentless war on nature,” Yarnold said.

Eight states led by New York and numerous conservation groups including Audubon have challenged the 2017 decision in U.S. District Court.

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News BRIEFS

Minnesota eyes changes to police-involved deaths

MINNEAPOLIS (AP) — Minnesota's county attorneys want to give the state attorney general the authority to handle all cases of police-involved deaths.

The Minnesota County Attorneys Association voted Thursday in transferring that power during an emergency meeting, which included Attorney General Keith Ellison. The attorney general is leading the state's case against the four police officers involved in George Floyd's death instead of the Hennepin County Attorney's Office.

State lawmakers would need to pass legislation during this month's special session to give the attorney general the ongoing authority.

The county attorneys are also calling on the Legislature to provide additional funding to the state Attorney General's Office and create a unit within Minnesota Bureau of Criminal Apprehension to investigate police killings of civilians.

"If this is the path the Legislature and governor choose to take, my office will accept the responsibility," Ellison said. "But it must come with resources sufficient to do the job thoroughly and to do justice in the way Minnesotans have a right to expect."

Ellison is one of 18 Democratic attorneys general who are asking Congress to grant their offices "clear statutory authority under federal law" to investigate "unconstitutional policing by local police departments" in their respective states, the Star Tribune reported.

Court rules against Sydney protest due to virus fear

SYDNEY (AP) — An Australian court sided with police in ruling Friday that a Black Lives Matter protest planned for Sydney poses too much risk for spreading the coronavirus and cannot be held.

Thousands of people were expected to rally in Australia's largest city on Saturday afternoon to honor George Floyd and to protest against the deaths of indigenous Australians in custody.

But New South Wales state Supreme Court Justice Des Fagan ruled the rally was not an authorized public assembly. Fagan said he understood the rally was designed to coincide with similar events in other countries.

"I don't diminish the importance of the issues and no one would deny them in normal circumstances," he said. "No



AP PHOTO/ELAINE THOMPSON
A customer walks out of a U.S. Post Office branch and under a banner advertising a job opening Thursday in Seattle. The U.S. unemployment rate fell to 13.3% in May, and 2.5 million jobs were added, a surprisingly positive reading in the midst of a recession that has paralyzed the economy and depressed the job market in the wake of the viral pandemic

U.S. unemployment drops to 13.3%

WASHINGTON (AP) — The U.S. unemployment rate fell unexpectedly in May to 13.3% as states loosened their coronavirus lockdowns and businesses began recalling workers faster than economists had predicted.

The government said Friday that the economy added 2.5 million jobs last month, driving unemployment down from 14.7% in April.

For weeks, economists had been warning that unemployment in May could hit 20% or more, rivaling what was seen during the depths of the Depression in the 1930s.

Once again, the Labor Department acknowledged making errors in how it classified people as employed and said the real May rate is worse than the numbers indicate. But the government made the same mistakes in

April, and together the figures still show the job market is improving.

The May job gain, which confounded economists' expectations of another round of severe losses, suggests that thousands of stores, restaurants, gyms and other companies reopened and rehired more quickly than many analysts had forecast.

"We are witnessing the easiest phase of growth as people come off temporary layoffs and come back to their employers," said Harvard University economist Jason Furman, who led the White House Council of Economic Advisers during the Obama presidency. "And once employers are done recalling people, the much harder, longer work of recovery will have to proceed."

one denies them that but we're talking about a situation of a health crisis."

In Sydney, outdoor gatherings are restricted to 10 people, while up to 50 people can go to funerals, places of worship, restaurants, pubs and cafes.

State Premier Gladys Berejiklian said organizers initially proposed a far smaller rally. She said protesters could not guarantee social distancing protocols would be followed.

"All of us have given up so much and

worked so hard to make sure we get on top of the virus," Berejiklian told reporters.

Virginia city removes 176-year-old slave auction block

FREDERICKSBURG, Va. (AP) — A 176-year-old slave auction block has been removed from a Virginia city's downtown.

The 800-pound (363-kilogram) stone was pulled from the ground at a Freder-

icksburg street corner early Friday after the removal was delayed for months by lawsuits and the coronavirus pandemic, The Free Lance-Star reported.

The weathered stone was sprayed with graffiti twice and chants of "move the block" erupted this week during local demonstrations over the death of George Floyd in Minneapolis, city officials said in a statement announcing the removal.

A local chapter of the NAACP called for the stone's removal in 2017, saying it was a relic of "a time of hatred and degradation" that was allowed to be displayed at a main thoroughfare in the city.

In 2019, the City Council voted in favor of its removal and relocation to the Fredericksburg Area Museum, and a judge upheld that decision in February after two businesses near the auction block sued to stop the relocation.

The process was held up after one of the businesses, a commercial building owner, asked the Virginia Supreme Court to bar the removal while her decision was being appealed, the newspaper said.

The museum now plans to display the knee-high stone in an exhibit chronicling the "movement from slavery to accomplishments by the local African American community," the Free Lance-Star said.

Tennessee attorney pleads guilty to defrauding clients

MEMPHIS, Tenn. (AP) — A Tennessee attorney faces up to 30 years in prison after he pleaded guilty to stealing more than \$600,000 from clients by settling cases without telling them and forging their signatures on settlement checks.

The U.S. attorney's office in Memphis said 50-year-old Michael Skouteris has pleaded guilty to bank fraud in connection with a scheme to defraud clients.

Prosecutors said Skouteris defrauded clients in cases dating from 2011 to 2016. Prosecutors have said the cases involved nursing home neglect, medical malpractice, personal injury and worker's compensation.

Prosecutors said Skouteris forged endorsements on settlement checks made jointly payable to him and the client. He then deposited the checks into his bank accounts.

Sentencing is set for Sept. 24, the U.S. attorney's office said Tuesday.

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Opinion

Better balance needed between safety and ability to earn living

We hope the U.S. Supreme Court chooses to hear oral arguments in a case involving two Warren County businesses' fight against Pennsylvania Gov. Tom Wolf's business closure order.

The businesses ask a question regarding gubernatorial power that deserves a national answer.

To quickly recap, the case was brought by five entities, including the Blueberry Hill Golf Club and the Caledonia Land Company of Clarendon, after Wolf ordered the closure of all non-life-sustaining businesses in response to the COVID-19 pandemic. The state Supreme Court sided in favor of the state and the business closures.

While the U.S. Supreme Court has denied an application for a stay of the order, it has yet to act on a Writ of Certiorari, or cert petition, the businesses also filed asking the nation's highest court to hear the case. Four Pennsylvania counties have now filed an amicus curie, or friend of the court, brief supporting the Warren County businesses.

The counties argue that the actions of Wolf and Pennsylvania Health Secretary Dr. Rachel Levine have "substantially restricted the rights of its citizens," citing four specific amendments — the First, Fourth, Fifth and 14th.

"The governor decided by fiat what was life-sustaining and what was not life-sustaining," the counties assert. "The governor offered no guidance relative to the proclamation, and did not see fit to submit such classification to the General Assembly for guidance and approval. What is more, the classifications imposed by the Governor are shocking when one considers the similarity of the business activity between some life-sustaining business activity and some non-life-sustaining business activity."

The counties make an argument that sounds eerily familiar to those of pro-business groups across the country, including New York state. What are the limits of gubernatorial power when it comes to depriving business owners and their employees of their ability to earn a living? Should there be a better balance between safety and the ability to earn a living? Should legislative action be required rather than simply creating executive orders?

These questions should be answered nationally.

—*The Jamestown Post-Journal*

To submit information:

The Daily Record welcomes letters to the editor. Send to The Daily Record, 16 W. Main St., Rochester, N.Y. 14614 or email editorial@nydailyrecord.com.

A justification for unrest? Look no further than the Bible and the Founding Fathers

By **SAMIRA MEHTA**
AND **SAMUEL L. BOYD**

University of Colorado Boulder

The civil unrest seen across the United States following the killing of George Floyd brings to the fore the Rev. Martin Luther King Jr.'s famous observation that "a riot is the language of the unheard."

Taken from his 1968 speech "The Other America," King condemned the act of rioting, but at the same time challenged audiences to consider what such actions say about the experience of those marginalized in society.

"Social justice and progress are the absolute guarantors of riot prevention," King said.

In other words, peace cannot exist without justice. This conviction has deep roots in Christian thought; it can be traced to the authors of the Bible and early Jewish and Christian communities.

More recently, the Episcopal bishop of Washington, Mariann Budde, said of the current protests that the church aligns "with those seeking justice." The comment followed a controversial visit in which President Trump held a Bible in front of St. John's Episcopal Church — an act preceded by the dispersal of a crowd of protesters and priests tending to them with the use of tear gas.

As scholars of biblical texts and religion and culture, we believe that understanding how often violent unrest informed both early Christianity and the foundational stories of the United States itself can guide us in this current period of turmoil.

Israelite injustice

Deep rooted dissatisfaction with prevailing social injustice and actions against such inequity isn't new. It would have been a familiar theme to the people who wrote the Bible and it is reflected in the texts themselves.

Unrest lies at the heart, for example, of the biblical story about the origins of ancient Israel. As recounted in the books of Genesis and Exodus, Abraham's grandson Jacob travels to Egypt for food in a time of famine. After Jacob's descendants are made slaves, Moses delivers the Israelites from bondage and leads them back to the promised land.

Here, the event that sparks liberation is Moses' witnessing of the oppression of the Israelites. The Book of Exodus details how they left Egypt with gold and silver procured in somewhat uncertain circumstances from their Egyptian neighbors. The manner of this acquisition would be a topic of discussion in biblical interpretation for centuries, for fear that it looks like plunder.

However, both ancient Jewish and

ancient Christian sources viewed these goods as "fair wages," in the words of the scholar James Kugel — just repayments for the Israelites' years of slave labor.

Archaeological evidence points to a generally different origin story for the ancient nation of Israel — though one also of social unrest. According to some scholars, the settlement stemmed from the rebellion and regrouping of people who fled the collapse of large, urban areas in the southern Levant, modern-day Israel and Palestine.

The biblical impulse toward social justice appears especially in the prophets of the Old Testament, such as Amos and Isaiah whose call for justice and equality is a constant theme. It is little wonder, then, that they were cited in the context of the modern-day civil rights movement. King cited prophets from the Bible repeatedly in his "I Have a Dream" speech. When he talked of "justice" rolling "down like waters, righteousness like an ever flowing stream" and "crooked places" being "made straight," he is pulling directly from the Books of Amos and Isaiah.

