

Adams County Pre Sale Foreclosure List

11/4/2025

12:23:30PM

Sale Date: November 05, 2025

Foreclosure: #: A202580952

The Grantor: Holly M. Cseh AND Miklos P. Cseh

Legal Description: CONDOMINIUM UNIT 2, BUILDING NO. 5, TANGLEWOOD (A CONDOMINIUM),
ACCORDING TO THE RECORDED MAP THEREOF, AND ACCORDING AND SUBJECT
TO THE CONDOMINIUM DECLARATION FOR TANGLEWOOD (A CONDOMINIUM),
RECORDED IN BOOK 2085 AT PAGE 843, COUNTY OF ADAMS, STATE OF
COLORADO.

A.P.N.#: 015733430603

Street Address: 12141 Bannock Street Unit E, Denver, CO 80234

Current Beneficiary Name: RRA CP OPPORTUNITY TRUST 2

First Publication: 04/17/2025

Last Publication: 05/15/2025

Publication Newspaper: Northglenn-Thornton Sentinel

Lender's Bid Amount: \$50,715.56

Deficiency: \$0.00

Total Indebtedness: \$50,715.56

Foreclosure: #: A202581213

The Grantor: ADAM MARK GOMEZ JR AND VICTORIA ROSE GOMEZ

Legal Description: LOT 4, BLOCK 21, YORKTOWN HOMES, COUNTY OF ADAMS, STATE OF
COLORADO.

Street Address: 7891 YORK ST 3, DENVER, CO 80229

Current Beneficiary Name: Data Mortgage, Inc. DBA Essex Mortgage

First Publication: 08/07/2025

Last Publication: 09/04/2025

Publication Newspaper: Northglenn-Thornton Sentinel

Lender's Bid Amount: \$196,080.00

Deficiency: \$113,448.97

Total Indebtedness: \$309,528.97

Foreclosure #: A202581236
The Grantor: ERIC MENDENHALL

Legal Description: LOT 19, BLOCK 12, FAIRVIEW SECOND FILING, COUNTY OF ADAMS, STATE OF COLORADO.

Street Address: 2420 COTTONWOOD DR, DENVER, CO 80221

Current Beneficiary Name: PLANET HOME LENDING LLC

First Publication: 08/28/2025
Last Publication: 09/25/2025

Publication Newspaper: Northglenn-Thornton Sentinel
Lender's Bid Amount: \$380,327.00
Deficiency: \$88,010.67
Total Indebtedness: \$468,337.67

Foreclosure #: A202581270
The Grantor: Kelly Ryan

Legal Description: LOT NO. 13, BLOCK NO. 2, VALENTE'S SUBDIVISION, COUNTY OF ADAMS, STATE OF COLORADO

Street Address: 7755 Quitman Street, Westminster, CO 80030

Current Beneficiary Name: MegaStar Financial Corp.

First Publication: 09/11/2025
Last Publication: 10/09/2025

Publication Newspaper: Northglenn-Thornton Sentinel
Lender's Bid Amount: \$323,200.00
Deficiency: \$91,833.67
Total Indebtedness: \$415,033.67

Total Foreclosures: 4