

Notices of Election and Demand Filed in Adams County

From December 05, 2023 Through December 05, 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: A202380206

NED Date: 12/05/2023 **Reception #:** 2023000067328
Original Sale Date: 04/03/2024
Deed of Trust Date: 11/22/2006 **Recording Date:** 12/12/2006 **Reception #:** 2006001009600
Re-Recording Date: **Re-Recorded #:**

Legal: ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF ADAMS, STATE OF COLORADO, BEING KNOWN AND DESIGNATED AS LOT 6, BLOCK 2, KENWOOD HOMES SUBDIVISION, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 7701 LADORE STREET, COMMERCE CITY, CO 80022

Original Note Amt: \$114,000.00 **LoanType:** Unknown **Interest Rate:** 9.100
Current Amount: \$112,851.12 **As Of:** **Interest Type:** Adjustable

Current Lender (Beneficiary): DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2007-BR3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BR3
Current Owner: RONALD WERTH, JR. AND DEBRA ENGLE
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR AMERIPATH MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust) RONALD WERTH, JR. AND DEBRA ENGLE

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 02/08/2024
Last Publication Date: 03/07/2024

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000009929597 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: A202380207

NED Date: 12/05/2023 **Reception #:** 2023000067323
Original Sale Date: 04/03/2024
Deed of Trust Date: 07/31/2019 **Recording Date:** 08/06/2019 **Reception #:** 2019000063004
Re-Recording Date: **Re-Recorded #:**

Legal: SEE ATTACHED LEGAL DESCRIPTION

Address: 14700 EAST 104TH AVENUE UNIT 1502, COMMERCE CITY, CO 80022

Original Note Amt: \$280,401.00 **LoanType:** FHA **Interest Rate:** 4.750
Current Amount: \$262,583.44 **As Of:** **Interest Type:** Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY
Current Owner: KEVIN RAFAEL RENDON
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR AMERIFIRST FINANCIAL, INC., ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust) KEVIN RAFAEL RENDON

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 02/08/2024
Last Publication Date: 03/07/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 23-031283 **Phone:** (303)706-9990 **Fax:** (303)706-9994

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