Early Christian unrest

The New Testament also attests to experiences of social unrest in early Christianity.

In the Book of Matthew, Jesus is quoted as saying, "I have not come to bring peace, but a sword." And in confronting money changers in the Temple of Jerusalem, Jesus overturns the tables and whips the money changers for their unjust actions.

To some this might provide justification for the destruction of property. Others, however, observe that Jesus claims that the Temple belongs to "my father's house" — meaning his family — and as such cannot be taken as justification for destroying someone else's possessions.

It is clear from many passages that the religious movement had a primary concern to care for the oppressed and that in that context, unrest can sometimes be justified.

Nonetheless, some parts of the Bible have been used to justify the quelling of social unrest. Jeff Sessions, former attorney general of the United States, recently appealed to Romans 13 when claiming that enforcement of strict immigration reform was the rule of law: "I would cite you to the Apostle Paul and his clear and wise command in Romans 13, to obey the laws of the government because God has ordained them for the purpose of order."

Biblical scholars dispute this interpretation, noting that the word "law" appears only once in Romans 13, when Paul states that "love does no

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Legal LOOP

What to do during quarantine: Listen to a legal podcast!

We're entering a new stage now, as many states are in the process of slowly reopening. You might even be considering opening the doors of your law firm. But even if you are, you're still likely spending significant amounts of time at home. And if you're anything like me, you may sometimes find yourself with a bit of time on your hands.

If you haven't already taken up a hobby (or two or three!) then filling up that time may be a challenge. Well have I got good news for you! There are lots of new podcasts that have been launched since I last wrote about legal podcasts. In fact, some of the podcasts were even launched since the pandemic hit our shores. So if you're looking for something to do, try listening to a few of these podcasts. You might just enjoy it — and even learn something new! So without further ado, here are a few podcasts or webcasts to consider.

- First, there's a new podcast from the popular blog, Above the Law, which is COVID-19-focused: The ATL COVID Cast (online: <https://abovethelaw.com/tag/covid-cast-podcast/>). This podcast focuses on an array of topics that involve the intersection of the pandemic with var-



By **NICOLE BLACK**
Daily Record
Columnist

ious legal issues. So if you're looking to stay on top of the legal effects of COVID-19, this podcast is for you.

- Next up are two podcasts hosted by legal tech luminary and journalist Bob Ambrogi. The first is LawNext (online: <https://lawnext.libsyn.com/>). If you're interested in legal innovation and legal technology, then this podcast is right up your alley. In it Bob interviews the innovators and entrepreneurs who are "driving what's next in law," and provides interesting insight and predictions about the future of the legal industry.

- Ambrogi also recently launched a new webcast, Legaltech Week (online: <https://www.lawsitesblog.com/category/legaltech-week/>). This webcast is live-streamed via Zoom and is also recorded for later viewing. It is a weekly round-up and review of the latest news in legal technology and innovation. Ambrogi hosts the podcast, which includes commentary and insights from a revolving panel of industry experts.

I've been a part of many of the roundtables and can assure you that if you tune in, you'll be in for a lively discussion of what's new in legal technology.

- Another podcast that will help you stay up-to-date on the latest in legal technology during the pandemic is the Tech Savvy Lawyer podcast (online: <https://www.thetechsavvylawyer.page/search?q=podcast>). This recently-launched podcast is hosted by D.C.-based attorney Michael D.J. Eisenberg. In it he interviews many well-know and tech-savvy lawyers about the latest legal technology trends and issues.

- Last, but not least, Legal Talk Network (a podcast network for lawyers) provides a continuously updated page of podcasts on its network focused on COVID-19 issues (online: <https://legaltalknetwork.com/podcast-category/covid-19/>). The topics run the gamut, from price gouging during COVID-19 and the intricacies of Section 230 Internet Regulation to remote working tips and advice on reopening law firms. So no matter what type of information you're looking for relating to the intersection of law and the pandemic, you're sure to find a podcast about it here.

Now that you're in the know regarding the latest legal podcasts, what are

you waiting for? Choose a few that catch your interest and start listening to them today. It's a great way to kill some time while also being productive. Not only will you be making the most of your downtime during the pandemic, you'll also undoubtedly learn a few new tips that you can put to use in your day-to-day practice. What more could you ask for? It's a win-win!

Nicole Black is a Rochester, New York attorney, author, journalist, and the legal technology evangelist at MyCase legal practice management software. She is the nationally recognized author of "Cloud Computing for Lawyers" (2012) and co-authors "Social Media for Lawyers: The Next Frontier" (2010), both published by the American Bar Association. She also co-authors "Criminal Law in New York," a Thomson Reuters treatise. She writes regular columns for Above the Law, ABA Journal, and The Daily Record, has authored hundreds of articles for other publications, and regularly speaks at conferences regarding the intersection of law and emerging technologies. She is an ABA Legal Rebel, and is listed on the Fastcase 50 and ABA LTRC Women in Legal Tech. She can be contacted at niki.black@mycase.com.

Commentary

How much police brutality is in our wallet?

The protests and riots popping up around the country present the issue of how we value lives, spurred on by the death of George Floyd, a demise that's better called — properly, in my opinion — murder by authorities. Police violence will never end in the United States as long as we think black people and their lives are disposable.

Who matters and who doesn't is part of what's happening in the streets these days. Another reason why police brutality persists is that its perpetrators never have to pay for it. Claims for damages from violence by law enforcement are borne by taxpayers as police union members skip off with their pensions.

If state and local governments paid each successful claim of brutality or corruption out of police pension funds, this violence would go the way of dial-up internet; no one would use it or even think about it except in hindsight as they talk about how common it once was.

Police misconduct hurts the police the least. Take the case of the Beatrice Six, people from Beatrice, Nebraska. Local law enforcement was convinced that they had murdered someone in 1985 even though they had no con-



BY **CHANDRA BOZELKO**
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nection to the crime. Police didn't beat or maim the six defendants but their lives clearly didn't matter when Gage County deputies were "solving" this crime.

After they were cleared 23 years later, The Six sued and won \$28.1 million in damages plus legal fees, almost three times the entire yearly budget for Gage County. Each of them (or their estates as two had died before the case was resolved) would net less than \$5 million for losing almost a quarter century of their lives to prison.

To pay the judgment, the town added an additional sales tax and raised property taxes an average of up to 8%. The tax threatened livelihoods of people working in agriculture, and 70% of the county is rural. According to one local farmer, the tax might have been "the difference between them farming and not farming next year."

Yet the deputy who led the fraudulent investigation retired in 2016, eight years

after the people he framed were cleared, and there's no record of his having to forgo his pension, money that can't be garnished in the judgment against him personally in the suit won by The Six.

One can only guess how much more careful the deputy and his colleagues would have been during the investigation if they thought they'd lose all they had worked for by framing community members to put down a cold case.

Direct shifting of judgment has happened in other places. In Inkster, Michigan, in 2015 a \$1,377,500 settlement with a man who was beaten severely at a traffic stop caused property owners to have to pony up about \$178.67 each to cover the tab for what the officer did.

It may have happened to you.

"The public knows nothing about it," former New Orleans Mayor Marc Morial told the NPR show "Marketplace" on June 2: "Many times it's hidden behind confidentiality agreements, attorney-client privilege. It's not discussed." You don't know if those mill rate hikes covered a debt incurred by a rogue cop.

It's not fair that officers who don't brutalize people would lose their retirements because of the bad apples.

But that's the problem with these alleged good cops; they're not that good if they let the bad cops keep choking and shooting people. Putting pensions in danger would cause the cops to police themselves more.

Don't be fooled that saving these pension funds from liability will decimate police forces, that they'll simply strike, refuse to work without such provisions in their contract, and you'll be stuck without a local force. Public employee labor stoppages are a possibility in only 11 states, and they're unlikely at that. In 39 states, police won't be able to leverage a pension protection into their contracts if government representatives won't allow it. The state or municipality can simply hire other people who will agree to be responsible for their own actions.

November is coming. Ask candidates to promise to negotiate union contracts where cops', corrections officers' and other peace officers' pockets are on the line with black lives. Vote for those who do.

Chandra Bozelko writes the award-winning blog Prison Diaries. You can follow her on Twitter at @ChandraBozelko and email her at outlawcolumn@gmail.com.



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Business & Legal CALENDAR

NOTE: The MCBA remains open for business on a virtual basis and many committee and section meetings will proceed remotely, by video or conference call. To confirm whether a meeting is proceeding, and obtain the connection information, please contact the MCBA by phone at 546-1817 or at info@mcba.org.

Monday, JUNE 8

MCBA Finance Committee Virtual Meeting, 12:15 p.m.

Tuesday, JUNE 9

MCBA Real Estate Section Virtual Annual Meeting, 12:15 p.m.

Business Law Section Council Virtual Meeting, 3:30 p.m.

Wednesday, JUNE 10

CLE: Ethics and Diversity in the Workplace, Part 2, 12:15 to 2 p.m.

Thursday, JUNE 11

Health & Well-Being Programming Committee, 8:30 a.m.

Friday, JUNE 12

MCBA Trusts & Estates Section Virtual Annual Meeting, 12:15 p.m.

Monday, JUNE 15

A.C.T. For the Children Program Q&A with Hon. Evelyn Frazee, 12 p.m.

Tuesday, JUNE 16

Technology & Law Practice Committee Virtual Meeting, 12:15 p.m.

Business Law Section Virtual Annual Meeting, 3 p.m.

Thursday, JUNE 18

CLE: Meet the New County Court Judges, 10:30 a.m.

A justification for unrest? Look no further than the Bible and the Founding Fathers

■ COMMENTARY from page 4

wrong to a neighbor; therefore love is the fulfilling of the law.”

Civil religion and unrest

Biblical passages have been used by American politicians for as long as there has been a United States.

As historian James Byrd has argued, the American revolutionaries claimed the apostle Paul gave Christians the license to resist tyrants using violent means.

In addition to drawing on the Bible, the Founding Fathers also produced a new sacred canon to justify unrest in the event of injustice — founding stories referred to by scholars as “civil religion.”

Think, for instance, of the Boston Tea Party dumping tea into the harbor in a protest against an unjust tax. The national narrative sees this as heroic.

The fact that injustice requires action is similarly supported by the Declaration of Independence. It frames the relationship between Britain and the colonies as one of “repeated injuries and usurpations”

which the colonists have tried to solve, to be “answered only by repeated injury.”

