

Notices of Election and Demand Filed in Arapahoe County

From August 30, 2017 Through September 05, 2017

Arapahoe 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: 0460-2017

NED Date: 08/31/2017 **Reception #:** D7099609
Original Sale Date: 12/20/2017
Deed of Trust Date: 09/26/2008 **Recording Date:** 10/03/2008 **Reception #:** B8111359
Re-Recording Date **Re-Recorded #:**

Legal: ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE COUNTY OF ARAPAHOE AND STATE OF COLORADO, BEING KNOWN AND DESIGNATED AS LOT 107, RESUBDIVISION MISSION VIEJO FILING NO. 1, TRACT G, BLOCK 7, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 16005 E Ithaca Pl C, AURORA, CO 80013

Original Note Amt: \$93,743.00 **LoanType:** FHA **Interest Rate:**
Current Amount: \$79,712.13 **As Of:** 08/18/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): BANK OF AMERICA, N.A.
Current Owner: Shannon Ubben
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR MORTGAGE SOLUTIONS OF COLORADO, LLC, ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust) STACIE PHILBROOK

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 17-015090 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: 0461-2017

NED Date: 08/31/2017 **Reception #:** D7099612
Original Sale Date: 12/20/2017
Deed of Trust Date: 05/27/2006 **Recording Date:** 06/08/2006 **Reception #:** B6085504
Re-Recording Date **Re-Recorded #:**

Legal: LOT 20, BLOCK 38, SOUTHGLENN FIFTH FILING, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 1285 E FREMONT CIR S, LITTLETON, CO 80122

Original Note Amt: \$125,000.00 **LoanType:** Conventional **Interest Rate:**
Current Amount: \$111,499.45 **As Of:** 08/21/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): CITIBANK N.A.
Current Owner: BRADLEY C. VANDER LEY AND LISA M. VANDER LEY
Grantee (Lender On Deed of Trust): CITIBANK, FEDERAL SAVINGS BANK
Grantor (Borrower On Deed of Trust) BRADLEY C. VANDER LEY AND LISA M. VANDER LEY

Publication: Littleton Independent **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 17-015763 **Phone:** (303)706-9990 **Fax:** (303)706-9994

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Foreclosure Number: 0462-2017

NED Date: 08/31/2017 **Reception #:** D7099610
Original Sale Date: 12/20/2017
Deed of Trust Date: 05/13/2009 **Recording Date:** 06/12/2009 **Reception #:** B9062655
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 10, BLOCK 2, MEADOWOOD SUBDIVISION FILING NO. 8, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 3132 S. EVANSTON WAY, AURORA, CO 80014

Original Note Amt: \$231,521.00 **LoanType:** FHA **Interest Rate:**
Current Amount: \$194,273.65 **As Of:** 08/21/2017 **Interest Type:** Adjustable

Current Lender (Beneficiary): SELENE FINANCE LP
Current Owner: BARBARA L. DAVIS ELDRIDGE AND GLENN W. ELDRIDGE
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR TAYLOR, BEAN & WHITAKER MORTGAGE CORP., ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust): BARBARA L. DAVIS ELDRIDGE AND GLENN W. ELDRIDGE

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 17-016413 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: 0463-2017

NED Date: 08/31/2017 **Reception #:** D7099617
Original Sale Date: 12/20/2017
Deed of Trust Date: 06/11/2016 **Recording Date:** 06/17/2016 **Reception #:** D6064281
Re-Recording Date: **Re-Recorded #:**

Legal: LOT EIGHTEEN (18) BLOCK FIFTY-SEVEN (57), THE CONSERVATORY SUBDIVISION FILING NO. ONE (1), COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 20462 E DUKE DR, AURORA, CO 80013

Original Note Amt: \$341,023.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$335,915.97 **As Of:** 08/28/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): FREEDOM MORTGAGE CORPORATION
Current Owner: RICKEY L. BENNETT AND JANETTE BENNETT
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLEY AS NOMINEE FOR LENDER, FREEDOM MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust): RICKEY L. BENNETT AND JANETTE BENNETT

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Medved Dale Decker & Deere, LLC
Attorney File Number: 17-125-30146 **Phone:** (303)274-0155 **Fax:** (303)223-7915

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Foreclosure Number: 0464-2017

NED Date: 08/31/2017

Reception #: D7099613

Original Sale Date: 12/20/2017

Deed of Trust Date: 07/02/2004

Recording Date: 07/09/2004

Reception #: B4123043

Re-Recording Date: 09/05/2006

Re-Recorded #: B6128189

Legal: LOT 9, BLOCK 3, MURPHY CREEK SUBDIVISION FILING NO. 5, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 1456 S Grand Baker Cir, Aurora, CO 80018

