

# Notices of Election and Demand Filed in Adams County

From February 05, 2026 Through February 05, 2026

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:** A202681709

**NED Date:** 02/05/2026      **Reception #:** 2026000005917  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 04/11/2023      **Recording Date:** 04/14/2023      **Reception #:** 2023000020460  
**Re-Recording Date**      **Re-Recorded #:**

**Legal:** Lot 16, Block 8, The Aurora Highlands Subdivision Filing No. 2, City of Aurora County of Adams, State of Colorado, according to the plat thereof recorded November 13, 2020 under Reception No. 2020000118550.

**Address:** 3827 N Grand Baker St, Aurora, CO 80019

**Original Note Amt:** \$432,217.00      **LoanType:** Unknown      **Interest Rate:** 7.375  
**Current Amount:** \$421,861.14      **As Of:**      **Interest Type:** Fixed

**Current Lender (Beneficiary):** U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust  
**Current Owner:** Patricia Shih Mei Campbell  
**Grantee (Lender On Deed of Trust):** Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Deephaven Mortgage LLC, its successors and assigns  
**Grantor (Borrower On Deed of Trust)** William Nathan Campbell and Patricia Shih Mei Campbell

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

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

**Attorney File Number:** CO25640      **Phone:** (303)274-0155      **Fax:** (303)274-0159

**Foreclosure Number:** A202681710

**NED Date:** 02/05/2026      **Reception #:** 2026000005920  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 10/31/2023      **Recording Date:** 11/02/2023      **Reception #:** 2023000062084  
**Re-Recording Date**      **Re-Recorded #:**

**Legal:** LOT 4, BLOCK 3, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 10, COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 0181930203017

**Address:** 23774 E 36th Pl, Aurora, CO 80019-3712

**Original Note Amt:** \$825,705.00      **LoanType:** VA      **Interest Rate:** 6.99  
**Current Amount:** \$820,874.12      **As Of:** 07/01/2024      **Interest Type:** Fixed

**Current Lender (Beneficiary):** PLANET HOME LENDING, LLC  
**Current Owner:** Calvin V Roddy AND Nakia V Jackson-Roddy  
**Grantee (Lender On Deed of Trust):** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR DRAPER AND KRAMER MORTGAGE CORP., ITS SUCCESSORS AND ASSIGNS  
**Grantor (Borrower On Deed of Trust)** Nakia V Jackson-Roddy AND Calvin V Roddy

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** Janeway Law Firm PC

**Attorney File Number:** 26-036802      **Phone:** (303)706-9990      **Fax:** (303)706-9994

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**Foreclosure Number:** A202681711

**NED Date:** 02/05/2026      **Reception #:** 2026000005923  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 03/04/2021      **Recording Date:** 03/04/2021      **Reception #:** 2021000026943  
**Re-Recording Date:**      **Re-Recorded #:**

**Legal:** SEE ATTACHED LEGAL DESCRIPTION

APN#: 0182110416133

**Address:** 5714 N Gibraltar Way Apt 5-101, Aurora, CO 80019

**Original Note Amt:** \$245,471.00      **LoanType:** FHA      **Interest Rate:** 3.125  
**Current Amount:** \$222,544.27      **As Of:** 09/01/2025      **Interest Type:** Fixed

**Current Lender (Beneficiary):** COLORADO HOUSING AND FINANCE AUTHORITY  
**Current Owner:** Castro, Adrian  
**Grantee (Lender On Deed of Trust):** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR UNIVERSAL LENDING CORPORATION, ITS SUCCESSORS AND ASSIGNS  
**Grantor (Borrower On Deed of Trust):** Adrian Castro

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** Janeway Law Firm PC

**Attorney File Number:** 26-036757      **Phone:** (303)706-9990      **Fax:** (303)706-9994

**Foreclosure Number:** A202681712

**NED Date:** 02/05/2026      **Reception #:** 2026000005924  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 11/18/2020      **Recording Date:** 11/18/2020      **Reception #:** 2020000120502  
**Re-Recording Date:**      **Re-Recorded #:**

**Legal:** LOT 16, BLOCK 7, BUFFALO HIGHLANDS FILING NO. 2, COUNTY OF ADAMS, STATE OF COLORADO.

**Address:** 9302 Salida St, Commerce City, CO 80022

**Original Note Amt:** \$432,030.00      **LoanType:** FHA      **Interest Rate:** 3.25  
**Current Amount:** \$389,150.65      **As Of:** 09/01/2025      **Interest Type:** Fixed