Repeated injustice, then, was grounds for revolution.

‘Deferred dreams explode’

Martin Luther King did not call for violence, but said “peace is not merely the absence of this tension, but the presence of justice.” He also stated that if peace meant silence in the face of injustice, then “I don’t want peace.”

King did not think that riots were the best approach to take. But he warned against condemning them, unless society also condemned the conditions that brought riots about.

As one pastor in Minneapolis put it, referencing the poet Langston Hughes as she assessed the protests: “Deferred dreams explode.”

This article was supplied by The Conversation, an independent and nonprofit source of news, analysis and commentary from academic experts, via The Associated Press. The Conversation is wholly responsible for the content.

TO SUBMIT INFORMATION:

Do you have an event or item that would interest Rochester’s business and legal community? To have it included in the Business & Legal Calendar, send information to:

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CaseDIGESTS

TO SUBMIT A DECISION, CONTACT EDITORIAL@NYDAILYRECORD.COM

NEW YORK STATE SUPREME COURT, APPELLATE DIVISION, FOURTH JUDICIAL DEPARTMENT

CRIMINAL POSSESSION OF A WEAPON

Inoperable – Intent to possess operable weapon
People v. Almodovar
KA 16-01315
Appealed from Supreme Court, Monroe County

BACKGROUND: The defendant appealed from his conviction of criminal possession of a weapon and menacing. The conviction arose from his possession of a firearm and his confrontation with the father of a child regarding a prior incident that occurred less than a week before in which the defendant purportedly tried to remove the child from her preschool when he had no authorization to do so.

RULING: The Appellate Division affirmed.

The court held that the record supported his conviction. While there was no dispute that the weapon was not operable, the defendant's statements to the police established that he was aware that the father of the child was looking for him as a result of the prior incident, which made the defendant scared and galvanized him to purchase a firearm from a man on a dead-end street; the firearm was loaded, and the defendant did not determine it was inoperable due to a missing firing pin until after the underlying incident.

Zachary T. Ruetz, of Tully Rinkey, for the defendant-appellant; Lisa Gray, of the District Attorney's Office, for the respondent

NEW YORK STATE SUPREME COURT, APPELLATE DIVISION, FOURTH JUDICIAL DEPARTMENT

DRIVING WHILE INTOXICATED

Consciousness of guilt – Circumstantial evidence
People v. Bradbury
KA 17-00964
Appealed from Supreme Court, Ontario County

BACKGROUND: The defendant appealed from a judgment convicting her of two counts of felony driving while intoxicated. The defendant was arrested when a motorist observed her vehicle stuck in the brush 20 to 30 feet from the roadway. The motorist had offered assistance, but the defendant said she was all right and did not want to call 911. The responding police officer interviewed the defendant who told him that she left the bar with a man who crashed the car and left.

RULING: The Appellate Division reversed and dismissed the indictment. The court

held the conviction was against the weight of evidence. The Appellate Division noted that the defendant's request that the passing motorist not call 911 constituted evidence of consciousness of guilt, it is well settled that consciousness of guilt evidence is a weak form of evidence. The failure to provide more detailed description did little to disprove the defendant's hypothesis of innocence, given the general nature of the questions posed to her. Finally, the police officer's testimony that the driver's seat position was not consistent with a car being driven by the description provided by the defendant, but it is circumstantial without more evidence.

David M. Abbatoy Jr., of the Abbatoy Law Firm, for the defendant-appellant; V. Christopher Eaggleston, of the District Attorney's Office, for the respondent.

NEW YORK STATE SUPREME COURT, APPELLATE DIVISION, FOURTH JUDICIAL DEPARTMENT

CHILD CUSTODY

Best interests of the child – Factor analysis
Alwardt v. Connolly
CAF 19-00538
Appealed from Family Court, Genesee County

BACKGROUND: The petitioner father appealed from an order that denied his petition seeking to modify a prior order of custody by awarding him primary residential custody of the subject child.

RULING: The Appellate Division reversed. The court held that court's custody determination lacks the requisite sound and substantial basis in the record. The court noted that the only factor that weighs in favor of the mother is the existing custody arrangement. While

the child has a brother living at the mother's house, that is not a factor that favors the mother because both parties have children. While in the mother's custody, the child performed poorly at school and experienced a significant increase in her depression. Further, the mother's work schedule required the child to be up at 5 a.m. and taken to a relative's house for two hours before going to school. The mother admitted that she is unable to assist the child with schoolwork or attend to the child's medical and mental health counseling appointments. Finally, the child expressed a desire to live with her father.

Mary S. Hajdu for the petitioner-appellant; Bridget L. Field for the respondent-respondent; David J. Pajak, attorney for the child.

UNITED STATES COURT OF APPEALS FOR THE SECOND CIRCUIT

VICTIMS OF TRAFFICKING ACT

Special assessment calculation – Sentencing – Abuse of discretion
United States v. Haverkamp
18-3735
Judges Sack, Parker and Chin

BACKGROUND: The defendant appealed from his sentencing of 10 years and one month in prison, five years of supervised release, a \$200 special assessment and a \$10,000 assessment. The defendant had pled guilty to one count of distribution and receipt of child pornography. The defendant contends that his sentence is substantively unreasonable and the \$10,000 special assessment was in error, and that a computer monitoring condition of his supervised release was overbroad.

RULING: The Second Circuit affirmed in part, vacated in part and remanded. The court held

that the record demonstrates that the district court properly considered the nature and circumstances of the offense when fashioning the sentence imposed wherein it noted the volume of messages, videos, and photographs the defendant exchanged and emphasized that his conduct went beyond the trading of existing child pornography. The defendant's conduct included the solicitation of the production of child pornography from minors over social media, including his sexual relationship with a 14-year-old boy. The Second Circuit held that Section 3014 of the Victims of Trafficking Act meant to apply a special assessment of \$5,000 per offender, not per count.

Aline R. Flodr, assistant United States attorney, for the appellee; Yaungchung Lee, of the Federal Defenders of New York, for the defendant-appellant.

UN agency: Iran violating all restrictions of nuclear deal

By KIYOKO METZLER and DAVID RISING
Associated Press

VIENNA — Iran has continued to increase its stockpiles of enriched uranium and remains in violation of its deal with world powers, the United Nations' atomic watchdog said Friday.

The International Atomic Energy Agency reported the finding in a confidential document distributed to member countries and seen by The Associated Press.

The agency said that as of May 20, Iran's total stockpile of low-enriched uranium amounted to 1,571.6 kilograms (1.73 tons), up from 1,020.9 kilograms (1.1 tons) on Feb. 19.

Iran signed the nuclear deal in 2015 with the United States, Germany, France, Britain, China and Russia. Known as the Joint Comprehensive Plan of Action, or JCPOA, it allows Iran only to keep a stockpile of 202.8 kilograms (447 pounds).

The IAEA reported that Iran has also been continuing to enrich uranium to a purity of up to 4.5%, higher than the 3.67% allowed under the JCPOA. It is also above the pact's limitations on

heavy water.

The nuclear deal promised Iran economic incentives in return for the curbs on its nuclear program. President Donald Trump pulled the U.S. out of the deal unilaterally in 2018, saying it needed to be renegotiated. Iran has since slowly violated the restrictions to try and pressure the remaining nations to increase the incentives to offset new, economy-crippling U.S. sanctions.

The ultimate goal of the JCPOA is to prevent Iran from developing a nuclear bomb. Since the U.S. withdrawal, Iran has stockpiled enough uranium to produce a weapon, although the government in Tehran insists it has no such goal and that its atomic program is only for producing energy.

According to the Washington-based Arms Control Association, Iran would need roughly 1050 kilograms (1.16 tons) of low-enriched uranium — under 5% purity — and would then need to enrich it further to weapons-grade, or more than 90% purity, to make a nuclear weapon.

With the nuclear deal in place, Iran's so-called breakout time — the period Tehran would need to build a bomb if

it chose to — stood at around a year. As Iran has stepped away from the limits of the 2015 deal, it slowly has narrowed that window.

However, that doesn't mean Iran would immediately rush toward building a bomb if all the materials were in place.

Before agreeing to the nuclear deal, Iran enriched its uranium up to 20% purity, which is just a short technical step away from the weapons-grade level of 90%. In 2013, Iran's stockpile of enriched uranium was already more than 7,000 kilograms (7.72 tons) with higher enrichment, but it didn't pursue a bomb.

As the country has expanded its nuclear program, Iran has been open about the violations and continues to allow inspectors for the U.N. atomic agency access to facilities to monitor its operations.

It is now in violation of all restrictions outlined by the JCPOA, which Tehran says it hopes will pressure the other nations involved to increase economic incentives to make up for hard-hitting sanctions imposed by Washington after the U.S. withdrawal.

Though Iran has been hard hit by the

new coronavirus pandemic, the IAEA said it has maintained its verification and monitoring activities in the country, primarily by chartering aircraft to fly inspectors to and from Iran.

It cited "exceptional cooperation" from authorities in Austria, where it is based, and Iran in facilitating the operation.

The agency raised concerns, however, about access to two of three locations it identified in March as places where Iran possibly stored undeclared nuclear material or undertook nuclear-related activities without declaring them to international observers.

Activities at all three sites are thought to have been from the early 2000s. The IAEA said in its current report that it had determined that one site had undergone "extensive sanitization and leveling" in 2003 and 2004 and there would be no verification value in inspecting it.

It said Iran has still blocked access to the other two locations, one of which was partially demolished in 2004 and the other at which the agency observed activities "consistent with efforts to sanitize" the facility from July 2019 onward.



ROCHESTER BUSINESS JOURNAL WESTERN NEW YORK THE DAILY RECORD

CORPORATE COUNSEL AWARDS

Virtual Awards Celebration

July 20, 2020 4:00 p.m. - 5:00 p.m.

Congratulations to the 2020 Honorees!

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Sarah Turner
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Foreclosure auctions for Monroe County have been suspended until further notice in response to the COVID-19 pandemic.