Original Note Amt: \$325,251.00

LoanType: Unknown

Interest Rate:

Current Amount: \$325,738.95

As Of: 08/22/2017

Interest Type: Adjustable

Current Lender (Beneficiary): U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET INVESTMENT LOAN TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-8

Current Owner: Datche P Digbo

Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc. as nominee for Finance America, LLC, dba FinAm, LLC

Grantor (Borrower On Deed of Trust): Datche P Digbo

Publication: Aurora Sentinel

First Publication Date: 10/26/2017

Last Publication Date: 11/23/2017

Attorney for Beneficiary: Hellerstein and Shore PC

Attorney File Number: 17-00178SH

Phone: (303) 57-31080

Fax: (303) 57-11271

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Foreclosure Number: 0465-2017

NED Date: 08/31/2017 **Reception #:** D7099615
Original Sale Date: 12/20/2017
Deed of Trust Date: 09/18/2006 **Recording Date:** 10/11/2006 **Reception #:** B6145160
Re-Recording Date **Re-Recorded #:**

Legal: ALL THAT PARCEL OF LAND IN CITY OF AURORA, ARAPAHOE COUNTY, STATE OF COLORADO, AS MORE FULLY DESCRIBED IN DEED BOOK 6248, PAGE 300, ID# 207305108007, BEING KNOWN AND DESIGNATED AS LOT 21, BLOCK 4, MISSION VIEJO #6, BEING MORE PARTICULARLY DESCRIBED AS A METES AND BOUNDS PROPERTY.

Address: 3622 S Olathe Way, Aurora, CO 80013

Original Note Amt: \$115,000.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$98,977.06 **As Of:** 08/23/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): DITECH FINANCIAL LLC
Current Owner: MARK MCCORMICK AND DEBBIE MCCORMICK
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR GMAC MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust) MARK MCCORMICK AND DEBBIE MCCORMICK

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000006846554 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: 0466-2017

NED Date: 08/31/2017 **Reception #:** D7099616
Original Sale Date: 12/20/2017
Deed of Trust Date: 02/01/2007 **Recording Date:** 02/12/2007 **Reception #:** B7018636
Re-Recording Date **Re-Recorded #:**

Legal: THE NORTH HALF OF THE EAST 150 FEET OF BLOCK 28, CHERRY'S BROADWAY GARDENS, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 1170 E Tufts Ave, Englewood, CO 80113

Original Note Amt: \$850,000.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$849,739.79 **As Of:** 08/28/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK AS TRUSTEE FOR FIRST HORIZON ALTERNATIVE MORTGAGE SECURITIES TRUST 2007-FA2
Current Owner: KEVIN R IVERSON
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR LENDER, REED MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust) KEVIN R IVERSON

Publication: Littleton Independent **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Medved Dale Decker & Deere, LLC
Attorney File Number: 17-945-30083 **Phone:** (303)274-0155 **Fax:** (303)223-7915

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Foreclosure Number: 0469-2017

NED Date: 08/31/2017 **Reception #:** D7099618
Original Sale Date: 12/20/2017
Deed of Trust Date: 03/08/2005 **Recording Date:** 03/15/2005 **Reception #:** B5037497
Re-Recording Date **Re-Recorded #:**

Legal: SEE ATTACHED LEGAL DESCRIPTION

Address: 2620 South Xanadu Way Unit B, AURORA, CO 80014

Original Note Amt: \$83,806.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$79,447.89 **As Of:** 08/28/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST C
Current Owner: STEWARD JARMAN
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Countrywide Home Loans, Inc.
Grantor (Borrower On Deed of Trust) STEWARD JARMAN

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000006944789 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: 0470-2017

NED Date: 08/31/2017 **Reception #:** D7099620
Original Sale Date: 12/20/2017
Deed of Trust Date: 10/15/2008 **Recording Date:** 10/17/2008 **Reception #:** B8116615
Re-Recording Date **Re-Recorded #:**

Legal: LOT 11, BLOCK 2, AURORA HIGHLANDS SUBDIVISION FILING NO. 10, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 1611 S PITKIN ST, AURORA, CO 80017

Original Note Amt: \$188,000.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$164,782.80 **As Of:** 08/25/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): DITECH FINANCIAL LLC
Current Owner: MAER ZITA
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR CITIMORTGAGE, INC.
Grantor (Borrower On Deed of Trust) ERNEST S. POGOSOV

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000006967822 **Phone:** (303)350-3711 **Fax:** (303)813-1107

