From April 04, 2024 Through April 04, 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: A202480395

NED Date: 04/04/2024 **Reception #:** 2024000017461

Original Sale Date: 08/07/2024

Deed of Trust Date: 09/24/2020 **Recording Date:** 09/29/2020 **Reception #:** 2020000097489

Re-Recording Date Re-Recorded #:

Legal: LOT 11, BLOCK 12, CITY VIEW HEIGHTS SECOND FILING, COUNTY OF ADAMS, STATE OF COLORADO

APN #: 0171926215011

Address: 8500 Essex St, Denver, CO 80229-5010

Original Note Amt:\$396,682.00LoanType:FHAInterest Rate:3.25Current Amount:\$371,984.60As Of:\$11/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Andee Ortiz AND Dominic Fernandez

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

CELEBRITY HOME LOANS, LLC, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Andee Ortiz AND Dominic Fernandez

 Publication:
 Northglenn-Thornton Sentinel
 First Publication Date:
 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032015 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202480396

NED Date: 04/04/2024 **Reception #:** 2024000017462

Original Sale Date: 08/07/2024

Deed of Trust Date: 06/17/2008 **Recording Date:** 07/11/2008 **Reception #:** 2008000055466

Re-Recording Date Re-Recorded #:

Legal: LOT 3, WOODGLEN FILING NO. 5, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 11911 MADISON PL, Denver, CO 80233-1546

Original Note Amt:\$107,043.00LoanType:FHAInterest Rate:7.25Current Amount:\$81,067.41As Of:10/01/2023Interest Type:Fixed

Current Lender (Beneficiary): MIDFIRST BANK

Current Owner: Catherine Elizabeth Sears

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

COUNTRYWIDE BANK, FSB, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Catherine Elizabeth Sears

Publication: Northglenn-Thornton Sentinel First Publication Date: 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 22-026279 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From April 04, 2024 Through April 04, 2024

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Foreclosure Number: A202480397

NED Date: 04/04/2024 **Reception #:** 2024000017463

Original Sale Date: 08/07/2024

Deed of Trust Date: 05/22/2020 **Recording Date:** 06/05/2020 **Reception #:** 2020000051112

Re-Recording Date Re-Recorded #:

Legal: LOT 10, BLOCK 3, 1983 REVISED MONTICELLO 1971-A, COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 0171920430010

Address: 9133 Fayette Street, Federal Heights, CO 80260

Original Note Amt:\$289,656.00LoanType:FHAInterest Rate:3.125Current Amount:\$269,119.80As Of:\$11/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Victoria Davis

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

ACADEMY MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Victoria Davis

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032073 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202480398

NED Date: 04/04/2024 **Reception #:** 2024000017465

Original Sale Date: 08/07/2024

Deed of Trust Date: 01/26/2006 **Recording Date:** 02/07/2006 **Reception #:** 20060207000132800

Re-Recording Date Re-Recorded #:

Legal: LOT 25, BLOCK 16, NORTH GLENN-NINTH FILING, COUNTY OF ADAMS, STATE OF COLORADO.

*Pursuant Affidavit of Scrivener's Error Recorded on 11/8/2016 with Reception no. 2016000096309

Address: 10935 Alvin Drive, Northglenn, CO 80233

Original Note Amt:\$194,952.00LoanType:FHAInterest Rate:6.000Current Amount:\$139,515.22As Of:Interest Type:Fixed

Current Lender (Beneficiary): Nationstar Mortgage LLC

Current Owner: Shannon M Olson

Grantee (Lender On Deed of Trust): Mortgage Electronic Regisfration Systems, Inc. as nominee for Ampro Mortgage, a Division of

United Financial Mortgage Corp., Its Successors and Assigns

Grantor (Borrower On Deed of Trust) Shannon M Olson

Publication: Northglenn-Thornton Sentinel First Publication Date: 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: McCarthy & Holthus, LLP

Attorney File Number: CO-24-987464-LL **Phone:** (877)369-6122 **Fax:** (186)689-47369

From April 04, 2024 Through April 04, 2024

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Foreclosure Number: A202480399

NED Date: 04/04/2024 Reception #: 2024000017460

Original Sale Date: 08/07/2024

Deed of Trust Date: 06/08/2021 **Recording Date:** 06/09/2021 **Reception #:** 2021000069885

Re-Recording Date Re-Recorded #:

Legal: LOT 1, BLOCK 1, AURORA VISTA SUBDIVISION FILING NO. 2, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 2610 FAIRPLAY WAY, AURORA, CO 80011-2900

Original Note Amt:\$280,830.00LoanType:UnknownInterest Rate:2.750Current Amount:\$264,649.19As Of:Interest Type:Fixed

Current Lender (Beneficiary): CARRINGTON MORTGAGE SERVICES, LLC

Current Owner: FERNANDO MORENO, JR.

