From October 17, 2023 Through October 17, 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: A202380118

NED Date: 10/17/2023 **Reception #:**

Original Sale Date: 02/14/2024

Deed of Trust Date: 12/10/2012 **Recording Date:** 12/12/2012 **Reception #:** 2012000093866

Re-Recording Date Re-Recorded #:

2023000058684

Legal: LOT 31, BLOCK 9, WRIGHT FARMS FILING NO. 1, SECOND AMENDED PLAT, COUNTY OF ADAMS, STATE OF

COLORADO.

Address: 12010 Ivy Way, Brighton, CO 80602

Original Note Amt:\$195,395.00LoanType:FHAInterest Rate:3.25Current Amount:\$148,141.28As Of:06/01/2023Interest Type:Fixed

Current Lender (Beneficiary): FREEDOM MORTGAGE CORPORATION

Current Owner: Jessica Renee Baros

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

MICHIGAN MUTUAL, INC., ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Jessica Renee Baros

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 23-031039 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202380119

NED Date: 10/17/2023 **Reception #:** 2023000058687

Original Sale Date: 02/14/2024

Deed of Trust Date: 07/23/2010 **Recording Date:** 07/28/2010 **Reception #:** 2010000049725

Re-Recording Date Re-Recorded #:

Legal: SEE ATTACHED LEGAL DESCRIPTION.

Address: 12143 Bannock St. Unit F, Westminster, CO 80234

Original Note Amt:\$78,937.00LoanType:FHAInterest Rate:5Current Amount:\$58,602.52As Of:06/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Tamera Rewerts

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)Tamera Rewerts

Publication: Northglenn-Thornton Sentinel First Publication Date: 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 23-029601 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From October 17, 2023 Through October 17, 2023

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Foreclosure Number: A202380120

NED Date: 10/17/2023 **Reception #:**

Original Sale Date: 02/14/2024

Deed of Trust Date: 03/26/2020 **Recording Date:** 03/26/2020 **Reception #:** 2020000027501

Re-Recording Date Re-Recorded #:

2023000058688

Legal: LOT 28, BLOCK 5, DEZA ESTATES, THIRD FILING COUNTY OF ADAMS, STATE OF COLORADO.

Address: 1045 West 97Th Avenue, Northglenn, CO 80260

Original Note Amt:\$342,897.00LoanType:FHAInterest Rate:3.875Current Amount:\$323,077.64As Of:06/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Robert Wieder

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

AMERICAN PACIFIC MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Robert Wieder

 Publication:
 Northglenn-Thornton Sentinel
 First Publication Date:
 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 22-027070 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202380121

NED Date: 10/17/2023 **Reception #:** 2023000058689

Original Sale Date: 02/14/2024

Deed of Trust Date: 02/01/2023 **Recording Date:** 02/02/2023 **Reception #:** 2023000006117

Re-Recording Date Re-Recorded #:

Legal: LOT 22, BLOCK 2, LINDEN FILING NO. 1, AMENDMENT NO. 3, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 12712 E 106Th Ave, Commerce City, CO 80022

Original Note Amt:\$553,570.00LoanType:FHAInterest Rate:6.5Current Amount:\$552,566.41As Of:06/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Ruben Solis Aldana AND Brandon Ariel Solis Gonzalez

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

Home Loans, LLC, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Ruben Solis Aldana AND Brandon Ariel Solis Gonzalez

Publication: Northglenn-Thornton Sentinel First Publication Date: 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 23-031064 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From October 17, 2023 Through October 17, 2023

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Foreclosure Number: A202380122

NED Date: 10/17/2023 **Reception #:**

Original Sale Date: 02/14/2024

Deed of Trust Date: 03/31/2020 **Recording Date:** 04/01/2020 **Reception #:** 2020000029345

Re-Recording Date Re-Recorded #:

2023000058690

Legal: LOT 35, BLOCK 16, BRIGHTON CROSSING FILING NO. 1, COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 156902405012

Address: 22 Apache Plume Street, Brighton, CO 80601

Original Note Amt:\$409,937.00LoanType:FHAInterest Rate:7.25Current Amount:\$316,987.88As Of:06/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Manuel Ojeda

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) Manuel Ojeda

 Publication:
 Northglenn-Thornton Sentinel
 First Publication Date:
 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 22-027025 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202380123

