

SUPREME COURT THE STATE OF NEW YORK:  
COUNTY OF KINGS

-----X  
U.S. BANK NATIONAL ASSOCIATION, AS      Index No: 512609/2016  
TRUSTEE FOR LEHMAN XS TRUST  
MORTGAGE PASS-THROUGH  
CERTIFICATES, SERIES 2007-12N      **NOTICE OF SALE**

Plaintiff.

-against-

YUVON JOHNS A/K/A YUVON L. JOHNS;  
THE FEDERAL DEPOSIT INSURANCE  
CORPORATION, AS RECEIVER OF  
INDYMAC FEDERAL BANK, F.S.B.; CROWN  
NURSING HOME; NEW YORK CITY  
PARKING VIOLATIONS BUREAU;  
COMMISSIONER OF SOCIAL SERVICES OF  
THE CITY OF NEW YORK SOCIAL  
SERVICES DISTRICT; ASHTON WILLIAMS;  
ANTHONY WILLIAMS;

Defendants.

-----X  
TAKE NOTICE that the within is a true copy of a Notice of Sale for 1567 East 56th  
St, Brooklyn, New York 11234 in KINGS County.

McCABE, WEISBERG & CONWAY, LLC

Dated: April 15, 2025  
Melville, NY

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

To:  
BRUCE RICHARDSON, ESQ.  
ATTORNEY FOR DEFENDANT YUVON JOHNS A/K/A YUVON L. JOHNS  
27 WHITEHALL STREET, FIFTH FLOOR  
NEW YORK, NEW YORK 10004

FEDERAL DEPOSIT INSURANCE CORPORATION, AS RECEIVER OF INDYMAC  
FEDERAL BANK, F.S.B.;  
THE EMPIRE STATE BUILDING  
350 FIFTH AVENUE, SUITE 1200  
NEW YORK, NY 10118

CROWN NURSING HOME  
3457 NOSTRAND AVENUE  
BROOKLYN, NEW YORK 11229

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

COMMISSIONER OF SOCIAL SERVICES OF THE CITY OF NEW YORK SOCIAL  
SERVICES DISTRICT  
100 CHURCH STREET  
NEW YORK, NEW YORK 10007

ASHTON WILLIAMS  
1567 EAST 56<sup>TH</sup> STREET  
BROOKLYN, NEW YORK 11234

ANTHONY WILLIAMS  
1567 EAST 56<sup>TH</sup> STREET  
BROOKLYN, NEW YORK 11234

James Caffrey, Esq., Referee  
111 John Street, Suite 1100  
New York, New York 10038

NOTICE OF SALE  
SUPREME COURT - COUNTY OF KINGS

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST  
MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-12N,

Plaintiff,

Against

YUVON JOHNS A/K/A YUVON L. JOHNS; et al

Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale, duly entered 12/30/2024, I, the undersigned Referee, will sell at public auction, in Room 224 of Kings County Supreme Court, 360 Adams Street, Brooklyn, NY 11201 on 5/15/2025 at 2:30PM, premises known as 1567 East 56th Street, Brooklyn, New York 11234, 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 Brooklyn, City and State of New York.

Block 7901 Lot 11

The approximate amount of the current Judgment lien is \$860,301.46 plus interest and costs. The Premises will be sold subject to provisions of the aforesaid Judgment of Foreclosure and Sale; Index # 512609/2016

The aforementioned auction will be conducted in accordance with the Court System's COVID-19 mitigation protocols and as such all persons must comply with social distancing, wearing masks and screening practices in effect at the time of this foreclosure sale.

James Caffrey, Esq., Referee.

