

JAN 06 2026

ERIE COUNTY
CLERK'S OFFICE

STATE OF NEW YORK
COUNTY COURT : COUNTY OF ERIE

IN THE MATTER OF FORECLOSURE OF TAX
LIENS BY PROCEEDING IN REM PURSUANT
TO THE IN REM PROVISIONS OF THE ERIE
COUNTY TAX ACT AND THE RESOLUTION OF
THE ERIE COUNTY LEGISLATURE AS SHOWN
BY ITEM 11E-7 (2025) PAGES 404-468 OF THE
MINUTES OF THE PROCEEDINGS OF SAID
LEGISLATURE FOR THE YEAR 2025

THIRD COLLECTIVE
STATEMENT OF
REDEMPTIONS

IN REM NO. 173
INDEX NO. 2025-600447

STATE OF NEW YORK)
COUNTY OF ERIE) ss:

I, SCOTT A. BYLEWSKI, ESQ., Director of Real Property Tax Services, Enforcing
Officer for the County of Erie, as such, I am familiar with the facts and circumstances herein. I
do hereby certify as follows:

1. The following parcels identified on Schedule "A" which is annexed hereto and
made a part hereof were included on a List of Delinquent Tax Liens, which was filed in the
office of the Erie County Clerk on the 9th day of September 2025, pursuant to Article 11 of the
Erie County Tax Act.

2. These parcels were redeemed pursuant to §11-11.0 of the Erie County Tax Act
upon payment of any delinquent amounts due thereon, including all charges authorized by law.

3. The Erie County Clerk is hereby authorized and directed, upon the filing of this
Collective Statement of Redemptions, to enter on the List of Delinquent Tax Liens the word
"redeemed" and the date of the filing of this Statement, opposite the description of the parcel
described above. This notation will operate to cancel the Notice of Pendency with respect to this
parcel described above.

IN WITNESS WHEREOF, I have hereunto set my hand this 10th day of January 2020.



SCOTT A. BYLEWSKI, ESQ.
Director of Real Property Tax Services
Enforcing Officer

STATE OF NEW YORK)
COUNTY OF ERIE) ss:
CITY OF BUFFALO)

On this 10th day of January, in the year 2020, before me the undersigned, personally appeared SCOTT A. BYLEWSKI, ESQ., personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual or the person upon behalf of which the individual acted, executed the instrument.



Notary Public:

AMY HONAN
No 01HO6348829
Notary Public, State of New York
Qualified in Erie County
My Commission Expires Oct. 3, 2028