PublicNOTICES

GREATER ROCHESTER FIRST INSERTIONS

OFFICIAL PUBLICATION

NOTICE OF HEARING ON CITY AND CITY SCHOOL DISTRICT BUDGET MATTERS AND AVAILABILITY OF CITY TAX AND ASSESSMENT ROLLS

NOTICE IS HEREBY GIVEN that at a meeting of the Council of the City of Rochester to be held in the Council Chambers, Third Floor, City Hall, 30 Church Street, Rochester, New York, 14614, on Thursday, June 11, 2019, at 5:30 P.M., the Council will hold a public hearing to consider the proposed City and City School District Budgets submitted by the Mayor and the Board of Education for 2020-21; the debt limit for general municipal purposes; the amounts for local works (street and lot cleaning, street and sidewalk snow removal and sidewalk repair); confirming the assessments for street malls, neighborhood commercial or residential parking lots, downtown enhancement, downtown special services, and all other special assessments; omitted and supplemental taxes; delinquent refuse and water charges; and any other charges to be inserted in the 2020-21 tax rolls. The proposed 2020-21 Budget and the proposed budget and assessment legislation can be accessed on the City website via the homepage at <http://www.cityofrochester.gov/default.aspx> and via the City Council Proposed Legislation at www.cityofrochester.gov/councilproceedings. The 2020 Final Assessment Roll can be accessed on the City website at <http://www.cityofrochester.gov/article.aspx?id=8589946894>. Hazel L. Washington City Clerk 11891017 6-8-1t

HEARINGS

NOTICE

A meeting of the Monroe County Industrial Development Corporation Board of Directors will be held on Tuesday, June 9th at 8:00 AM via conference call. The public may view and listen to the meeting live through the website at <http://www.mcicdweb.com/>. 11891016 6-8-1t

NOTICE

A meeting of the Monroe County Industrial Development Corporation Executive Committee will be held on Tuesday, June 9th at 7:30 AM via conference call. The public may view and listen to the meeting live through the website at <http://www.mcicdweb.com/>. 11891015 6-8-1t

NEW BUSINESS NAMES/ENTITIES

NOTICE OF ORGANIZATION

Notice of formation of limited liability company (LLC). Name: 100 South Main LV LLC (the Company). Articles of Organization filed with Secretary of State of NY (SSNY) on 06/01/20. NY office location: Monroe County. SSNY is designated as agent upon whom process against the Company may be served. SSNY shall mail a copy of any such process to: c/o the Company, 100 Savannah Street, Rochester, New York 14607. The Company is to be managed by one or more managers. No members

of the Company shall be liable in their capacity as members of the Company for debts, obligations or liabilities of the Company. No member of the Company, solely by reason of being a member, is an agent of the Company for the purpose of its business, and no member shall have the authority to act for the Company solely by virtue of being a member. Purpose/character of the Company: any and all lawful activities. 11890797 6-8-15-22-29; 7-6-13-6t

NOTICE OF FORMATION

749 E HENRIETTA RD LLC has filed Articles of Organization with the Secretary of State on March 9, 2020. Its office is located in Monroe County. The Secretary of State has been designated as agent upon whom process against it may be served and a copy of any process will be mailed to The LLC, 6 Cavan Way, Pittsford, New York 14534. The purpose of the LLC is any lawful activity. 11890839 6-8-15-22-29; 7-6-13-6t

NOTICE OF QUALIFICATION

Mainstream, LLC d/b/a Mainstream Systems, LLC Application of Authority filed with NY Secy of State (SSNY) on 05/27/2020. Office location: Monroe County. LLC formed in Kentucky (KY) on 8/29/19. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail process to: C T Corporation System, 28 Liberty Street, New York, NY 10005, the registered agent of LLC upon which process may be served. LLC is not required to maintain a KY address, principal address is 140 Commerce Dr., Rochester, NY 14623. Arts. of Org. filed with the KY Secretary of State, 700 Capital Avenue, Suite 152, Frankfort, KY 40601. Purpose: Any lawful act or activity. 11890938 6-8-15-22-29; 7-6-13-6t

NOTICE OF FILING OF ARTICLES OF ORGANIZATION OF LIMITED LIABILITY COMPANY

1) The name of limited liability company is ONTARIO WATERS COTTAGE, LLC
2) The Articles of Organization of the limited liability company were filed with the New York Secretary of State on May 5, 2020.
3) The office of the limited liability company is to be located in Monroe County.
4) The Secretary of State has been designated as agent of the limited liability company upon whom process against it may be served. The post office address to which the Secretary of State shall mail a copy of any process against the limited liability company served upon him or her is: 102 Merrick Street, Rochester, New York 14615.
5) The purpose of the Company is to engage in any lawful act or activity for which limited liability companies may be organized under LLCL.

Prepared By:
Richard A. Kroll, Esq.
2425 Clover Street
Rochester, New York 14618
11890845 6-8-15-22-29; 7-6-13-6t

NOTICE

Scentablez, LLC (LLC) filed Arts. of Org. with NY Secy. of State (SS) on 6/3/20. LLC's office is in Monroe Co. SS is designated as agent of LLC upon whom process against it may be served. SS will mail a copy of any process to 713 Park Point Dr., Unit 5, Rochester, NY 14623. LLC's purpose: any lawful activity. 11890942 6-8-15-22-29; 7-6-13-6t

NOTICE OF FORMATION

Notice of Formation of Strategic Partners NY, LLC. Art. of Org. filed Sec'y of State (SSNY) 5/28/20.

Office location: Monroe Co. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail process to: The LLC, 35 Old Country Road, Rochester, NY 14612. Purpose: any lawful activities. 11891023 6-8-15-22-29; 7-6-13-6t

NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY

The name of the LLC is Studio Bea 33 LLC. The Articles of Organization were filed with the NY Secretary of State on 5/15/20. The LLC office is located in Monroe County. The NY Secretary of State is designated as the LLC's agent upon whom process may be served, and the address a copy shall be mailed is 2429 Culver Rd Rochester NY 14622. The LLC is managed by one or more managers. The purpose of the LLC is any lawful business. 11890916 6-8-15-22-29; 7-6-13-6t

NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY

The name of the LLC is The Hair Cove LLC. The Articles of Organization were filed with the NY Secretary of State on 5/7/20. The LLC office is located in Monroe County. The NY Secretary of State is designated as the agent of the LLC upon whom process may be served, and the address a copy shall be mailed is 51 Virginia Manor Rd, Rochester NY 14606. The LLC is member-managed. The purpose of the LLC is any lawful business. 11890909 6-8-15-22-29; 7-6-13-6t

NOTICE OF FORMATION OF THE LAW OFFICE OF JOSEPH A. LOBOSCO, PLLC

The Law Office of Joseph A. Lobosco, PLLC filed Articles of Organization with NYS on 6/1/2020. (1) Its principal office is in Monroe County, NY. (2) The Secretary of State has been designated as agent upon whom process against it may be served and a copy of any process will be mailed to the PLLC, 510 Clinton Square, Rochester, NY 14604. (3) Purpose: Any lawful purpose. 11891128 6-8-15-22-29; 7-6-13-6t

NOTICE OF FILING OF ARTICLES OF ORGANIZATION OF LIMITED LIABILITY COMPANY

1) The name of limited liability company is WHITE SMOKE HOLDINGS, LLC.
2) The Articles of Organization of the limited liability company were filed with the New York Secretary of State on May 11, 2020.
3) The office of the limited liability company is to be located in Monroe County.
4) The Secretary of State has been designated as agent of the limited liability company upon whom process against it may be served. The post office address to which the Secretary of State shall mail a copy of any process against the limited liability company served upon him or her is: 60 Reitz Parkway, Pittsford, New York 14534.
5) The purpose of the Company is to engage in any lawful act or activity for which limited liability companies may be organized under LLCL.

Prepared By:
Richard A. Kroll, Esq.
2425 Clover Street
Rochester, New York 14618
11890748 6-8-15-22-29; 7-6-13-6t

GOODS & SERVICES

NOTICE TO BIDDERS

Sealed bids for the following items and/or services will be received by the City of Rochester and will be publicly opened at the stated time and date at the Office of the Purchasing Agent, Room 105-A, City Hall, 30 Church Street, Rochester, NY 14614. Current Bid Offerings can be viewed at: <http://www.cityofrochester.gov/bids/GoodsAndServices>
Hitachi Camera Equipment & Maintenance Bid #505350 has been cancelled.
Public Works
RPD GOODMAN SECTION AND SE NEIGHBORHOOD SERVICE CENTER Bid No: C06030

Addendum No. 2
CLINTON AVE. FIREHOUSE ROOF RESTORATION PROJECT Bid No: C06050
Pre-Bid: Thursday, June 18, 2020 at 11:00 a.m.,
Closing Date: 7/9/2020 2:00 p.m.
Spec Deposit: \$60 Mailing Fee: \$10
This Contract contains MWBE and Apprenticeship Training Requirements
This Contract Contains and Incentive Program for Employing Qualified City Residents
11891035 6-8-1t

GREATER ROCHESTER REPEAT INSERTIONS

TAX LIENS

PUBLIC NOTICE OF FORECLOSURE

STATE OF NEW YORK COUNTY COURT: MONROE COUNTY NOTICE OF FORECLOSURE OF TAX LIENS BY THE COUNTY OF MONROE IN THE CITY OF ROCHESTER AND THE TOWNS OF BRIGHTON; CHILI; CLARKSON; GATES; GREECE; HAMLIN; HENRIETTA; IRONDUQUOIT; MENDON, INCLUDING VILLAGE OF HONEOYE FALLS; OGDEN, INCLUDING VILLAGE OF SPENCERPORT; PARMA, INCLUDING VILLAGE OF HILTON; PENFIELD; PERINTON, INCLUDING VILLAGE OF FAIRPORT; PITTSFORD, INCLUDING VILLAGE OF PITTSFORD; RIGA, INCLUDING VILLAGE OF CHURCHVILLE; RUSH; SWEDEN, INCLUDING VILLAGE OF BROCKPORT; WEBSTER, INCLUDING VILLAGE OF WEBSTER; WHEATLAND, INCLUDING VILLAGE OF SCOTTSVILLE; AND EAST ROCHESTER, INCLUDING VILLAGE OF EAST ROCHESTER, PURSUANT TO THE PROVISIONS OF THE MONROE COUNTY IN REM TAX FORECLOSURE ACT AND THE RESOLUTION OF THE MONROE COUNTY LEGISLATURE DESIGNATED AS RESOLUTION NO. 62, OF THE MINUTES OF THE PROCEEDINGS OF SAID MONROE COUNTY LEGISLATURE FOR THE YEAR OF 2020. LIST OF DELINQUENT PROPERTIES REFERRED TO HEREIN WAS FILED IN MONROE COUNTY CLERK'S OFFICE ON THE 27th DAY OF MAY, 2020.

