

SUPREME COURT THE STATE OF NEW YORK:
COUNTY OF NEW YORK

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U.S. BANK NATIONAL ASSOCIATION, AS Index No: 103164/2008
TRUSTEE FOR THE CERTIFICATE
HOLDERS OF BANC OF AMERICA
FUNDING CORPORATION, MORTGAGE **NOTICE OF SALE**
PASS-THROUGH CERTIFICATES, SERIES
2007-6,

Plaintiff.

-against-

GREGORY STEPHENSON AS HEIR AT LAW
AND NEXT OF KIN OF DEBORAH A.
STEPHENSON; VINCENT STEPHENSON AS
HEIR AT LAW AND NEXT OF KIN OF
DEBORAH A. STEPHENSON; DWIGHT
STEPHENSON, INDIVIDUALLY AND AS
HEIR AT LAW AND NEXT OF KIN OF
DEBORAH A. STEPHENSON, if living, and if
dead, the respective heirs at law, next of kin,
distributees, executors, administrators, trustees,
devisees, legatees, assignors, lienors, creditors and
successors in interest and generally all persons
having or claiming under, by or through said
defendant who may be deceased, by purchase,
inheritance, lien or otherwise of any right, title or
interest in and to the premises described in the
complaint herein, and their respective husbands,
wives or widow, if any, and each and every person
not specifically named who may be entitled to or
claim to have any right, title or interest in the
property described in the verified complaint; all of
whom and whose names and places of residence
unknown, and cannot after diligent inquiry be
ascertained by the Plaintiff;

"JOHN DOE" AND "JANE DOE" 1 THROUGH
50, INTENDING TO BE THE UNKNOWN
HEIRS, DISTRIBUTEES, DEVISEES,
GRANTEES, TRUSTEES, LIENORS,
CREDITORS, AND ASSIGNEES OF THE
ESTATE OF DEBORAH A. STEPHENSON,
WHO WAS BORN IN 1964 AND DIED ON
MARCH 25, 2011, A RESIDENT OF NEW

YORK COUNTY, WHOSE LAST KNOWN ADDRESS WAS 605 WEST 147 STREET NY, NY 10031, THEIR SUCCESSORS IN INTEREST IF ANY OF THE AFORESAID DEFENDANTS BE DECEASED, THEIR RESPECTIVE HEIRS AT LAW, NEXT OF KIN, AND SUCCESSORS IN INTEREST OF THE AFORESAID CLASSES OF PERSON, IF THEY OR ANY OF THEM BE DEAD, AND THEIR RESPECTIVE HUSBANDS, WIVES OR WIDOWS, IF ANY, ALL OF WHOM AND WHOSE NAMES AND PLACES ARE UNKNOWN TO THE PLAINTIFF;
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC; GREENPOINT MORTGAGE FUNDING, INC;
NYC PARKING VIOLATIONS BUREAU;
AMERICAN EXPRESS CENTURION BANK;
NEW YORK CITY ENVIRONMENTAL CONTROL BOARD;
NEW YORK STATE DEPARTMENT OF TAXATION AND FINANCE; UNITED STATES OF AMERICA O/B/O INTERNAL REVENUE

Defendants.


-----X

TAKE NOTICE that the within is a true copy of a Notice of Sale for 158 W 130th

Street, New York, New York 10027 in NEW YORK County.

McCABE, WEISBERG & CONWAY, LLC

Dated: May 21, 2025
Melville, NY

By: 
GEORGE FRANKE, ESQ.
Attorneys for Plaintiff
One Huntington Quadrangle, Suite 4N25
Melville, NY 11747
(631) 812-4084
(855) 845-2584 facsimile

To:

GREGORY STEPHENSON AS HEIR AT LAW AND NEXT OF KING OF DEBORAH A.
STEPHENSON
270 LENOX ROAD, 108
BROOKLYN, NEW YORK 11226

VINCENT STEPHENSON AS HEIR AT LAW AND NEXT OF KING OF DEBORAH A.
STEPHENSON
660 GATES AVE, 6D
BROOKLYN, NEW YORK 11221

DWIGHT STEPHENSON INDIVIDUALLY AND AS HEIR AT LAW AND NEXT OF KING
OF DEBORAH A. STEPHENSON
158 W 130TH ST
NEW YORK, NEW YORK 10027

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC
99 WASHINGTON AVE 6TH FL
ALBANY, NEW YORK 12210