MCCABE, WEISBERG & CONWAY, LLC, 10 Midland Avenue, Suite 205, Port Chester, NY 10573

Dated: 3/14/2025 File Number: 272-8770 CA

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

-----X  
U.S. BANK NATIONAL ASSOCIATION, AS  
TRUSTEE FOR LEHMAN XS TRUST MORTGAGE  
PASS-THROUGH CERTIFICATES, SERIES 2007-  
12N

INDEX NO: 512609/2016

Plaintiff,

-against-

AFFIRMATION OF SERVICE

YUVON JOHNS A/K/A YUVON L. JOHNS; THE  
FEDERAL DEPOSIT INSURANCE CORPORATION,  
AS RECEIVER OF INDYMAC FEDERAL BANK,  
F.S.B.; CROWN NURSING HOME; NEW YORK  
CITY PARKING VIOLATIONS BUREAU;  
COMMISSIONER OF SOCIAL SERVICES OF THE  
CITY OF NEW YORK SOCIAL SERVICES  
DISTRICT; ASHTON WILLIAMS; ANTHONY  
WILLIAMS;

Defendant.

-----X

STATE OF NEW YORK  
COUNTY OF SUFFOLK

I, Christina Hussey affirm this 21<sup>st</sup> day of April 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 April 21, 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:

BRUCE RICHARDSON, ESQ.  
ATTORNEY FOR DEFENDANT YUVON JOHNS A/K/A YUVON L. JOHNS

27 WHITEHALL STREET, FIFTH FLOOR  
NEW YORK, NEW YORK 10004

FEDERAL DEPOSIT INSURANCE CORPORATION, AS RECEIVER OF INDYMAC  
FEDERAL BANK, F.S.B.;  
THE EMPIRE STATE BUILDING  
350 FIFTH AVENUE, SUITE 1200  
NEW YORK, NY 10118

CROWN NURSING HOME  
3457 NOSTRAND AVENUE  
BROOKLYN, NEW YORK 11229

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

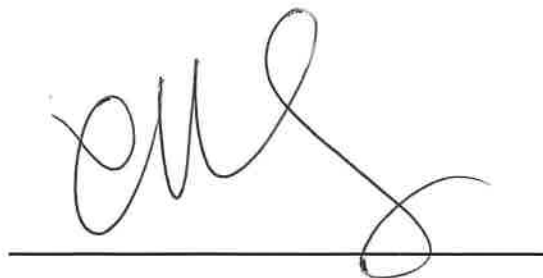
COMMISSIONER OF SOCIAL SERVICES OF THE CITY OF NEW YORK SOCIAL  
SERVICES DISTRICT  
100 CHURCH STREET  
NEW YORK, NEW YORK 10007

ASHTON WILLIAMS  
1567 EAST 56<sup>TH</sup> STREET  
BROOKLYN, NEW YORK 11234

ANTHONY WILLIAMS  
1567 EAST 56<sup>TH</sup> STREET  
BROOKLYN, NEW YORK 11234

James Caffrey, Esq., Referee  
111 John Street, Suite 1100  
New York, New York 10038

Dated: April 21, 2025

A handwritten signature in black ink, appearing to be "JC", written over a horizontal line.

**Index No. 512609/2016**

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

---

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR  
LEHMAN XS TRUST MORTGAGE PASS-THROUGH  
CERTIFICATES, SERIES 2007-12N

**PLAINTIFF,**

**-AGAINST-**

YUVON JOHNS A/K/A YUVON L. JOHNS; THE FEDERAL  
DEPOSIT INSURANCE CORPORATION, AS RECEIVER OF  
INDYMAC FEDERAL BANK, F.S.B.; CROWN NURSING  
HOME; NEW YORK CITY PARKING VIOLATIONS  
BUREAU; COMMISSIONER OF SOCIAL SERVICES OF THE  
CITY OF NEW YORK SOCIAL SERVICES DISTRICT;  
ASHTON WILLIAMS; ANTHONY WILLIAMS;

**DEFENDANTS.**

---

**NOTICE OF SALE**

---

**McCABE, WEISBERG & CONWAY, LLC**

Attorneys for PLAINTIFF

One Huntington Quadrangle, Suite 4N25

Melville, NY 11747

(631) 812-4084

(855) 845-2584 facsimile

---