Schedule A

Property Location	Town	Serial	SBL	Property Owners
75 Hayes	Buffalo	000004	1230900004017000	Hayes Place Management Group Inc
3180 Bailey	Buffalo	000069	0902400002024100	Bangladesh Plaza LLC
290 Massachusetts	Buffalo	000075	0994300006027000	Redrob Development LLC
817 Abbott	Buffalo	000078	1335700002022000	Gibraltar Capital Corp
393 Ideal	Buffalo	000080	1122600005031000	Tony Rudolph
12 Putnam South	Buffalo	000084	0993600002017000	Twelve South Putnam WNY LLC
502 Utica West	Buffalo	000094	0995200004003000	Lynne Tribunella
1610 Genesee	Buffalo	000101	1014700004001000	Highland Properties of Buffalo Inc
282 Moselle	Buffalo	000107	1013800003052000	Highland Properties of Buffalo Inc
377 Main	Buffalo	000132	1111300014002000	377 Main Realty Inc
6918 Wellington Dr	Evans	000289	2060800003011100	James Zulawski
231 Sterling Ave	Evans	000300	2501400010041000	Gregory R Inglut; Michele R Inglut; 21 South Development
6624 Putnam Dr	Evans	000370	1921600004047000	Jason Redding
6910 Wellington Dr	Evans	000412	2060800003010000	Jamey Persinger; Michelle Persinger
467 Detroit St	Farnham	000420	2820600001002000	Paula Greene; Vivian Mays
93 East Main St	Hamburg	000471	1960900003008000	Lawrence F Catuzza
3621 Terri Trl	Hamburg	000472	1600800006030000	Estate of Carol J Solinski
23 South Buffalo St	Hamburg	000476	1960900006023000	Alexander Way Holding Corp
0 Woodlawn Ave	Hamburg	000480	1506600003001200	Ruth Ann Matre
4978 Best St	Hamburg	000491	1831600002028000	Estate of Rita A Bauer; Faith Carberry Administrator of the Estate of Rita A Bauer
3354 Lakeshore Rd	Hamburg	000520	1506600003026000	James Allen Crone; Stanley Paul Blocho
68 Kinsey Ave	Kenmore	000552	0667000003020000	Steven P Van Nostrand; Estate of Roberta B Van Nostrand
84 Kirby Ave	Lackawanna	000572	1426200008043000	Estate of John Radtke; Deborah A Radtke Executor of the Estate of John Radtke
26 Worthington Ln	Lancaster	000580	1261200005019000	Maranda L Jordan
60 Waltham Ave	Lancaster	000587	1151200006018200	367 Green Acres LLC
5204 Genesee St	Lancaster	000593	0930500001014000	James L Mantzani
129 Brunck Rd	Lancaster	000600	1270100002006000	Donna M Lukowski; Beverly Ann Lukowski
2761 Wehrle Dr	Lancaster	000601	0820300002006100 now known as 0820300002003110	Thorny Events LLC
Wehrle Dr	Lancaster	000610	0820300002003100 now known as 0820300002003110	Thorny Events LLC; Larkspur Extension LLC
2757 Wehrle Dr	Lancaster	000614	0820300002005000 now known as 0820300002003110	Thorny Events LLC; Joseph David
80 Midway Dr	Orchard Park	000663	1730900005015000	Denise B Thompson
59 Potter Ave	Orchard Park	000668	1730500003026000	Joel T Rieman
13740 Miller Ave	Sardinia	000693	2800000001012200	Robert Anger; Abdul M Chowdhury
328 Reiman St	Sloan	000705	1122800001018000	Greg Phillies Enterprises LLC; Muzhik Corporation
26 S Edgewood Dr	Springville	000716	3352000007039000	Jennifer L Mutton
12/14 N Buffalo St	Springville	000719	3351500005006100	Dhaliwal Property Holdings LLC
16 Keats Ave	Tonawanda	000756	0537400001034000	Michael R Conway; Michael A Conway
355 Belmont Ave	Tonawanda	000765	0664200004031000	Estate of Esther Joan Restorff; Roger Restorff Executor of the Estate of Esther Joan Restorff