IN REM ACTION NO. 145
INDEX NO. E2020-003437
PLEASE TAKE NOTICE that on the 27th day of May, 2020, the County of Monroe pursuant to law filed with the Clerk of Monroe County a list of parcels of property affected by unpaid tax liens held and owned by the County of Monroe which on such date had been due and unpaid for a period of at least one year after the date on which such real property affected by such unpaid tax liens was sold. Such list contains as to each parcel (a) a brief description of the property affected by each tax lien, (b) the name of the last known owner of such property as the same appears on the latest tax roll in the hands of the Director of Finance, or a statement that the owner is unknown if such be the case, (c) a statement of such tax liens upon such parcel of property including such tax liens and tax sale certificates owned by the County of Monroe which shall have been due for less than one year after the date on which such real property affected by such unpaid tax liens was sold, together with date or dates from which and the rate or rates at which interest and penalties shall be computed as to each such tax lien or tax sale certificate, (d) the names and address of any owner or assignee other than the County of Monroe of any unredeemed tax lien certificate, described as a claimant.

All persons having or claiming to have an interest in the real property described in such list of delinquent taxes and properties are hereby notified that the filing of such list constitutes the commencement by the County of Monroe of an action in the County Court of Monroe County to foreclose the tax liens therein described by a foreclosure proceeding in rem and that such list constitutes a notice of the pendency of action and a

complaint by the County of Monroe against each piece or parcel of land therein described to enforce the payment of such tax liens. Such action is brought against the real property only and is to foreclose the tax liens described in such list.

No personal judgment shall be entered herein against any owner for such taxes, assessments or other legal charges or any part thereof.

This notice is directed to all persons having or claiming to have an interest in the real property described in such list of delinquent taxes and properties and such persons are hereby notified further that a certified copy of such list of delinquent taxes and properties has been filed in the office of the Director of Finance and in the respective offices of each tax collector, receiver of taxes and assessments, or treasurer or other tax collection agency of the respective town, city or village in which such listed real property is located, and will remain open for public inspection up to and including the 17th day of August, 2020, which date is hereby fixed as the last day for redemption.

AND TAKE FURTHER NOTICE that any persons having or claiming to have an interest in any such parcel of real property and the legal right thereto may on or before said date redeem the same by paying to the said Director of Finance or, if such person qualifies, by entering into an agreement with the said Director of Finance, pursuant to paragraph (c) of section six of this act, to pay the amount of all unpaid tax liens thereon and in addition thereto all interest and penalties which are a lien against such real property computed to and including the date of redemption, and the costs, allowances and disbursements of the action - together with the expenses of the proceedings to sell, if any, allocated against such parcel.

In the event that such taxes are paid by a person holding a lien of record against such property, the person so paying shall be entitled to have the tax liens affected thereby satisfied of record or to receive an assignment of such tax liens evidenced by a proper written instrument.

Any person having any right, title or interest in or lien upon any parcel of real property described in such list of delinquent taxes and properties may serve a duly verified answer upon the Tax Foreclosure Attorney for the County of Monroe setting forth in detail the nature and amount of his interest and any defense or objection to the foreclosure. Such answer must be filed in the office of the County Clerk and served upon the Tax Foreclosure Attorney for the County of Monroe within twenty days after the date above mentioned as the last day for redemption. In the event of failure to redeem or answer by any person having the right to redeem or answer, such person shall be forever barred and foreclosed of all his right, title, interest and equity of redemption in and to the parcel of real property described in such list of delinquent taxes and properties and a judgment in foreclosure may be taken by default.

TAKE FURTHER NOTICE that the ownership by the County of the tax liens and tax sale certificates set forth on such list of delinquent taxes and properties is conclusive evidence of the fact that the taxes, assessments or other legal charges represented thereby have not been paid to the County or assigned by it.

Please be further advised that it is also the purpose of this notice to determine if any person having any right, title or interest in or lien upon any parcel of real property described in the aforesaid list of delinquent taxes and properties is in the military service of the United States, or of the state of New York; and request is made that any knowledge or information relating to such military service and interest, if any, be transmitted to the undersigned Tax Foreclosure Attorney for the County of Monroe.

Robert Franklin, Director of Finance-Chief Financial Officer
County of Monroe

Boylan Code LLP
Tax Foreclosure Attorney for
County of Monroe, Counsel
145 Culver Road, Suite 100
Rochester, New York 14620
(585) 238.3590

11889466 6-1-8-15-22-29; 7-6-6t

NEW BUSINESS NAMES/ENTITIES

NOTICE OF FORMATION

Notice of Formation of Limited Liability Company ("LLC") Name: 892 North Clinton Avenue, LLC Articles of Organization filed with the Secretary of State with the State of New York ("SSNY") on: April 17, 2020 Office Location: County of: Monroe Principal Business Location: 81 Brookscreech Way, Rochester, New York 14611 Purpose: any and all lawful act or activity The Secretary of State of the State of New York has been designated as agent of the LLC upon whom process against it may be served. SSNY shall mail a copy of any process to: 81 Brookscreech Way, Rochester, New York 14611 11881543 4-23-30;5-7-14-21-28-6t

LIMITED LIABILITY COMPANY

Notice of Formation of Limited Liability Company (LLC) Name: Ackerman Consultants LLC Articles of Organization filed by the Department of State of New York on: 04/08/2020 Office location: County of Monroe Purpose: Any and all lawful activities Secretary of State of New York (SSNY) is designated as agent of LLC upon whom process against it may be served. SSNY shall mail a copy of process to: Ackerman Consultants LLC 157 Battle Green Drive Rocheser, NY 14624 11881528 5-4-11-18-26;6-1-8-6t

NOTICE OF FORMATION

NOTICE OF FORMATION OF DOMESTIC LIMITED LIABILITY COMPANY; Name of LLC: ALLEGEDLY LLC; Date of filing: April 22, 2020; Office of the LLC: Monroe Co.; The NY Secretary of State has been designated as the agent upon whom process may be served. NYSS may mail a copy of any process to the LLC at 5 Brentford Terrace, Rochester, New York 14612; Purpose of LLC: Any lawful purpose. 11881537 5-4-11-18-26;6-1-8-6t

NOTICE OF FORMATION

Amy Giachetti LLC filed Articles of Organization with the New York Department of State on 5/28/20. Its office is located in Monroe County. The Secretary of State has been designated as agent of the Company upon whom process against it may be served and a copy of any process shall be mailed to 44 Rosewood Drive Pittsford NY 14534. The purpose of the Company is Cosmetology. 11889351 6-1-8-15-22-29;7-6-6t

NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY

(Under Section 206 of the Limited Liability Company Law)

1. The name of the limited liability company is Arc at Union, LLC (the "Company"). 2. The Articles of Organization of the Company were filed with the Secretary of State of the

State of New York on May 4, 2020. 3. The office of the Company within the State of New York is in the County of Monroe. 4. The Secretary of State of the State of New York is hereby designated as agent of the Company for the purpose of service of process. The address to which the Secretary of State shall mail a copy of any process against the Company serviced upon him or her is 1000 University Avenue, Suite 500, Rochester, New York 14607. 5. The character and purpose of the business of the Company shall be real estate development and any other purpose permitted by New York law. 11884212 5-11-18-26;6-1-8-15-6t

NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY

(Under Section 206 of the Limited Liability Company Law)

1. The name of the limited liability company is Arc at Union Managing Member, LLC (the "Company"). 2. The Articles of Organization of the Company were filed with the Secretary of State of the State of New York on May 4, 2020. 3. The office of the Company within the State of New York is in the County of Monroe. 4. The Secretary of State of the State of New York is hereby designated as agent of the Company for the purpose of service of process. The address to which the Secretary of State shall mail a copy of any process against the Company serviced upon him or her is 1000 University

Avenue, Suite 500, Rochester, New York 14607. 5. The character and purpose of the business of the Company shall be to act as managing member or general partner of an entity that will own real estate and any other purpose permitted by New York law. 11884214 5-11-18-26;6-1-8-15-6t

NOTICE OF FORMATION

Notice of Formation of Art Afflict 36, LLC. Articles of Organization filed with the New York Department of State on April 22, 2020. Its office is located in Monroe County. The Secretary of State has been designated as agent upon whom process against the Company may be served. SSNY shall mail a copy of process to: 104 North St., Leroy, NY 14482. The purpose of the Company is any lawful activity. 11884155 5-11-18-26;6-1-8-15-6t

NOTICE OF FORMATION

Notice of Formation of BIG APPLE HOUSE BUYER, LLC. Articles of Organization filed with the New York Department of State on Date 02/18/2020. Its office is located in Monroe County. The Secretary of State has been designated as agent upon whom process against the Company may be served. SSNY shall mail a copy of process to: BIG APPLE HOUSE BUYER, LLC. 300 HYLAN DR SUITE 6/124 ROCHESTER NY 14623 The

purpose of the Company is any lawful activity. 11878322 5-4-11-18-26;6-1-8-6t

NOTICE OF FORMATION

NOTICE OF FORMATION OF DOMESTIC LIMITED LIABILITY COMPANY; Name of LLC: BRE LOGISTICS, LLC; Date of filing: April 27, 2020; Office of the LLC: Monroe Co.; The NY Secretary of State has been designated as the agent upon whom process may be served. NYSS may mail a copy of any process to the LLC at 31 Charissa Run, Rochester, New York 14623; Purpose of LLC: Any lawful purpose. 11884333 5-11-18-26;6-1-8-15-6t

BURIL LLC

Not. of. Form. of Buril LLC. Art. of Org. filed with SSNY 05/07/2020. County: Monroe. SSNY is designated Agent of LLC to whom process may be served. SSNY may mail a copy of any process to LLC, 510 Brighton Beach PMB 309, Brooklyn, NY 11235. Purpose: any lawful activity. 11885804 5-18-26;6-1-8-15-22-6t

NOTICE OF FORMATION

ChadderDone Landscape LLC filed Articles of Organization with the New York Department of State on May 18, 2020. Its office is located in Monroe County. The Secretary of State has been designated as agent of the Company upon whom process against it may be served and a copy of any



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Real Estate TRANSACTIONS

DEEDS

Recorded May 22, 2020 45

14420

BEARD, JAMES to CONVERSE, SCOTT R
Property Address: 3410 SWEDEN
WALKER ROAD, BROCKPORT
NY 14420
Liber: 12344 Page: 0243
Tax Account: 055.01-1-26
Full Sale Price: \$12,000.00

