From March 26, 2024 Through March 26, 2024

Adams County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports. You should conduct your own due diligence.

Foreclosure Number: A202480385

NED Date: 03/26/2024 Reception #: 2024000015328

Original Sale Date: 07/24/2024

Deed of Trust Date: 04/24/2019 **Recording Date:** 04/26/2019 **Reception #:** 2019000030677

Re-Recording Date Re-Recorded #:

Legal: LOT 4, BLOCK 2, GRANBY COMMONS SUBDIVISION, FILING NO. 1, COUNTY OF ADAMS, STATE OF COLORADO

Address: 15101 E. 18th Place, Aurora, CO 80011

Original Note Amt: \$13,550.00 LoanType: Unknown Interest Rate:

Current Amount: \$13,550.00 As Of: Interest Type: Fixed

Current Lender (Beneficiary): Sunflower Bank, NA

Current Owner: Marie Anita Caraway and Charles Gene Caraway

Grantee (Lender On Deed of Trust): Colorado Housing and Finance Authority
Grantor (Borrower On Deed of Trust) Marie Anita Caraway and Charles Gene Caraway

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/30/2024

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/30/2024
Last Publication Date: 06/27/2024

Attorney for Beneficiary: Taherzadeh, PLLC

Attorney File Number: 80385 **Phone:** (469)729-6800 **Fax:** (469)828-2772

Foreclosure Number: A202480386

NED Date: 03/26/2024 **Reception #:** 2024000015329

Original Sale Date: 07/24/2024

Deed of Trust Date: 07/29/2022 **Recording Date:** 08/16/2022 **Reception #:** 2022000069039

Re-Recording Date Re-Recorded #:

Legal: LOT SIXTY-FIVE (65), BLOCK THIRTY-SIX (36) NORTHGLENN 2ND FILING, COUNTY OF ADAMS, STATE OF

COLORADO.

Address: 11083 Northglenn Drive, Denver, CO 80233

Original Note Amt:\$205,000.00LoanType:ConventionalInterest Rate:15.95Current Amount:\$205,000.00As Of:10/01/2023Interest Type:Fixed

Current Lender (Beneficiary): MAPLE LEAF CAPITAL COMPANY

Current Owner: Hart, Timmy, G.

Grantee (Lender On Deed of Trust): MAPLE LEAF CAPITAL COMPANY

Grantor (Borrower On Deed of Trust) Timmy G. Hart

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/30/2024

Last Publication Date: 06/27/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-031821 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From March 26, 2024 Through March 26, 2024

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Foreclosure Number: A202480387

NED Date: 03/26/2024 Reception #: 2024000015326

Original Sale Date: 07/24/2024

Deed of Trust Date: 07/15/2022 **Recording Date:** 07/21/2022 **Reception #:** 2022000062697

Re-Recording Date Re-Recorded #:

Legal: LOT 7, BLOCK 3, BLOCKS 1, 2, 2A, 3, 3A, 4 AND 4A OF THORNTON, COLORADO, COUNTY OF ADAMS, STATE OF

COLORADO.

Address: 9080 Emerson St, Thornton, CO 80229

Original Note Amt:\$386,863.00LoanType:FHAInterest Rate:6Current Amount:\$381,292.47As Of:11/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Brandon Alexander Solis

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR

SECURITYNATIONAL MORTGAGE COMPANY, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Brandon Alexander Solis

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/30/2024

Last Publication Date: 06/27/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032023 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202480388

NED Date: 03/26/2024 Reception #: 2024000015327

Original Sale Date: 07/24/2024

Deed of Trust Date: 09/23/2016 **Recording Date:** 09/27/2016 **Reception #:** 2016000080855

Re-Recording Date Re-Recorded #:

Legal: LOT 10, BLOCK 2, RIVER RUN SUBDIVISION FILING NO. 4, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 11285 JAMAICA STREET, HENDERSON, CO 80640

Original Note Amt:\$273,946.00LoanType:FHAInterest Rate:4.375Current Amount:\$237,754.79As Of:Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: JASON PAGE

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR CMG

MORTGAGE, INC DBA CMG FINANCIAL, #1820, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) JASON PAGE

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/30/2024

Last Publication Date: 06/27/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 22-028275 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From March 26, 2024 Through March 26, 2024

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Foreclosure Number: A202480389

NED Date: 03/26/2024 **Reception #:** 2024000015394

Original Sale Date: 07/24/2024

Deed of Trust Date: 12/30/2022 **Recording Date:** 01/06/2023 **Reception #:** 2023000000945

Re-Recording Date Re-Recorded #:

Legal: LOTS 15 AND 16, BLOCK 19, WALNUT GROVE ADDITION TO BRIGHTON, COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 1569-07-2-23-008

Address: 360 South 3rd Avenue, Brighton, CO 80601

Original Note Amt:\$368,207.00LoanType:FHAInterest Rate:6.875Current Amount:\$360,362.20As Of:10/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Dallas Gardenhire AND Kirsten Keri Storms

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR

PARAMOUNT RESIDENTIAL MORTGAGE GROUP, INC., ITS SUCCESSORS AND

ASSIGNS

Grantor (Borrower On Deed of Trust) Kirsten Keri Storms AND Dallas Gardenhire

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 05/30/2024

Last Publication Date: 06/27/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032020 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From March 26, 2024 Through March 26, 2024

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Foreclosure Number: A202480390

NED Date: 03/26/2024 **Reception #:** 2024000015399

Original Sale Date: 07/24/2024

Deed of Trust Date: 10/06/2020 **Recording Date:** 10/20/2020 **Reception #:** 2020000106866

Re-Recording Date Re-Recorded #:

Legal: LOT 5, BLOCK 1, LAKE VILLAGE FILING NO. 2, ACCORDING TO THE RECORDED PLAT THEREOF, COUNTY

OF ADAMS, STATE OF COLORADO.

TAX ACCOUNT #: 0157325408002

Address: 3300 E 128th PL, Thornton, CO 80241

Original Note Amt:\$654,000.00LoanType:FHAInterest Rate:6.74Current Amount:\$246,611.59As Of:01/01/1950Interest Type:Adjustable

Current Lender (Beneficiary): CARRINGTON MORTGAGE SERVICES LLC

Current Owner: John A. Hurt AND Nancy V.A. Hurt

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR

AMERICAN ADVISORS GROUP, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust)

John A. Hurt AND Nancy V.A. Hurt

 Publication:
 Northglenn-Thornton Sentinel
 First Publication Date:
 05/30/2024

Last Publication Date: 06/27/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032047 **Phone:** (303)706-9990 **Fax:** (303)706-9994