NED Date: 10/17/2023 **Reception #:** 2023000058774

Original Sale Date: 02/14/2024

Deed of Trust Date: 12/05/2008 **Recording Date:** 12/16/2008 **Reception #:** 2008000096736

Re-Recording Date Re-Recorded #:

Legal: LOT 28, BLOCK 1, BRIGHTON TERRACE FILING NO. 1, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 220 Miller Avenue, Brighton, CO 80601

Original Note Amt:\$123,865.00LoanType:FHAInterest Rate:3.75Current Amount:\$96,981.84As Of:06/01/2023Interest Type:Fixed

Current Lender (Beneficiary): WELLS FARGO BANK, N.A.

Current Owner: Jose L. Torres

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

LEND AMERICA, INC., ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Jose L. Torres

Publication: Northglenn-Thornton Sentinel **First Publication Date:** 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 23-031041 **Phone:** (303)706-9990 **Fax:** (303)706-9994

From October 17, 2023 Through October 17, 2023

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Foreclosure Number: A202380124

NED Date: 10/17/2023 **Reception #:** 2023000058795

Original Sale Date: 02/14/2024

Deed of Trust Date: 05/19/2020 **Recording Date:** 05/21/2020 **Reception #:** 2020000046480

Re-Recording Date Re-Recorded #:

Legal: Lot 17, Block 3, Riverdale Farm Residential Subdivision, 3rd Filing, County of Adams, State of Colorado.

APN#: 0171925113017

Address: 8463 Jackson Way, Denver, CO 80229

Original Note Amt:\$242,250.00LoanType:ConventionalInterest Rate:3.875Current Amount:\$244,954.43As Of:06/01/2023Interest Type:Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Brown, Nancy, Johnson, Belinda

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) Belinda Johnson AND Nancy Brown

Publication: Northglenn-Thornton Sentinel First Publication Date: 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 22-027052 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: A202380125

NED Date: 10/17/2023 **Reception #:** 2023000058861

Original Sale Date: 02/14/2024

Deed of Trust Date: 03/19/2015 **Recording Date:** 04/10/2015 **Reception #:** 2015000025669

Re-Recording Date Re-Recorded #:

Legal: Lot 5, Block 8, Pheasant Ridge, P.U.D., County of Adams, State of Colorado.

Address: 355 Octillo Street, Brighton, CO 80601

Original Note Amt:\$493,500.00LoanType:FHAInterest Rate:3.713Current Amount:\$113,439.19As Of:Interest Type:Adjustable

Current Lender (Beneficiary): Carrington Mortgage Services LLC

Current Owner: Sharon L. Krohn

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

Financial, Inc., its successors and assigns

Grantor (Borrower On Deed of Trust) Sharon L. Krohn

 Publication:
 Northglenn-Thornton Sentinel
 First Publication Date:
 12/21/2023

Last Publication Date: 01/18/2024

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

Attorney File Number: CO22375 Phone: (303)274-0155 Fax: (303)274-0159

From October 17, 2023 Through October 17, 2023

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Foreclosure Number: A202380126

NED Date: 10/17/2023 **Reception #:** 2023000058880

Original Sale Date: 02/14/2024

Deed of Trust Date: 11/14/2016 **Recording Date:** 11/15/2016 **Reception #:** 2016000098590

Re-Recording Date Re-Recorded #:

Legal: LOT 29, BLOCK 5, PERL MACK MANOR THIRD FILING, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 7001 AVRUM DRIVE, DENVER, CO 80221

Original Note Amt:\$195,000.00LoanType:UnknownInterest Rate:4.500Current Amount:\$173,280.69As Of:Interest Type:Fixed

Current Lender (Beneficiary): Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac

Seasoned Loans Structured Transaction Trust, Series 2020-2

Current Owner: JUAN JOSE TORRES CERVANTES AND VIRGINIA GARCIA DECORONADO

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

NOMINEE FOR GOTMORTGAGE.COM

Grantor (Borrower On Deed of Trust)

JUAN JOSE TORRES CERVANTES AND VIRGINIA GARCIA DECORONADO

Publication: Northglenn-Thornton Sentinel First Publication Date: 12/21/2023

Last Publication Date: 01/18/2024

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000009848375 **Phone:** (303)350-3711 **Fax:** (303)813-1107