

# Arapahoe County Pre Sale Foreclosure List

4/16/2024

3:45:41PM

Sale Date: April 17, 2024

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Foreclosure #: 0491-2023

The Grantor: JOHN L. MONAGHAN AND HELEN E. PETERSEN

Legal Description: ALL THAT PARCEL OF LAND IN ARAPAHOE COUNTY, STATE OF COLORADO, AS MORE FULLY DESCRIBED IN DEED INST# A9031446, ID# 1973-36-1-40-017, BEING KNOWN AND DESIGNATED AS PARCEL A; LOT 1, BLOCK 1, HEATHER GARDENS FILING NO. 3, PARCEL 1; AN UNDIVIDED 1/144TH INTEREST IN AND TO SAID LOT.

Street Address: 13635 E. BATES AVE, UNIT 205, AURORA,, CO 80014-3633

Current Beneficiary Name: BARCLAYS MORTGAGE TRUST 2021-NPL1, MORTGAGE-BACKED SECURITIES, SERIES 2021-NPL1, BY U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE

First Publication: 01/11/2024

Last Publication: 02/08/2024

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$87,300.27

Deficiency: \$0.00

Total Indebtedness: \$87,300.27

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Foreclosure #: 0536-2023

The Grantor: Carol A. Rigdon

Legal Description: LOT 12, BLOCK 2, UHLMAN SUBDIVISION SECOND FILING, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 3296 S Fox St, Englewood, CO 80110

Current Beneficiary Name: Carrington Mortgage Services LLC

First Publication: 02/22/2024

Last Publication: 03/21/2024

Publication Newspaper: Littleton Independent

Lender's Bid Amount: \$253,562.14

Deficiency: \$0.00

Total Indebtedness: \$253,562.14

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Total Foreclosures: 2