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

QUICKEN LOANS, LLC

Grantor (Borrower On Deed of Trust) FERNANDO MORENO, JR.

 Publication:
 Northglenn-Thornton Sentinel
 First Publication Date:
 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010095891 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: A202480400

NED Date: 04/04/2024 **Reception #:** 2024000017565

Original Sale Date: 08/07/2024

Deed of Trust Date: 11/27/2020 **Recording Date:** 12/10/2020 **Reception #:** 2020000129552

Re-Recording Date Re-Recorded #:

Legal: LOT 31A, BLOCK 2, NORTHBROOK SUBDIVISION FILING NO. 3, 1ST AMENDMENT, COUNTY OF ADAMS, STATE OF

COLORADO.

Address: 13971 EUDORA ST, THORNTON, CO 80602-7869

Original Note Amt:\$420,000.00Loan Type:UnknownInterest Rate:2.99Current Amount:\$395,199.90As Of:Interest Type:Fixed

Current Lender (Beneficiary): ONSLOW BAY FINANCIAL LLC

Current Owner: KYLE F. BRIGGS AND STEPHANIE L. MADRID

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

NOMINEE FOR QUICKEN LOANS, LLC, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) KYLE F. BRIGGS AND STEPHANIE L. MADRID

Publication: Northglenn-Thornton Sentinel First Publication Date: 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: IDEA Law Group, LLC

Attorney File Number: 48139808 **Phone:** (877)353-2146 X1017 **Fax:**

From April 04, 2024 Through April 04, 2024

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Foreclosure Number: A202480401

NED Date: 04/04/2024 **Reception #:** 2024000017560

Original Sale Date: 08/07/2024

Deed of Trust Date: 06/21/2004 **Recording Date:** 06/30/2004 **Reception #:** 20040630000558670

Re-Recording Date Re-Recorded #:

Legal: LOT 23, BLOCK 6, WANDERING VIEW SUBDIVISION, FILING NO. 3, COUNTY OF ADAMS, STATE OF COLORADO

Address: 10525 HOBBIT LN, WESTMINSTER, CO 80031

Original Note Amt:\$224,000.00LoanType:UnknownInterest Rate:4.250Current Amount:\$223,142.15As Of:Interest Type:Adjustable

Current Lender (Beneficiary): THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK AS

SUCCESSOR TO JPMORGAN CHASE BANK, AS TRUSTEE FOR THE HOLDERS OF STRUCTURED ASSET MORTGAGE INVESTMENTS II TRUST 2004-AR5, MORTGAGE

PASS-THROUGH CERTIFICATES, SERIES 2004-AR5

Current Owner: ELIZABETH M HOYT

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

GREENPOINT MORTGAGE FUNDING, INC.

Grantor (Borrower On Deed of Trust) ELIZABETH M HOYT AND KEITH HOYT

Publication: Northglenn-Thornton Sentinel First Publication Date: 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010063832 **Phone:** (303)350-3711 **Fax:** (303)813-1107

From April 04, 2024 Through April 04, 2024

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Foreclosure Number: A202480402

NED Date: 04/04/2024 Reception #: 2024000017587

Original Sale Date: 08/07/2024

C1212075 **Recording Date:** 09/19/2003 Reception #: **Deed of Trust Date:** 09/11/2003

> Re-Recorded #: **Re-Recording Date**

Legal: LOT 13, BLOCK 2, COTTONWOOD LAKE SUBDIVISION NO 1, COUNTY OF ADAMS, STATE OF COLORADO

GB Home Equity LLC

Address: 13145 Monroe Court, Thornton, CO 80241

6.700 \$89,341.00 **Interest Rate: Original Note Amt:** LoanType: Unknown **Current Amount:** \$82,873.14 As Of: **Interest Type:** Fixed

BMO Bank N.A. **Current Lender (Beneficiary): Current Owner:** Michaela A. Jackson **Grantee (Lender On Deed of Trust):**

Grantor (Borrower On Deed of Trust) Michaela A. Jackson and Randy Hurtado

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 06/13/2024

Last Publication Date: 07/11/2024

Messner Reeves LLP Attorney for Beneficiary:

9703.0034 **Attorney File Number:** Phone: (303)623-1800 Fax: (303)623-0552

A202480403 **Foreclosure Number:**

Reception #: 2024000017627 **NED Date:** 04/04/2024

Original Sale Date: 08/07/2024

Recording Date: 04/22/2003 Reception #: C1130643 04/14/2003 **Deed of Trust Date:**

> Re-Recorded #: **Re-Recording Date**

Legal: Lot 2, Block 3, Lakeshore Estates Subdivision Filing No. 2, County of Adams, State of Colorado

Address: 6510 Newton Street, Arvada, CO 80003

Original Note Amt: \$455,670.00 LoanType: Unknown **Interest Rate:** 6.490 Current Amount: \$479,371.43 As Of: **Interest Type:** Fixed

Current Lender (Beneficiary): Deutsche Bank National Trust Company, as Trustee for the Impac Secured Assets Corp.,

Mortgage Pass-through Certificates, Series 2003-2

Current Owner: Angelica Mendoza de Rarnirez

Mortgage Electronic Registration Systems, Inc., as Beneficiary, as nominee for American **Grantee (Lender On Deed of Trust):**

Summit Lending Corporation, its successors and assigns

Grantor (Borrower On Deed of Trust) Jose N. Ramirez

Publication: Northglenn-Thornton Sentinel First Publication Date: 06/13/2024

> 07/11/2024 **Last Publication Date:**

Attorney for Beneficiary: Halliday, Watkins & Mann, P.C.

Attorney File Number: CO10291 Phone: (303)274-0155 (303)274-0159

From April 04, 2024 Through April 04, 2024

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Foreclosure Number: A202480404

NED Date: 04/04/2024 Reception #:

Original Sale Date: 08/07/2024

Deed of Trust Date: 02/10/2023 **Recording Date:** 02/13/2023 **Reception #:** 2023000007863

Re-Recording Date Re-Recorded #:

2024000017628

Legal: LOT 3, BLOCK 1, BRIAR RIDGE SUBDIVISION, FILING NO. 1, COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 0172106201003

Address: 4045 E 118Th Avenue, Thornton, CO 80233

Original Note Amt:\$422,211.00LoanType:FHAInterest Rate:6.5Current Amount:\$419,495.41As Of:11/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Antonio Ray Garza

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

CELEBRITY HOME LOANS, LLC., ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Antonio Ray Garza

Publication: Northglenn-Thornton Sentinel First Publication Date: 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032136 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202480405

NED Date: 04/04/2024 **Reception #:** 2024000017626

Original Sale Date: 08/07/2024

Deed of Trust Date: 12/15/2020 **Recording Date:** 12/16/2020 **Reception #:** 2020000132242

Re-Recording Date Re-Recorded #:

Re-Recording Date Re-Recorded

Legal: LOT 18, BLOCK 28, PERL MACK MANOR 4TH FILING, COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 0171933318018

Address: 7261 Raritan Street, Denver, CO 80221

Original Note Amt:\$358,900.00Loan Type:ConventionalInterest Rate:3.25Current Amount:\$339,207.56As Of:10/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: William E. Mendez

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

BROKER SOLUTIONS, INC.DBA NEW AMERICAN FUNDING, ITS SUCCESSORS AND

ASSIGNS

Grantor (Borrower On Deed of Trust) William E. Mendez

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032115 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From April 04, 2024 Through April 04, 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: A202480406

NED Date: 04/04/2024 **Reception #:** 2024000017629

Original Sale Date: 08/07/2024

Deed of Trust Date: 02/27/2023 **Recording Date:** 03/03/2023 **Reception #:** 2023000011251

Re-Recording Date Re-Recorded #:

Legal: LOT 2, BLOCK 31, NORTHFIELD, FIRST FILING, COUNTY OF ADAMS, STATE OF COLORADO.

A.P.N.: 0171925208002

Address: 8510 McDougal Street, Denver, CO 80229

Original Note Amt:\$304,385.00LoanType:FHAInterest Rate:6.625Current Amount:\$303,027.35As Of:10/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Timothy Dreiling, Sr AND Dennis Dreiling

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

AMERICAN FINANCING CORPORATION, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Timothy Dreiling, Sr AND Dennis Dreiling

 Publication:
 Northglenn-Thornton Sentinel
 First Publication Date:
 06/13/2024

Last Publication Date: 07/11/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 24-032117 **Phone:** (303)706-9990 **Fax:** (303)706-9994