From March 18, 2025 Through March 18, 2025

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: A202581034

NED Date: 03/18/2025

Deed of Trust Date:

Original Sale Date: 07/16/2025

12/01/2023 Recording Date:

Reception #:

Re-Recording Date

2025000014260

Recording Date: 12/06/2023

Reception #: 2023000067808

Re-Recorded #:

Legal: Lot 3, Clara Ciancio Subdvision Amended Plat, County of Adams, State of Colorado

Address: 7751 York Street, Thornton, CO 80229

Original Note Amt:\$145,000.00LoanType:UnknownInterest Rate:16.0Current Amount:\$145,000.00As Of:Interest Type:Fixed

Current Lender (Beneficiary): River Bend, LLC
Current Owner: George D. Hernandez
Grantee (Lender On Deed of Trust): River Bend, LLC

Grantee (Lender On Deed of Trust): River Bend, LLC
Grantor (Borrower On Deed of Trust) George D. Hernandez

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/22/2025

Last Publication Date: 06/19/2025

Attorney for Beneficiary: Foster Graham Milstein & Calisher LLP

Attorney File Number: 3121.0222 **Phone:** (303)333-9810 **Fax:** (303)333-9786

Foreclosure Number: A202581035

NED Date: 03/18/2025 **Reception #:** 2025000014259

Original Sale Date: 07/16/2025

Deed of Trust Date: 03/29/2019 **Recording Date:** 04/01/2019 **Reception #:** 2019000023533

Re-Recording Date Re-Recorded #:

Legal: Lot 6, Block 6, Blackstone Ranch Filing No. 1, County of Adams, State of Colorado.

Address: 2470 Adams Street, Strasburg, CO 80136

Original Note Amt:\$429,030.00LoanType:VAInterest Rate:5.125Current Amount:\$450,848.03As Of:12/01/2023Interest Type:Fixed

Current Lender (Beneficiary): PennyMac Loan Services, LLC

Current Owner: Willard Jones

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

Financing Corporation

Grantor (Borrower On Deed of Trust) Willard Jones

Publication: Eastern Colorado News (I-70 Sco First Publication Date: 05/23/2025

Last Publication Date: 06/20/2025

Attorney for Beneficiary: Randall S. Miller & Associates, P.C.

Attorney File Number: 22CO00102-2 **Phone:** (720)259-6710 **Fax:** (720)379-1375

From March 18, 2025 Through March 18, 2025

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Foreclosure Number: A202581036

NED Date: 03/18/2025 **Reception #:** 2025000014262

Original Sale Date: 07/16/2025

Deed of Trust Date: 12/06/2021 **Recording Date:** 12/09/2021 **Reception #:** 2021000143984

Re-Recording Date Re-Recorded #:

Legal: LOT 5, BLOCK 10, JASMINE ESTATES FILING NO. 1 AND AFFIDAVIT OF CORRECTION RECORDED FEBRUARY 28, 2000

AT RECEPTION NO. C0644572, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 12070 Locust Ct, Brighton, CO 80602

Original Note Amt:\$356,000.00LoanType:VAInterest Rate:3.375Current Amount:\$341,803.55As Of:Interest Type:Fixed

Current Lender (Beneficiary): Freedom Mortgage Corporation

Current Owner: Lars W. Gibson-Smelker

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

Research Center, LLC dba Veterans United Home Loans, its successors and assigns

Grantor (Borrower On Deed of Trust) Lars W. Gibson-Smelker

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/22/2025

Last Publication Date: 06/19/2025

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

Attorney File Number: CO24467 **Phone:** (303)274-0155 **Fax:** (303)274-0159

Foreclosure Number: A202581037

NED Date: 03/18/2025 **Reception #:** 2025000014263

Original Sale Date: 07/16/2025

Deed of Trust Date: 08/30/2023 **Recording Date:** 09/05/2023 **Reception #:** 2023000050533

Re-Recording Date Re-Recorded #:

Legal: LOT 4, BLOCK 4, BRIAR RIDGE FILING NO. 3, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 11851 CHERRY DR, THORNTON, CO 80233-1774

Original Note Amt:\$260,000.00LoanType:UnknownInterest Rate:5.000Current Amount:\$257,279.59As Of:Interest Type:Fixed

Current Lender (Beneficiary): FLAGSTAR BANK, N.A.

Current Owner: JAMES E MUCK AND PATRICK M LOPEZ

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

NOMINEE FOR NOVUS HOME MORTGAGE, A DIVISION OF IXONIA BANK, ITS

SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust)

JAMES E MUCK AND PATRICK M LOPEZ

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 05/22/2025

Last Publication Date: 06/19/2025

Attorney for Beneficiary: IDEA Law Group, LLC

Attorney File Number: 48188176 **Phone:** (877)353-2146 X1017 **Fax:**

From March 18, 2025 Through March 18, 2025

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: A202581038

NED Date: 03/18/2025 **Reception #:** 2025000014261

Original Sale Date: 07/16/2025

Deed of Trust Date: 08/23/2021 **Recording Date:** 09/30/2021 **Reception #:** 2021000115851

Re-Recording Date Re-Recorded #:

Legal: Lot 3 Block 6 North Star Hills, First Filing, County of Adams, State of Colorado.

