

Notices of Election and Demand Filed in Adams County

From November 09, 2023 Through November 09, 2023

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: A202380159

NED Date: 11/09/2023 **Reception #:** 2023000062977
Original Sale Date: 03/13/2024
Deed of Trust Date: 03/19/2004 **Recording Date:** 04/01/2004 **Reception #:** 20040401000180970
Re-Recording Date: **Re-Recorded #:**

Legal: LOT NO. 5, GRANGE CREEK FILING NO. 5, P.U.D., COUNTY OF ADAMS, STATE OF COLORADO.

Address: 10934 ELM DRIVE, THORNTON, CO 80233

Original Note Amt: \$190,667.00 **LoanType:** FHA **Interest Rate:** 4.000
Current Amount: \$134,557.68 **As Of:** **Interest Type:** Adjustable

Current Lender (Beneficiary): MIDFIRST BANK
Current Owner: JASON STREIFEL
Grantee (Lender On Deed of Trust): CHASE MANHATTAN MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust): JASON STREIFEL

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 01/18/2024
Last Publication Date: 02/15/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 22-026434 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202380160

NED Date: 11/09/2023 **Reception #:** 2023000062975
Original Sale Date: 03/13/2024
Deed of Trust Date: 01/30/2022 **Recording Date:** 02/03/2022 **Reception #:** 2022000009914
Re-Recording Date: **Re-Recorded #:**

Legal: Lot 8, Block 2 Eagle Shadow Subdivision Third Amendment County of Adams State of Colorado

Address: 5755 E 165th Pl, Brighton, CO 80602

Original Note Amt: \$55,000.00 **LoanType:** Unknown **Interest Rate:** 7.49
Current Amount: \$50,080.33 **As Of:** **Interest Type:** Adjustable

Current Lender (Beneficiary): Coastal Community Bank
Current Owner: Jacob T. Haslage and Rachael C. Haslage
Grantee (Lender On Deed of Trust): Coastal Community Bank
Grantor (Borrower On Deed of Trust): Jacob Haslage and Rachael Haslage

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 01/18/2024
Last Publication Date: 02/15/2024

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

Attorney File Number: CO22342 **Phone:** (303)274-0155 **Fax:** (303)274-0159

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Foreclosure Number: A202380161

NED Date: 11/09/2023 **Reception #:** 2023000062978
Original Sale Date: 03/13/2024
Deed of Trust Date: 04/22/2021 **Recording Date:** 04/23/2021 **Reception #:** 2021000050346
Re-Recording Date **Re-Recorded #:**

Legal: LOT 11A, BLOCK 4, QUEBEC RIVERDALE SUBDIVISION AMENDMENT NO. 1, COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 0157129421014

Address: 13025 Newport Street, Thornton, CO 80602

Original Note Amt: \$500,040.00 **LoanType:** FHA **Interest Rate:** 3.25
Current Amount: \$482,461.86 **As Of:** 02/01/2023 **Interest Type:** Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY
Current Owner: Ashleigh Cruz
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) Ashleigh Cruz

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 01/18/2024
Last Publication Date: 02/15/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 23-031225 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202380162

NED Date: 11/09/2023 **Reception #:** 2023000063055
Original Sale Date: 03/13/2024
Deed of Trust Date: 10/25/2021 **Recording Date:** 11/02/2021 **Reception #:** 2021000128365
Re-Recording Date **Re-Recorded #:**

Legal: LOT 46, REUNION FILING NO. 22, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO

Address: 11060 RICHFIELD CIRCLE, COMMERCE CITY, CO 80022

Original Note Amt: \$380,000.00 **LoanType:** Unknown **Interest Rate:** 3.3750
Current Amount: \$369,372.14 **As Of:** **Interest Type:** Fixed

Current Lender (Beneficiary): LAKEVIEW LOAN SERVICING, LLC
Current Owner: WILLIAM HELLHAKE
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS
NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust) WILLIAM HELLHAKE

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 01/18/2024
Last Publication Date: 02/15/2024

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000009939323 **Phone:** (303)350-3711 **Fax:** (303)813-1107

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Foreclosure Number: A202380163

NED Date: 11/09/2023 **Reception #:** 2023000063081
Original Sale Date: 03/13/2024
Deed of Trust Date: 01/25/2019 **Recording Date:** 01/31/2019 **Reception #:** 2019000007607
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 7, BLOCK 4, FOX RUN SUBDIVISION FILING NO. 8, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 11126 DETROIT WAY, NORTHGLENN, CO 80233

Original Note Amt: \$392,755.00 **LoanType:** FHA **Interest Rate:** 5.000
Current Amount: \$433,230.37 **As Of:** **Interest Type:** Fixed

Current Lender (Beneficiary): LAKEVIEW LOAN SERVICING, LLC
Current Owner: ALDO ALBERTO CINDO
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS
NOMINEE FOR ROYAL PACIFIC FUNDING CORP.
Grantor (Borrower On Deed of Trust) ALDO ALBERTO CINDO

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 01/18/2024
Last Publication Date: 02/15/2024

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000009936246 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: A202380164

NED Date: 11/09/2023 **Reception #:** 2023000063101
Original Sale Date: 03/13/2024
Deed of Trust Date: 08/06/2016 **Recording Date:** 09/01/2016 **Reception #:** 2016000072851
Re-Recording Date: **Re-Recorded #:**

Legal: SITUATED IN THE COUNTY OF ADAMS AND STATE OF COLORADO, TO WIT:
LOT 31, BLOCK 3, DUNES PARK, COUNTY OF ADAMS, STATE OF COLORADO.
SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS,
LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING,
BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN
POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

Address: 9866 112th Pl E, Henderson, CO 80640

Original Note Amt: \$237,500.00 **LoanType:** Unknown **Interest Rate:** 3.5900
Current Amount: \$146,500.11 **As Of:** **Interest Type:** Fixed

Current Lender (Beneficiary): U.S. Bank National Association
Current Owner: Jamme Gonzales and Sonia C. Gonzales
Grantee (Lender On Deed of Trust): U.S. Bank National Association
Grantor (Borrower On Deed of Trust) Jamme Gonzales and Sonia C. Gonzales

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 01/18/2024
Last Publication Date: 02/15/2024

Attorney for Beneficiary: Halliday, Watkins & Mann, P.C.
Attorney File Number: CO22488 **Phone:** (303)274-0155 **Fax:** (303)274-0159

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Foreclosure Number: A202380165

NED Date: 11/09/2023

Reception #: 2023000063109

Original Sale Date: 03/13/2024

Deed of Trust Date: 09/30/2022

Recording Date: 10/06/2022

Reception #: 2022000082823

Re-Recording Date

Re-Recorded #:

Legal: Lot 4, block 16, woodglen filing no. 6, county of Adams, state of Colorado.

Address: 11318 Clermont Drive, Thornton, CO 80233

Original Note Amt: \$306,900.00

LoanType: VA

Interest Rate: 5.38

Current Amount: \$304,813.40

As Of: 05/01/2023

Interest Type: Fixed

Current Lender (Beneficiary): Village Capital & Investment, LLC

Current Owner: Pedro Manuel Salazar

Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc, as beneficiary, as nominee for Village Capital & Investment LLC

Grantor (Borrower On Deed of Trust) Pedro Manuel Salazar

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 01/18/2024

Last Publication Date: 02/15/2024

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

Attorney File Number: 23CO00389-1

Phone: (720)259-6710

Fax: (720)379-1375