GREENPOINT MORTGAGE FUNDING, INC
99 WASHINGTON AVE 6TH FL
ALBANY, NEW YORK 12210

NYC PARKING VIOLATIONS BUREAU
100 CHURCH STREET
NEW YORK, NEW YORK 10007

AMERICAN EXPRESS CENTURION BANK
ONE COMMERCE PLAZA, 99 WASHINGTON AVENUE
ALBANY, NEW YORK 12231

NEW YORK CITY ENVIRONMENTAL CONTROL BOARD
100 CHURCH STREET
ALBANY, NEW YORK 10007

NEW YORK STATE DEPARTMENT OF TAXATION AND FINANCE
W.A. HARRIMAN CAMPUS ROAD, BUILDING 9
ALBANY, NEW YORK 12226

UNITED STATES OF AMERICA O/B/O INTERNAL REVENUE SERVICE
86 CHAMBERS STREET
NEW YORK, NEW YORK 10007

MATTHEW D. HUNTER II, ESQ.
GUARDIAN AD LITEM

108-18 QUEENS BLVD.
FOREST HILLS, NEW YORK 10016

DORON LEIBY, ESQ.
GUARDIAN AD-LITEM
32 BROADWAY, 13TH FLOOR.
NEW YORK, NEW YORK 10004

Paul Sklar, Esq (Referee)
551 5th Avenue, Ste 2200
New York, New York 10176

NOTICE OF SALE
SUPREME COURT - COUNTY OF NEW YORK

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE CERTIFICATE
HOLDERS OF BANC OF AMERICA FUNDING CORPORATION, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES 2007-6,

Plaintiff,

Against

GREGORY STEPHENSON AS HEIR AT LAW AND NEXT OF KIN OF DEBORAH A.
STEPHENSON; VINCENT STEPHENSON AS HEIR AT LAW AND NEXT OF KIN OF
DEBORAH A. STEPHENSON; DWIGHT STEPHENSON, INDIVIDUALLY AND AS
HEIR AT LAW AND NEXT OF KIN OF DEBORAH A. STEPHENSON, et al,

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 01/15/2025, I, the undersigned
Referee, will sell at public auction, in Room 130 of the New York County Supreme Courthouse,
at 60 Centre Street, New York, NY 10007 on 6/18/2025 at 2:15PM, premises known as 158 West
130th Street, New York, NY 10027, and described as follows:

ALL that certain plot piece or parcel of land, with the buildings and improvements thereon
erected, situate, lying and being in the Borough of Manhattan, County, City and State of New
York.

Block 1914 Lot 55

The approximate amount of the current Judgment lien is \$3,768,746.12 plus interest and costs.
The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and
Sale; Index # 103164/2008

Paul R. Sklar, Esq., Referee.

MCCABE, WEISBERG & CONWAY, LLC, 10 MIDLAND AVENUE, SUITE 205, PORT
CHESTER, NY 10573

Dated: 4/10/2025 File Number: 19-300697 CA

SUPREME COURT OF THE STATE OF NEW YORK:
COUNTY OF NEW YORK

-----X

U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR THE CERTIFICATE HOLDERS OF
BANC OF AMERICA FUNDING CORPORATION,
MORTGAGE PASS-THROUGH CERTIFICATES,
SERIES 2007-6,

INDEX NO: 103164/2008

Plaintiff,

AFFIRMATION OF SERVICE

-against-

GREGORY STEPHENSON AS HEIR AT LAW AND
NEXT OF KIN OF DEBORAH A. STEPHENSON;
VINCENT STEPHENSON AS HEIR AT LAW AND
NEXT OF KIN OF DEBORAH A. STEPHENSON;
DWIGHT STEPHENSON, INDIVIDUALLY AND AS
HEIR AT LAW AND NEXT OF KIN OF DEBORAH A.
STEPHENSON, if living, and if dead, the respective heirs
at law, next of kin, distributees, executors, administrators,
trustees, devisees, legatees, assignors, lienors, creditors
and successors in interest and generally all persons having
or claiming under, by or through said defendant who may
be deceased, by purchase, inheritance, lien or otherwise of
any right, title or interest in and to the premises described
in the complaint herein, and their respective husbands,
wives or widow, if any, and each and every person not
specifically named who may be entitled to or claim to have
any right, title or interest in the property described in the
verified complaint; all of whom and whose names and
places of residence unknown, and cannot after diligent
inquiry be ascertained by the Plaintiff;