Address: 546 Polaris Pl, Thornton, CO 80260

Original Note Amt:\$285,000.00LoanType:VAInterest Rate:2.5Current Amount:\$271,353.43As Of:\$11/01/2023Interest Type:Fixed

Current Lender (Beneficiary): PennyMac Loan Services, LLC

Current Owner: Larry D. Martin

Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc. as beneficiary, as nominee for PennyMac Loan

Services, LLC

Grantor (Borrower On Deed of Trust) Larry D. Martin

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/22/2025

Last Publication Date: 06/19/2025

Attorney for Beneficiary: Randall S. Miller & Associates, P.C.

Attorney File Number: 25CO00140-1 **Phone:** (720)259-6710 **Fax:** (720)379-1375

Foreclosure Number: A202581039

NED Date: 03/18/2025 **Reception #:** 2025000014270

Original Sale Date: 07/16/2025

Publication:

Deed of Trust Date: 07/21/2006 **Recording Date:** 07/27/2006 **Reception #:** 20060727000759030

Re-Recording Date Re-Recorded #:

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Legal: SEE ATTACHED LEGAL DESCRIPTION.

Address: 3531 East 91st Avenue, Thornton, CO 80229

Original Note Amt:\$144,000.00LoanType:ConventionalInterest Rate:5Current Amount:\$107,945.58As Of:09/01/2024Interest Type:Fixed

Current Lender (Beneficiary): U.S. Bank Trust Company, National Association, as Trustee, as successor-in-interest to U.S.

Bank National Association, as Trustee for CMALT REMIC 2006-A5 - REMIC Pass-Through

Certificates. Series 2006-A5

Current Owner: Lynda Bender Clark

Grantee (Lender On Deed of Trust): ACADEMY NATIONAL MORTGAGE CORPORATION

Grantor (Borrower On Deed of Trust) Lynda Bender Clark

Northglenn-Thornton Sentinel First Publication Date: 05/22/2025

Last Publication Date: 06/19/2025

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 25-034064 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From March 18, 2025 Through March 18, 2025

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: A202581040

NED Date: 03/18/2025 Reception #: 2025000014267

Original Sale Date: 07/16/2025

Deed of Trust Date: 07/17/2009 **Recording Date:** 07/29/2009 **Reception #:** 2009000056185

Re-Recording Date Re-Recorded #:

Legal: LOT 24, BLOCK 1, WILSON PARK SUBDIVISION, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 6431 E 79th Ct, Commerce City, CO 80022

Original Note Amt:\$164,886.00LoanType:FHAInterest Rate:6.000Current Amount:\$119,134.91As Of:Interest Type:Fixed

Current Lender (Beneficiary): Wells Fargo Bank, N.A.

Current Owner: Florita Romero and Emma Romero

Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Grand Bank, N.A., a National

Association, Its Successors and Assigns

Grantor (Borrower On Deed of Trust) Florita Romero and Emma Romero

Publication: Northglenn-Thornton Sentinel First Publication Date: 05/22/2025

Last Publication Date: 06/19/2025

Attorney for Beneficiary: McCarthy & Holthus, LLP

Attorney File Number: CO-25-1010431-LL Phone: (877)369-6122 Fax: (186)689-47369

Foreclosure Number: A202581041

NED Date: 03/18/2025 **Reception #:** 2025000014603

Original Sale Date: 07/16/2025

Deed of Trust Date: 04/12/2021 **Recording Date:** 04/23/2021 **Reception #:** 2021000050033

Re-Recording Date Re-Recorded #:

Legal: LOT 2, BLOCK 2, WOLF CREEK RUN FILING NO. 1, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 55420 E 28TH PLACE, STRASBURG, CO 80136

Original Note Amt:\$325,986.00LoanType:FHAInterest Rate:3.500Current Amount:\$303,957.74As Of:Interest Type:Fixed

Current Lender (Beneficiary): U.S. BANK NATIONAL ASSOCIATION

Current Owner: KEITH DRIESCHMAN

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

PRIMARY RESIDENTIAL MORTGAGE, INC.

Grantor (Borrower On Deed of Trust) KEITH DRIESCHMAN

Publication: Eastern Colorado News (I-70 Sco First Publication Date: 05/23/2025

Last Publication Date: 06/20/2025

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010382612 **Phone:** (303)350-3711 **Fax:** (303)813-1107