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Foreclosure Number: 0471-2017

NED Date: 08/31/2017 **Reception #:** D7099619
Original Sale Date: 12/20/2017
Deed of Trust Date: 08/22/2016 **Recording Date:** 08/26/2016 **Reception #:** D6094853
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 5, BLOCK 1, SIENNA SUBDIVISION, FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 979 S ZENO WAY, AURORA, CO 80017

Original Note Amt: \$202,268.00 **LoanType:** FHA **Interest Rate:**
Current Amount: \$200,654.82 **As Of:** 08/25/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY
Current Owner: ALLISON C SOLIS AND MAUREEN KIM JARBOE
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) ALLISON C SOLIS AND MAUREEN KIM JARBOE

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 17-016314 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: 0472-2017

NED Date: 08/31/2017 **Reception #:** D7099621
Original Sale Date: 12/20/2017
Deed of Trust Date: 05/28/2013 **Recording Date:** 06/05/2013 **Reception #:** D3069700
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 13, BLOCK 2, COUNTRY GREEN FILING 1, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 1977 SOUTH OAKLAND WAY, AURORA, CO 80014

Original Note Amt: \$113,898.00 **LoanType:** FHA **Interest Rate:**
Current Amount: \$105,800.02 **As Of:** 08/28/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): TOWNE MORTGAGE COMPANY
Current Owner: ACOSTA, KAREN, PALOMARES, EMILIO
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR W.J.
BRADLEY MORTGAGE CAPITAL, LLC., ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust) EMILIO PALOMARES AND KAREN ACOSTA

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 17-016241 **Phone:** (303)706-9990 **Fax:** (303)706-9994

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Foreclosure Number: 0473-2017

NED Date: 08/31/2017 **Reception #:** D7099624
Original Sale Date: 12/20/2017
Deed of Trust Date: 03/25/2005 **Recording Date:** 04/05/2005 **Reception #:** B5048358
Re-Recording Date **Re-Recorded #:**

Legal: LOT 103, HOMESTEAD FARM FILING NO.7, TWELFTH AMENDED FINAL PLAT, AS SHOWN ON THE PLAT RECORDED AUGUST 27, 1991 IN BOOK 105 AT PAGE 80 AND AMENDED BY INSTRUMENT ENTITLED RATIFICATION AND CONFIRMATION OF PLAT RECORDED NOVEMBER 19, 1992 IN BOOK 6706 AT PAGE 338, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 5845 E Irish Pl, Centennial, CO 80112

Original Note Amt: \$44,480.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$41,559.85 **As Of:** 08/25/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): Real Time Resolutions, Inc
Current Owner: Janice F Rapp
Grantee (Lender On Deed of Trust): Countrywide Home Loans, Inc
Grantor (Borrower On Deed of Trust): Janice F Rapp

Publication: Littleton Independent **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017

Attorney for Beneficiary: Weinstein & Riley, P.S.

Attorney File Number: 47459484 **Phone:** (303)539-8601 **Fax:** (303)265-9628

Foreclosure Number: 0474-2017

NED Date: 08/31/2017 **Reception #:** D7099623
Original Sale Date: 12/20/2017
Deed of Trust Date: 05/15/2007 **Recording Date:** 05/18/2007 **Reception #:** B7063715
Re-Recording Date **Re-Recorded #:**

Legal: LOT 15, BLOCK 1, TRAIL RIDGE SUBDIVISION, FILING NO. 3, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 5284 S Rome St, Aurora, CO 80015

Original Note Amt: \$25,100.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$23,022.72 **As Of:** 08/29/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): Yakte Properties, LLC
Current Owner: Christopher Nguyen
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Countrywide Bank, FSB
Grantor (Borrower On Deed of Trust): Christopher Nguyen

Publication: Aurora Sentinel **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017

Attorney for Beneficiary: Weinstein & Riley, P.S.

Attorney File Number: 47461493 **Phone:** (303)539-8601 **Fax:** (303)265-9628

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From August 30, 2017 Through September 05, 2017

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Foreclosure Number: 0475-2017

NED Date: 08/31/2017 **Reception #:** D7099630
Original Sale Date: 12/20/2017
Deed of Trust Date: 04/09/2008 **Recording Date:** 04/14/2008 **Reception #:** B8043326
Re-Recording Date **Re-Recorded #:**

Legal: Lot 12, Block 1, Cherry Creek Vista Filing No. 13, County of Arapahoe, State of Colorado