DAVID, KIMBERLY HAYES et ano to DAKA, ASHLEY E

Property Address: 50 VALLEY VIEW
DRIVE, BROCKPORT NY 14420
Liber: 12344 Page: 0240
Tax Account: 054.18-1-2
Full Sale Price: \$215,000.00

HOBSON, BRUCE D to BEARD, JAMES

Property Address: 3410 SWEDEN
WALKER ROAD, BROCKPORT
NY 14420
Liber: 12344 Page: 0192
Tax Account: 055.01-1-26
Full Sale Price: \$1.00

14428

SCHMIDT, GARY et ano to BENEDICT, DEBRA J et ano
Property Address: 32 WEST
BUFFALO STREET,
CHURCHVILLE NY 14428
Liber: 12344 Page: 0227
Tax Account: 143.09-1-28
Full Sale Price: \$205,000.00

14450

RUGGIERI, STEVEN A to BENUS, ROMAN L
Property Address: 3 CENTER
CROSSING, FAIRPORT NY 14450
Liber: 12344 Page: 0224
Tax Account: 166.14-1-53
Full Sale Price: \$220,000.00

14468

COONAN, JAMES to REGER CONSTRUCTION LLC
Property Address: LOT 35 COUNTRY
VILLAGE LANE, HILTON NY
14468
Liber: 12344 Page: 0089
Tax Account: 024.03-1-2.003
Full Sale Price: \$44,600.00

COONAN, JAMES L to CONSTRUCTION, REGER
Property Address: LOT 44 COUNTRY
VILLAGE LANE, HILTON NY
14468
Liber: 12344 Page: 0084
Tax Account: 024.03-1-2.003
Full Sale Price: \$44,600.00

STILES VETERANS LEGACY TRUST to STILES, BRIAN S et ano

Property Address: 1363 ROOSEVELT
HIGHWAY, HILTON NY 14468
Liber: 12344 Page: 0157
Tax Account: 030.02-2-13.4
Full Sale Price: \$1.00

14534

ROSENFELD, DEBORAH A et ano to BALL, WILLIAM JAY et ano
Property Address: 27 FALL
MEADOW DRIVE, PITTSFORD
NY 14534
Liber: 12344 Page: 0109
Tax Account: 192.12-1-88
Full Sale Price: \$615,000.00

WERNER, JILL H to FISHER, ALEC D et ano

Property Address: 34 CHURCH
STREET, PITTSFORD NY 14534
Liber: 12344 Page: 0101
Tax Account: 164.06-2-14
Full Sale Price: \$396,000.00

14543

FREDERICK, CATHERINE T et ano to HERMAN, JAMES J et ano
Property Address: 856
SCOTTSVILLE ROAD, RUSH NY
14543
Liber: 12344 Page: 0217
Tax Account: 201.04-1-31.2
Full Sale Price: \$322,550.00

14559

HARRADINE, MICHAEL J to HARRADINE, ELLEN E et ano
Property Address: 3189 BIG RIDGE
ROAD, SPENCERPORT NY 14559
Liber: 12344 Page: 0105
Tax Account: 087.04-1-8.11
Full Sale Price: \$1.00

14580

CONNOR, JENNIFER L et al to IANNIELLO, LUIGI
Property Address: 1229 FIVE MILE
LINE ROAD, WEBSTER NY
14580
Liber: 12344 Page: 0129
Tax Account: 094.01-1-33
Full Sale Price: \$190,349.00

RIZZO, MARY et ano to BROSNAN, JACLYN ADELL et ano

Property Address: 608 KAYLEIGH
DRIVE, WEBSTER NY 14580
Liber: 12344 Page: 0237
Tax Account: 078.12-1-34
Full Sale Price: \$282,500.00

14605

HAMADAH, SAIED YOUSEF RASHE to FABAH PROPERTIES LLC
Property Address: 36 LINCOLN
STREET, ROCHESTER NY 14605
Liber: 12344 Page: 0183
Tax Account: 106.43-3-60
Full Sale Price: \$51,000.00

14606

IACCHETTA, ANGELA et ano to VAN CURAN, STEPHEN J
Property Address: 18 DREXEL
DRIVE, ROCHESTER NY 14606
Liber: 12344 Page: 0208
Tax Account: 104.18-3-72
Full Sale Price: \$163,000.00

MATTIS, ATLANTA et ano to MATTIS, ATLANTA

Property Address: 9 KERR AVENUE,
ROCHESTER NY 14606
Liber: 12344 Page: 0196
Tax Account: 104.05-3-20
Full Sale Price: \$1.00

O'LEARY, ROBIN to DEMO, BRANDON JOSHUA et ano

Property Address: 45 MARKIE
DRIVE WEST, ROCHESTER NY
14606
Liber: 12344 Page: 0119
Tax Account: 103.16-2-53
Full Sale Price: \$170,000.00

SYOUTHOU, BOUNLETH to RENZA RENTALS LLC

Property Address: 15 LOIS STREET,
ROCHESTER NY 14606
Liber: 12344 Page: 0168
Tax Account: 105.65-1-9
Full Sale Price: \$8,000.00

14607

WILLIAMS, KIMBERLY SHANA to KILE, HOPE E et ano
Property Address: 66 CHARLOTTE
STREET, ROCHESTER NY 14607
Liber: 12344 Page: 0272
Tax Account: 106.81-2-47.007
Full Sale Price: \$440,000.00

14609

US ROF IV LEGAL TITLE TRUST 2015-1 to CALA, JOSEPH ALAN

Property Address: 1018 WHITLOCK
ROAD, ROCHESTER NY 14609
Liber: 12344 Page: 0233
Tax Account: 092.11-1-28
Full Sale Price: \$79,800.00

14611

KEARNEY, DAWN et al to JONES, RANDOLPH II
Property Address: 18 HERTEL
STREET, ROCHESTER NY 14611
Liber: 12344 Page: 0079
Tax Account: 120.35-2-51
Full Sale Price: \$34,900.00

WALKER, MARY W to CHIMAERA PROPERTIES LLC

Property Address: 26 HENION
STREET, ROCHESTER NY 14611
Liber: 12344 Page: 0211
Tax Account: 120.51-1-025
Full Sale Price: \$20,000.00

14613

RIVERA, EMMANUEL to LIMITLESS ESTATES LLC
Property Address: 19
LEAVENWORTH STREET,
ROCHESTER NY 14613
Liber: 12344 Page: 0214
Tax Account: 105.35-2-44
Full Sale Price: \$0.00

VIS CAPITAL HOLDINGS, INC to RIVERA, EMMANUEL C

Property Address: 19
LEAVENWORTH STREET,
ROCHESTER NY 14613
Liber: 12344 Page: 0180
Tax Account: 105.35-2-44
Full Sale Price: \$0.00

process shall be mailed to 1300 South Road, Scottsville, New York, 14546. The purpose of the Company is landscaping.

11889308 6-1-8-15-22-29;7-6-6t

NOTICE OF FORMATION

Denson Transport LLC filed Articles of Organization with the New York Department of State on 05/11/2020. Its office is located in Monroe County. The Secretary of State has been designated as agent of the Company upon whom process against it may be served and a copy of any process shall be mailed to 125 Barclay Ct Rochester NY 14612. The purpose of the Company is any lawful purpose.

11886060 5-18-26;6-1-8-15-22-6t

NOTICE

Not. of Form. of Hobbes Homes LLC, Art. of Org. filed Sec'y of State (SSNY) 05/01/2020. Office location: Monroe County. SSNY designated as agent of LLC upon whom process against it may be served. SSNY may mail a copy of any process to LLC. 2101 Westfall Road, Rochester, NY 14618. Purpose: any lawful purpose.

11884088 5-11-18-26;6-1-8-15-6t

NOTICE OF FORMATION

Kaleidoscope Events LLC filed Articles of Organization with the New York Department of State on 5/28/2020. Its office is located in Monroe County. The Secretary of State has been designated as agent of the Company upon whom process against it may be served and a copy of any process shall be mailed to 209 Garfield Avenue in East Rochester, NY 14445. The purpose of the Company is Event Planning and Design.

11889316 6-1-8-15-22-29;7-6-6t

NOTICE OF FORMATION

Notice of Formation: MAXIMUM CUSTOM CLEANING LLC. Articles of Organization filed with the New York Department of State on May 11,2020. Its office is located in Monroe County. The Secretary of State has been designated as agent upon whom process against the Company may be served. SSNY shall mail a copy of process to: Carl Forty SOLE MBR 5546 W RIDGE RD SPENCERPORT, NY 14559. The purpose of the Company is any lawful activity.

11885595 5-18-26;6-1-8-15-22-6t

NOTICE OF FORMATION

Notice of formation of MEDICARE ACED! LLC. Art. Of Org. filed with the Sect'y of State of NY (SSNY) on 05/20/20. Office in Monroe County. SSNY has been designated as agent of the LLC upon whom process against it may be served. SSNY shall mail process to the LLC, 12 Dearfield Ct Fairport, NY, 14450. Purpose: Any lawful purpose

11889133 6-1-8-15-22-29;6-6-13-6t

NOTICE OF FORMATION

Notice of Formation of Nut & Bolt Tattoo, LLC. Articles of Organization filed with the New York Department of State on April 22, 2020. Its office is located in Monroe County. The Secretary of State has been designated as agent upon whom process against the Company may be served. SSNY shall mail a copy of process to: 6736 Lakeside Road, Ontario, NY 14519. The purpose of the Company is any lawful activity.

11884157 5-11-18-26;6-1-8-15-6t

NOTICE OF FORMATION

Proactive Chiropractic and Wellness, LLC. Articles of Organization led with the Secretary of State of New York (SSNY) on (02/19/2020). Location: (Monroe). SSNY designated as agent for service of process on LLC. SSNY shall mail a copy of process to: Proactive Chiropractic and Wellness LLC 6605 Pittsford Palmyra Road #E9, Fairport, 14450. Purpose: Any lawful purpose

11889246 6-1-8-15-22-29;7-6-6t

NOTICE OF FORMATION OF ROCKET EQUIPMENT, LLC

Rocket Equipment, LLC filed Articles of Organization with NYS on

5/12/2020. (1) Its principal office is in Monroe County, NY. (2) The Secretary of State has been designated as agent upon whom process against it may be served and a copy of any process will be mailed to the LLC, 4 Autumn View Estates, Rochester, NY 14622. (3) Purpose: Any lawful purpose.