**Current Lender (Beneficiary):** COLORADO HOUSING AND FINANCE AUTHORITY  
**Current Owner:** Jordan Ross Candelaria  
**Grantee (Lender On Deed of Trust):** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR UNIVERSAL LENDING CORPORATION, ITS SUCCESSORS AND ASSIGNS  
**Grantor (Borrower On Deed of Trust):** Jordan Ross Candelaria

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** Janeway Law Firm PC

**Attorney File Number:** 26-036761      **Phone:** (303)706-9990      **Fax:** (303)706-9994

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**Foreclosure Number:** A202681713

**NED Date:** 02/05/2026      **Reception #:** 2026000005918  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 08/08/2023      **Recording Date:** 08/10/2023      **Reception #:** 2023000045651  
**Re-Recording Date**      **Re-Recorded #:**

**Legal:** SEE ATTACHED LEGAL DESCRIPTION.

APN #: 0171928101212

**Address:** 1062 W. 88th Avenue, Thornton, CO 80260

**Original Note Amt:** \$329,800.00      **LoanType:** Conventional      **Interest Rate:** 7.125  
**Current Amount:** \$322,171.44      **As Of:** 09/01/2025      **Interest Type:** Fixed

**Current Lender (Beneficiary):** COLORADO HOUSING AND FINANCE AUTHORITY  
**Current Owner:** Ek Chan, Jose, Ananias  
**Grantee (Lender On Deed of Trust):** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR  
CROSSCOUNTRY MORTGAGE, LLC, ITS SUCCESSORS AND ASSIGNS  
**Grantor (Borrower On Deed of Trust)** Jose Ananias Ek Chan

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** Janeway Law Firm PC  
**Attorney File Number:** 26-036783      **Phone:** (303)706-9990      **Fax:** (303)706-9994

**Foreclosure Number:** A202681714

**NED Date:** 02/05/2026      **Reception #:** 2026000005925  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 03/21/2023      **Recording Date:** 03/23/2023      **Reception #:** 2023000015507  
**Re-Recording Date**      **Re-Recorded #:**

**Legal:** LOT 3, BLOCK 6, BUFFALO HIGHLANDS FILING NO. 4, COUNTY OF ADAMS, STATE OF COLORADO.

**Address:** 9179 Sedalia Street, Commerce City, CO 80022

**Original Note Amt:** \$579,303.00      **LoanType:** FHA      **Interest Rate:** 6.625  
**Current Amount:** \$563,872.59      **As Of:** 09/01/2025      **Interest Type:** Fixed

**Current Lender (Beneficiary):** COLORADO HOUSING AND FINANCE AUTHORITY  
**Current Owner:** Adrian Mendoza Contreras  
**Grantee (Lender On Deed of Trust):** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR  
GUILD MORTGAGE COMPANY LLC, ITS SUCCESSORS AND ASSIGNS  
**Grantor (Borrower On Deed of Trust)** Adrian Mendoza Contreras

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** Janeway Law Firm PC  
**Attorney File Number:** 26-036842      **Phone:** (303)706-9990      **Fax:** (303)706-9994

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**Foreclosure Number:** A202681715

**NED Date:** 02/05/2026      **Reception #:** 2026000005926  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 03/15/2023      **Recording Date:** 03/17/2023      **Reception #:** 2023000014147  
**Re-Recording Date**      **Re-Recorded #:**

**Legal:** Lot 21, Block 18, Painted Prairie Subdivision Filing No. 1, County of Adams, State of Colorado.

**Address:** 21395 East 59th Drive, Aurora, CO 80019

**Original Note Amt:** \$610,123.00      **LoanType:** FHA      **Interest Rate:** 6.500  
**Current Amount:** \$503,032.72      **As Of:**      **Interest Type:** Fixed

**Current Lender (Beneficiary):** New American Funding, LLC F/K/A Broker Solutions, Inc. D/B/A/ New American Funding  
**Current Owner:** Miles Ifie  
**Grantee (Lender On Deed of Trust):** Mortgage Electronic Registration Systems, Inc., as Beneficiary, as nominee for New American Funding, LLC, its successors and assigns  
**Grantor (Borrower On Deed of Trust)** Miles Ifie

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** Halliday, Watkins & Mann, P.C.  
**Attorney File Number:** CO24262      **Phone:** (303)274-0155      **Fax:** (303)274-0159