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282 Desmond Dr	Tonawanda	000776	0654100003042000	Christopher Michael Green; James Jeffry Greene
49-53 Burnett Pl	Tonawanda	000802	0528300004006000	Arielle Beutler
68 Constitution Ave	West Seneca	000822	1450500001054000	Michael Pettys; Susan Pettys
3062 Seneca St	West Seneca	000866	1341300004003110	James N Griffin; Kevin M Booker
1864 Union Rd	West Seneca	000868	1340800001052100	Keith J Poppendeck
270 Forest Dr	West Seneca	000884	1251300001027000	Rebecca D Suszynski
160 Edson St	West Seneca	000898	1332700005006000	Arthur R Ames Jr; Kerri A Kaye
63 Buell St	Akron	000920	0471800001017000	FFHG LLC; FFHG LLC formed in the jurisdiction of Catawba Indian Nation
373 Lamarck Dr	Amherst	000973	0801400006027000	Benjamin Brownstein; Sarah Levin
221 Ranch Trail	Amherst	000978	0551200008033000	Matthew Micieli
19 Timberlane Dr	Amherst	000986	0412000005002000	Best Home WNY Inc
151 Carmen Rd	Amherst	001001	0674800004011000	Thomas M Huebsch
10 York St	Angola	001041	2352000001020000	Rick James LLC
555 South St	Aurora	001049	1751600001009000	Muzhik Corporation; Greg Phillies Enterprises LLC; Alexanders 46 Inc
1781 Bailey Rd	Aurora	001050	2000000003026000	Colleen M Raczyński
356 Quaker Rd	Aurora	001063	1750600002003000	Dennis McCarthy
104 Miller Ave	Blasdell	001082	1517000001003000	Mark Howorka; Cheryl Howorka
37 Marlowe Ave	Blasdell	001085	1517000002011000	Estate of Edeltraut Howorka; Walter Howorka Admin of the Estate of Edeltraut Howorka
25 Madison Ave	Blasdell	001086	1516300002017100	Vera Beta Inc
3511 South Park Ave	Blasdell	001088	1513900001002000	James Crone
0 Feddick Rd	Boston	001102	2570000001004000	9291 Feddick Inc
6065 Shero Rd	Boston	001103	2260000003023000	James M Callahan; Kami M Callahan
5050 Genesee St	Cheektowaga	001193	0930100001010100	Buffalo Airport Hotel LLC
1040 George Urban Blvd	Cheektowaga	001213	0912000007026100	John Rzepka
500 Cayuga Creek Rd	Cheektowaga	001218	1138100002014000	Robert A Nowak
20 Ellsworth Dr	Cheektowaga	001239	1020800008039000	Estate of Charles J Moore; Brian D Moore Executor of the Estate of Charles J Moore
2805 Genesee St	Cheektowaga	001240	0917800005006000	Anthony Castronova
388 Shanley St	Cheektowaga	001264	1126700006003000	MD J Abedin
18 Diane Dr	Cheektowaga	001278	09218000011054000	Bruce J Blachowski
34 St James Rd	Cheektowaga	001298	0917800001011000	Lisa C Davis
3760 Harlem Rd	Cheektowaga	001299	0807000002006200	Appraisal Services of Western New York LLC
75 Cleveland Dr	Cheektowaga	001300	07920000010013000	William A Shivers
25 Meadowbrook Pkwy	Cheektowaga	001304	1233600006017000	Douglas Terray
7 Atwood Pl	Cheektowaga	001312	0908400001002000	Patricia Joy Pitts
1233 Walden Ave	Cheektowaga	001313	1025300006012200	Richard L Veiheffer Jr
2325 Genesee St	Cheektowaga	001320	10128000011001000	Drew A Guenther; Marie A Pokojski
5192 Eastbrooke Pl	Clarence	001344	0571800003028120	Shahdad Poya Waseh; Hoi T Mai
5562 Hidden Pines Ct	Clarence	001345	0571000005010000	Terry H Larkin; Karen P Larkin
6070 Strickler Rd	Clarence	001348	0451700001004000	Amy Chodora Amy Jo Cange
10687 Main St	Clarence	001358	0721100001003100	Presidents Desk LLC
13973 Mill St	Concord	001398	3470000002022100	Thomas W Roberts; Jenica A Knight
79 Rossiter Ave	Depew	001427	10312000014030000	Kelly Piechowicz
100 Dean Rd	Depew	001432	1030700003003000	Estate of Lynn Andrusko; Andrew L Andruszko Administrator of the Estate of Lynn Andrusko
137 Princeton Ave	Depew	001433	1040900007017000	Jason A Russell; Michelle M Russell

Property Location	Town	Serial	SBL	Property Owners
4712 Broadway St	Depew	001440	1046900002015000	James Rappleye
24 Argus Dr	Depew	001443	0931700006009000	Patrick K Kwiatkowski; Brittney Kwiatkowski
54 Walnut St	East Aurora	001448	1642000011029000	Boice Lydell
2463 Hemlock Rd	Eden	001455	2380000005042000	Lynn Hodson
80 Pinewood Tr	Elma	001466	1560200001014000	Komorek Irrevocable Trust; Michael J Komorek Jr; Linda A Komorek
71 Meadow Dr	Elma	001468	1640800002010000	Elizabeth Suchocki; Peter P Suchocki Jr; Deborah Golding
90 Hessland Ct	Elma	001470	1370300006028000	Debra A Kubicki