Address: 6045 S Lima St, Englewood, CO 80111

Original Note Amt: \$269,000.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$294,994.77 **As Of:** 08/29/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): Federal National Mortgage Association ("Fannie Mae"), a corporation organized and existing under the laws of the United States of America
Current Owner: Howard L Zall & Talia Zall
Grantee (Lender On Deed of Trust): 1st American Mortgage and Loan Llc
Grantor (Borrower On Deed of Trust): Howard L Zall and Talia Zall

Publication: Littleton Independent **First Publication Date:** 10/26/2017
Last Publication Date: 11/23/2017
Attorney for Beneficiary: McCarthy & Holthus LLP
Attorney File Number: CO-17-771001-LL **Phone:** (877)369-6122 **Fax:** (866)894-7369

Foreclosure Number: 0476-2017

NED Date: 09/05/2017 **Reception #:** D7101135
Original Sale Date: 01/03/2018
Deed of Trust Date: 07/30/1999 **Recording Date:** 08/19/1999 **Reception #:** A9136764
Re-Recording Date **Re-Recorded #:**

Legal: ATTACHED HERETO AS EXHIBIT 'A' AND INCORPORATED HEREIN AS THOUGH FULLY SET FORTH

Address: 364 South Ironton St Unit 216, AURORA, CO 80012

Original Note Amt: \$41,376.00 **LoanType:** FHA **Interest Rate:**
Current Amount: \$28,319.25 **As Of:** 08/30/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): MIDFIRST BANK
Current Owner: KATREEN C DANIELS
Grantee (Lender On Deed of Trust): PULTE MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust): KATREEN C DANIELS

Publication: Aurora Sentinel **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 17-016477 **Phone:** (303)706-9990 **Fax:** (303)706-9994

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Foreclosure Number: 0477-2017

NED Date: 09/05/2017 **Reception #:** D7101137
Original Sale Date: 01/03/2018
Deed of Trust Date: 12/18/2012 **Recording Date:** 01/02/2013 **Reception #:** D3000113
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 2, BLOCK 5, SEVEN HILLS FILING NO. 8, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 19432 E AMHERST DR, AURORA, CO 80013

Original Note Amt: \$100,000.00 **LoanType:** Conventional **Interest Rate:**
Current Amount: \$92,037.97 **As Of:** 08/30/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): WELLS FARGO BANK, N.A.
Current Owner: CHRISTINE KIM
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR MID AMERICA MORTGAGE INC., ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust): CHRISTINE KIM

Publication: Aurora Sentinel **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 17-016465 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: 0478-2017

NED Date: 09/05/2017 **Reception #:** D7101138
Original Sale Date: 01/03/2018
Deed of Trust Date: 06/08/2005 **Recording Date:** 10/07/2005 **Reception #:** B5151871
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 7, BLOCK 1, PARKVIEW COMMONS SUBDIVISION FILING NO. 4, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Address: 5625 S Himalaya Way, Centennial, CO 80015

Original Note Amt: \$204,000.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$170,885.42 **As Of:** 08/30/2017 **Interest Type:** Adjustable

Current Lender (Beneficiary): Citibank, N.A., as Trustee for CMLTI Asset Trust
Current Owner: Pamela L Ellard & Charles F Ellard Jr
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Fieldstone Mortgage Company
Grantor (Borrower On Deed of Trust): Pamela L Ellard and Charles F Ellard Jr

Publication: Aurora Sentinel **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: McCarthy & Holthus LLP
Attorney File Number: CO-17-772126-LL **Phone:** (877)369-6122 **Fax:** (866)894-7369

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Foreclosure Number: 0479-2017

NED Date: 09/05/2017 **Reception #:** D7101140
Original Sale Date: 01/03/2018
Deed of Trust Date: 08/14/2006 **Recording Date:** 08/21/2006 **Reception #:** B6119706
Re-Recording Date **Re-Recorded #:**

Legal: LOT 12, BLOCK 2, WHEATLANDS SUBDIVISION FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 24740 E EUCLID PL, AURORA, CO 80016

Original Note Amt: \$251,650.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$274,118.51 **As Of:** **Interest Type:** Adjustable

Current Lender (Beneficiary): U.S. Bank, National Association, as Trustee for C-BASS Trust 2006-CB9, C-BASS Mortgage Loan Asset-Backed Certificates, Series 2006-CB9
Current Owner: WILLARD J EHLERS AND STACY J KOHORST
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for OWNIT MORTGAGE SOLUTIONS, INC
Grantor (Borrower On Deed of Trust) STACY J KOHORST AND WILLARD J EHLERS

Publication: Aurora Sentinel **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000006669444 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: 0480-2017