**Foreclosure Number:** A202681716

**NED Date:** 02/05/2026      **Reception #:** 2026000005919  
**Original Sale Date:** 06/10/2026  
**Deed of Trust Date:** 10/13/2016      **Recording Date:** 10/24/2016      **Reception #:** 2016000090445  
**Re-Recording Date**      **Re-Recorded #:**

**Legal:** LOT 12, BLOCK 2, FAIRVIEW, COUNTY OF ADAMS, STATE OF COLORADO.

**Address:** 7991 Robin Lane, Denver, CO 80221

**Original Note Amt:** \$184,000.00      **LoanType:** Unknown      **Interest Rate:** 3.875  
**Current Amount:** \$170,963.98      **As Of:**      **Interest Type:** Fixed

**Current Lender (Beneficiary):** Newrez LLC d/b/a Shellpoint Mortgage Servicing  
**Current Owner:** Shane Gustafson  
**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)** Shane Gustafson

**Publication:** Northglenn-Thornton Sentinel      **First Publication Date:** 04/16/2026  
**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** McCarthy & Holthus, LLP  
**Attorney File Number:** CO-26-1033890-JH      **Phone:** (877)369-6122      **Fax:** (186)689-47369

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**Foreclosure Number:** A202681717

**NED Date:** 02/05/2026

**Reception #:** 2026000005927

**Original Sale Date:** 06/10/2026

**Deed of Trust Date:** 02/24/2023

**Recording Date:** 03/03/2023

**Reception #:** 2023000011405

**Re-Recording Date**

**Re-Recorded #:**

**Legal:** LOT 14, BLOCK 7, FIRST ADDITION TO BROTHERS FOUR SUBDIVISION TO THE TOWN OF BENNETT, COUNTY OF ADAMS, STATE OF COLORADO.

**Address:** 260 Dahlia Street, Bennett, CO 80102

**Original Note Amt:** \$334,650.00

**LoanType:** Conventional

**Interest Rate:** 6.5

**Current Amount:** \$324,440.32

**As Of:** 09/01/2025

**Interest Type:** Fixed

<b>Current Lender (Beneficiary):</b>	COLORADO HOUSING AND FINANCE AUTHORITY
<b>Current Owner:</b>	Robert F Christopherson
<b>Grantee (Lender On Deed of Trust):</b>	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS
<b>Grantor (Borrower On Deed of Trust)</b>	Robert F Christopherson

**Publication:** Eastern Colorado News (I-70 Sco **First Publication Date:** 04/17/2026

**Last Publication Date:** 05/15/2026

**Attorney for Beneficiary:** Janeway Law Firm PC

**Attorney File Number:** 26-036782

**Phone:** (303)706-9990

**Fax:** (303)706-9994

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**Foreclosure Number:** A202681718

**NED Date:** 02/05/2026

**Reception #:** 2026000006012

**Original Sale Date:** 06/10/2026

**Deed of Trust Date:** 11/30/2005

**Recording Date:** 12/08/2005

**Reception #:** 20051208001348940

**Re-Recording Date**

**Re-Recorded #:**

**Legal:** LOT 10, BLOCK 1, WRIGHT FARMS FILING NO. 4, COUNTY OF ADAMS, STATE OF COLORADO

**Address:** 6387 EAST 121ST PLACE, BRIGHTON, CO 80602

**Original Note Amt:** \$184,000.00

**LoanType:** Unknown

**Interest Rate:** 6.500

**Current Amount:** \$135,993.61

**As Of:**

**Interest Type:** Adjustable

**Current Lender (Beneficiary):** HSBC BANK USA, N.A., AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP.  
HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE  
SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2006-HE3, ASSET  
BACKED PASS-THROUGH CERTIFICATES

**Current Owner:** LEONARD J KRENIK AND JENNIFER M SANDOVAL

**Grantee (Lender On Deed of Trust):** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, NC., ACTING SOLELY AS  
NOMINEE FOR, SEBRING CAPITAL PARTNERS, LIMITED PARTNERSHIP

**Grantor (Borrower On Deed of Trust)** LEONARD J KRENIK AND JENNIFER M SANDOVAL

**Publication:** Northglenn-Thornton Sentinel **First Publication Date:** 04/16/2026

**Last Publication Date:** 05/14/2026

**Attorney for Beneficiary:** Barrett, Frappier & Weisserman, LLP

**Attorney File Number:** 00000010693869

**Phone:** (303)350-3711

**Fax:** (303)813-1107





