

SUPREME COURT OF THE STATE OF NEW YORK  
COUNTY OF BRONX

THE BANK OF NEW YORK MELLON,  
F/K/A THE BANK OF NEW YORK AS  
SUCCESSOR TO JPMORGAN CHASE  
BANK, N.A. AS TRUSTEE FOR ASSET  
BACKED FUNDING CORPORATION,  
ASSET-BACKED CERTIFICATES,  
SERIES 2005-HE1,

-against-

EFUYEMI OGUNYINKA, IF LIVING,  
AND IF SHE/HE BE DEAD, ET AL.

**NOTICE OF SALE**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in the Office of the Clerk of the County of Bronx on February 28, 2025, wherein THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR ASSET BACKED FUNDING CORPORATION, ASSET-BACKED CERTIFICATES, SERIES 2005-HE1 is the Plaintiff and EFUYEMI OGUNYINKA, IF LIVING, AND IF SHE/HE BE DEAD, ET AL. are the Defendant(s). I, the undersigned Referee, will sell at public auction at the BRONX COUNTY SUPREME COURT, 851 GRAND CONCOURSE, COURTROOM 711, BRONX, NY 10451, on June 2, 2025 at 2:15PM, premises known as 4648 MURDOCK AVENUE, BRONX, NY 10466; and the following tax map identification: 5126-16.

**ALL THAT CERTAIN PLOT, PIECE OR PARCEL OF LAND, WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN THE BOROUGH OF BRONX, COUNTY OF BRONX, CITY AND STATE OF NEW YORK**

Premises will be sold subject to provisions of filed Judgment Index No.: 35142/2018E. Anthony O. Cavallo, Esq. - Referee. Robertson, Anschutz, Schneid, Crane & Partners, PLLC, 900 Merchants Concourse, Suite 310, Westbury, New York 11590, Attorneys for Plaintiff. **All foreclosure sales will be conducted in accordance with Covid-19 guidelines including, but not limited to, social distancing and mask wearing. \*LOCATION OF SALE SUBJECT TO CHANGE DAY OF IN ACCORDANCE WITH COURT/CLERK DIRECTIVES.**



18-128521 - StM