"JOHN DOE" AND "JANE DOE" 1 THROUGH 50,
INTENDING TO BE THE UNKNOWN HEIRS,
DISTRIBUTEES, DEVISEES, GRANTEES,
TRUSTEES, LIENORS, CREDITORS, AND
ASSIGNEES OF THE ESTATE OF DEBORAH A.
STEPHENSON, WHO WAS BORN IN 1964 AND DIED
ON MARCH 25, 2011, A RESIDENT OF NEW YORK
COUNTY, WHOSE LAST KNOWN ADDRESS WAS
605 WEST 147 STREET NY, NY 10031, THEIR
SUCCESSORS IN INTEREST IF ANY OF THE

AFORESAID DEFENDANTS BE DECEASED, THEIR RESPECTIVE HEIRS AT LAW, NEXT OF KIN, AND SUCCESSORS IN INTEREST OF THE AFORESAID CLASSES OF PERSON, IF THEY OR ANY OF THEM BE DEAD, AND THEIR RESPECTIVE HUSBANDS, WIVES OR WIDOWS, IF ANY, ALL OF WHOM AND WHOSE NAMES AND PLACES ARE UNKNOWN TO THE PLAINTIFF;

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NYC PARKING VIOLATIONS BUREAU;

AMERICAN EXPRESS CENTURION BANK;

NEW YORK CITY ENVIRONMENTAL CONTROL BOARD;

NEW YORK STATE DEPARTMENT OF TAXATION AND FINANCE; UNITED STATES OF AMERICA
O/B/O INTERNAL REVENUE

Defendant.

-----X

STATE OF NEW YORK

COUNTY OF SUFFOLK

I, Christina Hussey affirm this ^{23rd} day of May 2025, under the penalties of perjury, under the laws of New York State, which may include a fine or imprisonment, that the foregoing is true and correct, and I understand that this document may be filed in an action or proceeding in a court of law.

I am over the age of eighteen years and am not a party herein, that I maintain my place of employment in Suffolk County and that on May ²³ 2025 I caused a copy of the enclosed **Notice of Sale** to go into the mail by placing said motion with the mailroom of McCabe, Weisberg & Conway, LLC, who, in their normal course of duties, placed the motion and exhibits in a properly sealed envelope, with proper postage, for first class U.S. Mail delivery to the addresses below:

GREGORY STEPHENSON AS HEIR AT LAW AND NEXT OF KING OF DEBORAH A. STEPHENSON
270 LENOX ROAD, 108
BROOKLYN, NEW YORK 11226

VINCENT STEPHENSON AS HEIR AT LAW AND NEXT OF KING OF DEBORAH A.
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UNITED STATES OF AMERICA O/B/O INTERNAL REVENUE SERVICE
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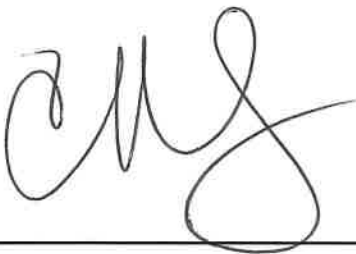
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GUARDIAN AD-LITEM
32 BROADWAY, 13TH FLOOR.

NEW YORK, NEW YORK 10004

Paul Sklar, Esq (Referee)
551 5th Avenue, Ste 2200
New York, New York 10176

Dated: May 23, 2025



Index No. 103164/2008

**SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF NEW YORK**

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR
THE CERTIFICATE HOLDERS OF BANC OF AMERICA
FUNDING CORPORATION, MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2007-6,

PLAINTIFF,

-AGAINST-

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KIN OF DEBORAH A. STEPHENSON; VINCENT
STEPHENSON AS HEIR AT LAW AND NEXT OF KIN OF
DEBORAH A. STEPHENSON; DWIGHT STEPHENSON,
INDIVIDUALLY AND AS HEIR AT LAW AND NEXT OF KIN
OF DEBORAH A. STEPHENSON, if living, and if dead, the
respective heirs at law, next of kin, distributees, executors,
administrators, trustees, devisees, legatees, assignors, lienors,
creditors and successors in interest and generally all persons having
or claiming under, by or through said defendant who may be
deceased, by purchase, inheritance, lien or otherwise of any right,
title or interest in and to the premises described in the complaint
herein, and their respective husbands, wives or widow, if any, and
each and every person not specifically named who may be entitled
to or claim to have any right, title or interest in the property
described in the verified complaint; all of whom and whose names
and places of residence unknown, and cannot after diligent inquiry
be ascertained by the Plaintiff;

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INTENDING TO BE THE UNKNOWN HEIRS,
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DEFENDANTS.

NOTICE OF SALE

McCABE, WEISBERG & CONWAY, LLC

Attorneys for PLAINTIFF

One Huntington Quadrangle, Suite 4N25

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