11886056 5-18-26;6-1-8-15-22-6t

LIMITED LIABILITY COMPANY

Notice of Formation of Limited Liability Company (LLC) Name: Rosebudhomes2 LLC Articles of Organization filed by the Department of State of New York on: 02/27/2020 Office location: County of Monroe Purpose: Any and all lawful activities Secretary of State of New York (SSNY) is designated as agent of LLC upon whom process against it may be served. SSNY shall mail a copy of process to: The LLC 280 East Broad Street, Apt. 1010 Rochester, NY 14604

11881522 5-4-11-18-26;6-1-8-6t

LIMITED LIABILITY COMPANY

Notice of Formation of Limited Liability Company (LLC) Name: Rosebudhomes3 LLC Articles of Organization filed by the Department of State of New York on: 02/27/2020 Office location: County of Monroe Purpose: Any and all lawful activities Secretary of State of New York (SSNY) is designated as agent of LLC upon whom process against it may be served. SSNY shall mail a copy of process to: The LLC 280 East Broad Street, Apt. 1010 Rochester, NY 14604

11881526 5-4-11-18-26;6-1-8-6t

NOTICE OF FORMATION

SHAWN M. BISHOP CONSULTING, LLC filed Articles of Organization with the New York Department of State on 03/11/2020. Its office is located in MONROE County. The Secretary of State has been designated as agent of the Company upon whom process against it may be served and a copy of any process shall be mailed to 1030 WHISTLERS COVE LANE, ROCHESTER NY 14612. The purpose of the Company is HEALTHCARE CONSULTING.

11889309 6-1-8-15-22-29;7-6-6t

NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY

Sundance Parkway New Braunfels TX LLC filed Articles of Organization with the NY Department of State on 5/13/2020. Its office is located in Monroe County. The Secretary of State is designated as agent of the Company upon whom process against it may be served, and a copy shall be mailed to 600 East Avenue, Suite 200, Rochester, NY 14607. Its purpose is any lawful business.

11889252 6-1-8-15-22-29;7-6-6t

NOTICE OF FORMATION OF ZENITH INDUSTRIES, LLC

Zenith Industries, LLC filed Articles of Organization with NYS on 4/28/2020. (1) Its principal office is in Monroe County, NY. (2) The Secretary of State has been designated as agent upon whom process against it may be served and a copy of any process will be mailed to the LLC, 4 Autumn View Estates, Rochester, NY 14622. (3) Purpose: Any lawful purpose.

11881532 5-4-11-18-26;6-1-8-6t

NOTICE OF FORMATION

Notice of Formation of Z-Glo Cleaning LLC. Articles of Organization filed with the New York Department of State on 4/20/2020. Its office is located in Monroe County. The Secretary of State has been designated as agent upon whom process against the Company may be served. SSNY shall mail a copy of process to: 10 Bramblewood Lane West Rochester, NY 14624. The purpose of the Company is any lawful activity.

11880936 5-5-4-11-18-26;6-1-8-6t

14624

DRIFILL, LYNNE A to NEWMAN REAL PROPERTIES LLC
Property Address: 78 NORWICH DRIVE, ROCHESTER NY 14624
Liber: 12344 Page: 0174
Tax Account: 118.69-1-72
Full Sale Price: \$60,000.00

MARWAY PROPERTIES LLC to JOHNSON MARWAY HOLDINGS LLC
Property Address: 9 MARWAY CIRCLE, ROCHESTER NY 14624
Liber: 12344 Page: 0134
Tax Account: 119.13-1-16.1
Full Sale Price: \$1,365,000.00

MONELL, EDNA R to FOOOTE, ANDREW et ano
Property Address: 84 HIDDEN VALLEY ROAD, ROCHESTER NY 14624
Liber: 12344 Page: 0171
Tax Account: 134.05-2-1.084
Full Sale Price: \$60,000.00

14626

PREDDY, HERMAN E et ano to ROCK 585 HOLDINGS LLC
Property Address: 785 WEILAND ROAD, GREECE NY 14626
Liber: 12344 Page: 0230
Tax Account: 089.11-3-12
Full Sale Price: \$25,000.00

SANDERS, AARON D et al to BURKE, DAVID A
Property Address: 110 PICKDALE DRIVE, GREECE NY 14626
Liber: 12344 Page: 0165
Tax Account: 089.11-4-13
Full Sale Price: \$158,500.00

MORTGAGES

Recorded May 22, 2020

80

NOT PROVIDED

COOK, DAVID B & GLENN-WOLFANGER, JENNIFER L
Property Address: 50 ARMSTRONG AVENUE, IRONDEQUOIT NY
Lender: KARRAT, GEORGE J
Amount: \$17,000.00

14420

DAKA, ASHLEY E
Property Address: 50 VALLEY VIEW DRIVE, BROCKPORT NY 14420
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$204,250.00

LEVCIK, MICHELE R
Property Address: 13 MISSION HILL DRIVE, BROCKPORT NY 14420
Lender: ESL FEDERAL CREDIT UNION
Amount: \$168,000.00

14428

BATES, JOHN J
Property Address: 94 ARCHER ROAD, CHURCHVILLE NY 14428
Lender: ESL FEDERAL CREDIT UNION
Amount: \$35,000.00

BENEDICT, DEBRA J & BENEDICT, JEFFREY D
Property Address: 32 WEST BUFFALO STREET, CHURCHVILLE NY 14428
Lender: BANK OF CASTILE
Amount: \$164,000.00

COLON, LUIS D & MEDINA-COLON, ESTELLE
Property Address: 6 ETHERINGTON CRESCENT, CHURCHVILLE NY 14428
Lender: ESL FEDERAL CREDIT UNION
Amount: \$273,000.00

14445

KIEFFER, NORMAN D & KIEFFER, REBECCA L
Property Address: 17 HARLESTON LANE, EAST ROCHESTER NY 14445
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$177,000.00

14450

BENUS, ROMAN L
Property Address: 3 CENTER CROSSING, FAIRPORT NY 14450
Lender: Mortgage Electronic Registration Systems
Amount: \$80,000.00

GANNON, JOSHUA S & GANNON, KELLY M
Property Address: 7 CHATWORTH CIRCLE, FAIRPORT NY 14450
Lender: SUMMIT FEDERAL CREDIT UNION
Amount: \$182,400.00

WALDRON, AMY B & WALDRON, NATHAN M
Property Address: 27 CAMBRAY DRIVE, FAIRPORT NY 14450
Lender: ESL FEDERAL CREDIT UNION
Amount: \$173,400.00

14468

ANDRASZEK, PATRICIA & ANDRASZEK, ROBERT
Property Address: 294 FRISBEE HILL ROAD, HILTON NY 14468
Lender: ESL FEDERAL CREDIT UNION
Amount: \$40,000.00

REGER CONSTRUCTION LLC
Property Address: LOT 44 COUNTRY VILLAGE LANE, HILTON NY 14468
Lender: COONAN, JAMES L
Amount: \$44,600.00

REGER CONSTRUCTION LLC
Property Address: LOT 35 COUNTRY VILLAGE LANE, HILTON NY 14468
Lender: COONAN, JAMES L
Amount: \$44,600.00

SILLOWAY, PAUL A
Property Address: 285 WALKER ROAD, HILTON NY 14468
Lender: ESL FEDERAL CREDIT UNION
Amount: \$20,000.00

TERRIGINO, PATRICIA A
Property Address: 48 NORTH ROAD, HILTON NY 14468
Lender: SUMMIT FEDERAL CREDIT UNION
Amount: \$35,185.00

14472

COSTELLO, DAVID A & COSTELLO, KATHLEEN M
Property Address: 20 OLD STABLE WAY, HONEOYE FALLS NY 14472
Lender: CNB MORTGAGE COMPANY
Amount: \$6,636.60

SCHOR, BRIAN A & SCHOR, KATHERINE
Property Address: 38 BRIDLEWOOD TRAIL, HONEOYE FALLS NY 14472
Lender: BANK OF CASTILE
Amount: \$117,210.25

14526

CORWIN, AMY B & CORWIN, ROBERT D
Property Address: 1964 BAIRD ROAD, PENFIELD NY 14526
Lender: ESL FEDERAL CREDIT UNION
Amount: \$69,047.23

DUBOIS, NATALIE R & DUBOIS, SEAN D
Property Address: 7 CHEVHILL CIRCLE, PENFIELD NY 14526
Lender: ESL FEDERAL CREDIT UNION
Amount: \$5,372.25

KARP, BRIAN A
Property Address: 41 WOODLYN WAY, PENFIELD NY 14526
Lender: MANUFACTURERS AND TRADERS TRUST COMPANY
Amount: \$50,000.00

ORNT, JAMES C
Property Address: 30 MAPLEVIEW CIRCLE, PENFIELD NY 14526
Lender: CANANDAIGUA NATIONAL BANK AND TRUST COMPANY
Amount: \$70,700.00

RAMELL-DONDOERFER, NICOLE
Property Address: 1969 HARRIS ROAD, PENFIELD NY 14526
Lender: ESL FEDERAL CREDIT UNION
Amount: \$25,000.00

14534

BALL, WILLIAM JAY & PAUL, ELIZABETH LEIGH
Property Address: 27 FALL MEADOW DRIVE, PITTSFORD NY 14534
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$465,000.00

DAILEY, KATHLEEN B
Property Address: 57 ROUND TRAIL DRIVE, PITTSFORD NY 14534
Lender: ESL FEDERAL CREDIT UNION
Amount: \$20,200.00

FISHER, ALEC D & FISHER, CAITLIN HW
Property Address: 34 CHURCH STREET, PITTSFORD NY 14534
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$316,800.00

GERSTNER, CAROLYN B & GERSTNER, JEFFREY D
Property Address: 40 SUTHERLAND STREET, PITTSFORD NY 14534
Lender: GENESEE REGIONAL BANK
Amount: \$300,000.00

MORRELL, MONICA S & MORRELL, SCOTT M
Property Address: 346 WOOLSTON ROAD, PITTSFORD NY 14534
Lender: LYONS NATIONAL BANK
Amount: \$600,000.00

REALE, PASQUALE & REALE, SUSAN E
Property Address: 8 BASIN VIEW DRIVE, PITTSFORD NY 14534
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$288,000.00

14543

HERMAN, JAMES J & HERMAN, PAMELA M
Property Address: 856 SCOTTSVILLE ROAD, RUSH NY 14543
Lender: EVANS BANK NATIONAL ASSOCIATION
Amount: \$197,550.00

14546

WEBSTER, DIANNE P & WEBSTER, HUGH JOHN
Property Address: 892 BALLANTYNE ROAD, SCOTTSVILLE NY 14546
Lender: ESL FEDERAL CREDIT UNION
Amount: \$100,000.00

14559

GAGNE, KATHRYN M & JENSEN, KATHRYN M
Property Address: 88 HIGHVIEW DRIVE, SPENCERPORT NY 14559
Lender: ESL FEDERAL CREDIT UNION
Amount: \$15,000.00

HARRADINE, ELLEN E & HARRADINE, MICHAEL J
Property Address: 3189 BIG RIDGE ROAD, SPENCERPORT NY 14559
Lender: CNB MORTGAGE COMPANY
Amount: \$350,000.00

TWIST, MARY R & TWIST, STEPHAN L
Property Address: 98 HAWTHORNE DRIVE, SPENCERPORT NY 14559
Lender: ESL FEDERAL CREDIT UNION
Amount: \$4,471.45

14580

BREWERTON, DEBRA M & BREWERTON, ZACHARY R
Property Address: 207 BAYWAY DRIVE, WEBSTER NY 14580
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$165,343.00

BROSINAN, JACLYN ADEL & BROSNAN, JUSTIN EDWARD
Property Address: 608 KAYLEIGH DRIVE, WEBSTER NY 14580
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$226,000.00

DEGEN, DANIEL A & DEGEN, HEATHER D
Property Address: 1448 PROVIDENCE DRIVE, WEBSTER NY 14580
Lender: Mortgage Electronic Registration Systems
Amount: \$39,609.84

IANNIELLO, LUIGI
Property Address: 1229 FIVE MILE LINE ROAD, WEBSTER NY 14580
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$186,863.00

MARCHAND, CATHERINE & MARCHAND, JOHN E
Property Address: 446 MURWOOD LANE, WEBSTER NY 14580
Lender: ESL FEDERAL CREDIT UNION
Amount: \$64,161.25

MCGRATH, RICHARD THOMAS JR
Property Address: 690 REGINA DRIVE, WEBSTER NY 14580
Lender: ESL FEDERAL CREDIT UNION
Amount: \$30,000.00

MONGIOVI, ROBERT & MONGIOVI, SUSAN
Property Address: 986 PEAR TREE LANE, WEBSTER NY 14580
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$155,000.00

SOUTHIVONGNORATH, KHAMPOUN & SOUTHIVONGNORATH, SACKSAVANH
Property Address: 668 MARIS RUN, WEBSTER NY 14580
Lender: ESL FEDERAL CREDIT UNION
Amount: \$53,000.00

VYSOCHAN, VASYL
Property Address: 607 HOSTA CIRCLE, WEBSTER NY 14580
Lender: UKRAINIAN FEDERAL CREDIT UNION
Amount: \$201,000.00

14606

DEMO, BRANDON JOSHUA & DEMO, LAUREN CHRISTINE
Property Address: 45 MARKIE DRIVE, ROCHESTER NY 14606
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$153,000.00

UR ALLIANCE LLC & UR ALLIANCE LLC
Property Address: 2 LAUREL STREET, ROCHESTER NY 14606
Lender: CNB MORTGAGE COMPANY
Amount: \$125,600.00

VANCURAN, STEPHEN J
Property Address: 18 DREXEL DRIVE, ROCHESTER NY 14606

Lender: ESL FEDERAL CREDIT UNION
Amount: \$130,400.00

14609

SMITH, DEREK D & SMITH, KRISTEN M
Property Address: 2135 CLIFFORD AVENUE, ROCHESTER NY 14609
Lender: ESL FEDERAL CREDIT UNION
Amount: \$22,500.00

14610

CLARKE, BENJAMIN H
Property Address: 55 CATHAWAY PARK, ROCHESTER NY 14610
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$142,450.00

14611

STAFFORD, MAGGIE
Property Address: 196 DEPEW STREET, ROCHESTER NY 14611
Lender: CITIZENS BANK
Amount: \$25,000.00

14612

SCHOJAN, MARIA & SCHOJAN, PAUL J
Property Address: 301 OLD COUNTRY ROAD, ROCHESTER NY 14612
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$168,000.00

ZOZOBRADO, KAYE P
Property Address: 30 SHAKER MILL, ROCHESTER NY 14612
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$282,400.00

14615

CIOPPA, BRITTANIE MARGARET ELIZABETH
Property Address: 120 TRUESDALE STREET, ROCHESTER NY 14615
Lender: ESL FEDERAL CREDIT UNION
Amount: \$15,000.00

DURNIN, NICHOLAS P JR
Property Address: 64 MAYFLOWER STREET, ROCHESTER NY 14615
Lender: LYONS NATIONAL BANK
Amount: \$105,366.00

14616

BLISS, KEVIN
Property Address: 71 BANCROFT DRIVE, ROCHESTER NY 14616
Lender: CITIZENS BANK NA
Amount: \$127,546.00

COOK, LESLIE N
Property Address: 240 OLD ENGLISH DRIVE, ROCHESTER NY 14616
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$140,950.00

GOODMAN, JACOB K
Property Address: 400 OAKWOOD ROAD, ROCHESTER NY 14616
Lender: BURNS, JUDITH A
Amount: \$65,000.00

MILLIGAN, JOSIAH S
Property Address: 3259 DEWEY AVENUE, ROCHESTER NY 14616
Lender: Mortgage Electronic Registration Systems
Amount: \$122,220.00

MISTRETTA, ZANDRA L
Property Address: 373 MOSLEY ROAD, ROCHESTER NY 14616
Lender: ESL FEDERAL CREDIT UNION
Amount: \$25,000.00

14617

CARSON, MICHELLE A & CARSON, SHAWN M
Property Address: 178 DAKE AVENUE, ROCHESTER NY 14617
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$91,000.00

PAULINO, JAMES M II & PAULINO, JAMES M JR
Property Address: 732 VAN VOORHIS AVENUE, ROCHESTER NY 14617
Lender: ESL FEDERAL CREDIT UNION
Amount: \$17,739.21

POSADNI, MICHAEL W & POSADNI, SHARON M
Property Address: 227 VAN VOORHIS AVENUE, ROCHESTER NY 14617
Lender: THE SUMMIT FEDERAL CREDIT UNION
Amount: \$100,000.00

REIDMILLER, ALEXANDRA E & REIDMILLER, JEFFREY S
Property Address: 99 HILLHURST LANE, ROCHESTER NY 14617
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$164,000.00

SUTTLE, TASHA
Property Address: 452 LAKESHORE BLVD, ROCHESTER NY 14617
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$127,875.00

TREVAS, ABIGAIL B & TREVAS, RYAN L
Property Address: 4248 ST PAUL

BLVD, ROCHESTER NY 14617
Lender: CNB MORTGAGE COMPANY
Amount: \$123,000.00

ROSS, ALEXANDRA
Property Address: 24 FRONTENAC HEIGHTS, ROCHESTER NY 14617
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$146,470.00

14618

ABBOTT, JOSEPH
Property Address: 40 MONTREAL PLACE, ROCHESTER NY 14618
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$176,700.00

CORCORAN, CHRISTOPHER H & CORCORAN, MARY
Property Address: 141 BROOKSIDE DRIVE, ROCHESTER NY 14618
Lender: CANANDAIGUA NATIONAL BANK AND TRUST COMPANY
Amount: \$60,000.00

GREISBERGER, MARK M & INZANA, NICOLE
Property Address: 15 MAYWOOD CIRCLE, ROCHESTER NY 14618
Lender: SUMMIT FEDERAL CREDIT UNION
Amount: \$209,600.00

SEWRUK, MELISSA
Property Address: 104 TARRYTOWN ROAD, ROCHESTER NY 14618
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$204,250.00

14619

CONKLIN, CARL A JR
Property Address: 163 ARNETT BOULEVARD, ROCHESTER NY 14619
Lender: CNB MORTGAGE COMPANY
Amount: \$37,500.00

14620

BUTTERFIELD, JAMES A
Property Address: 107 CYPRESS STREET, ROCHESTER NY 14620
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$196,650.00

14623

MINER, JUDY E
Property Address: 143 BRANDYWINE TERRACE, ROCHESTER NY 14623
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$115,500.00

14624

BURGSTROM, CHRISTOPHER J & BURGSTROM, STEPHANIE L
Property Address: 23 BROCKTON PLACE, ROCHESTER NY 14624
Lender: ESL FEDERAL CREDIT UNION
Amount: \$210,000.00

JOHNSON MARWAY HOLDINGS LLC
Property Address: 9 MARWAY CIRCLE, ROCHESTER NY 14624
Lender: EVANS BANK NA
Amount: \$1,092,000.00

NEWMAN REAL PROPERTIES LLC
Property Address: 78 NORWICH DRIVE, ROCHESTER NY 14624
Lender: SISSON, RUTH E
Amount: \$71,500.00

REISINGER, CHARLOT A & ROSSI, CHARLOT A
Property Address: 29 WATCHMAN COURT, ROCHESTER NY 14624
Lender: ESL FEDERAL CREDIT UNION
Amount: \$30,000.00

TAYLOR, JEREMY & TAYLOR, KRISTEN
Property Address: 484 STONY POINT ROAD, ROCHESTER NY 14624
Lender: ESL FEDERAL CREDIT UNION
Amount: \$50,000.00

14625

TRAPHAGAN, LINDA G & TRAPHAGAN, WILLIAM M
Property Address: 28 CIRCLE WOOD ROAD, ROCHESTER NY 14625
Lender: CANANDAIGUA NATIONAL BANK AND TRUST COMPANY
Amount: \$108,700.00

14626

BURKE, DAVID A
Property Address: 110 PICKDALE DRIVE, GREECE NY 14626
Lender: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Amount: \$126,800.00

LOVULLO, KAREN & LOVULLO, RICHARD
Property Address: 27 RED ROCK CIRCLE, GREECE NY 14626
Lender: ESL FEDERAL CREDIT UNION
Amount: \$138,500.00

ONOFREYCHUK, ANNA K
Property Address: 119 LARKWOOD DRIVE, GREECE NY 14626
Lender: CNB MORTGAGE COMPANY
Amount: \$136,000.00