NED Date: 09/05/2017 **Reception #:** D7101139
Original Sale Date: 01/03/2018
Deed of Trust Date: 09/15/2016 **Recording Date:** 09/20/2016 **Reception #:** D6105523
Re-Recording Date **Re-Recorded #:**

Legal: LOT 11, BLOCK 13, SOUTHCREEK SUBDIVISION, FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 8147 S NORFOLK ST, ENGLEWOOD, CO 80112

Original Note Amt: \$331,705.00 **LoanType:** FHA **Interest Rate:**
Current Amount: \$329,541.65 **As Of:** 08/30/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): PINGORA LOAN SERVICING, LLC
Current Owner: BENJAMIN HAASE
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR FIRST CALIFORNIA MORTGAGE COMPANY
Grantor (Borrower On Deed of Trust) BENJAMIN HAASE

Publication: Littleton Independent **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000006967012 **Phone:** (303)350-3711 **Fax:** (303)813-1107

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Foreclosure Number: 0481-2017

NED Date: 09/05/2017 **Reception #:** D7101141
Original Sale Date: 01/03/2018
Deed of Trust Date: 05/11/2016 **Recording Date:** 05/18/2016 **Reception #:** D6051338
Re-Recording Date: **Re-Recorded #:**

Legal: THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF ARAPAHOE, STATE OF COLORADO, AND IS DESCRIBED AS FOLLOWS: LOT 27, BLOCK 5, PARKVIEW HEIGHTS SUBDIVISION FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 6034 S TEMPE WAY, CENTENNIAL, CO 80015

Original Note Amt: \$294,967.00 **LoanType:** VA **Interest Rate:**
Current Amount: \$293,181.57 **As Of:** 08/30/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): PRIMELENDING, A PLAINSCAPITAL COMPANY
Current Owner: SHAUN KAHLIL SMITH AND COLETTE SMITH
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR PRIMELENDING, A PLAINSCAPITAL COMPANY
Grantor (Borrower On Deed of Trust): SHAUN KAHILL SMITH AND COLETTE M SMITH

Publication: Aurora Sentinel **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000006967426 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: 0482-2017

NED Date: 09/05/2017 **Reception #:** D7101143
Original Sale Date: 01/03/2018
Deed of Trust Date: 09/15/2006 **Recording Date:** 09/22/2006 **Reception #:** B6136196
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 10, BLOCK 2, AUBURN HILL SUBDIVISION FILING NO 1, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 19421 E Wyoming Ave, Aurora, CO 80017

Original Note Amt: \$288,800.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$278,999.41 **As Of:** 08/31/2017 **Interest Type:** Adjustable

Current Lender (Beneficiary): Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not in its individual capacity but solely in its capacity as Certificate Trustee for NNPL Trust Series 2012-1
Current Owner: Roxanne M Boucher and Jennifer L Boucher
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for Oak Street Mortgage LLC
Grantor (Borrower On Deed of Trust): Roxanne M Boucher and Jennifer L Boucher

Publication: Aurora Sentinel **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: McCarthy & Holthus LLP
Attorney File Number: CO-17-777165-LL **Phone:** (877)369-6122 **Fax:** (866)894-7369

Notices of Election and Demand Filed in Arapahoe County

From August 30, 2017 Through September 05, 2017

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Foreclosure Number: 0483-2017

NED Date: 09/05/2017 **Reception #:** D7101144
Original Sale Date: 01/03/2018
Deed of Trust Date: 08/19/2005 **Recording Date:** 08/25/2005 **Reception #:** B5127287
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 5, BLOCK 9 WOODRIM SUBDIVISION FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 14293 E HARVARD AVE, AURORA, CO 80014

Original Note Amt: \$141,600.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$163,357.29 **As Of:** 08/31/2017 **Interest Type:** Adjustable

Current Lender (Beneficiary): U.S. ROF IV LEGAL TITLE TRUST 2015-1, BY U.S. BANK NATIONAL ASSOCIATION, AS LEGAL TITLE TRUSTEE
Current Owner: GLORIA RAMIREZ
Grantee (Lender On Deed of Trust): ARGENT MORTGAGE COMPANY, LLC
Grantor (Borrower On Deed of Trust): GLORIA RAMIREZ

Publication: Aurora Sentinel **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP
Attorney File Number: 00000007001944 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: 0484-2017

NED Date: 09/05/2017 **Reception #:** D7101142
Original Sale Date: 01/03/2018
Deed of Trust Date: 12/19/2003 **Recording Date:** 12/29/2003 **Reception #:** B3273695
Re-Recording Date: **Re-Recorded #:**

Legal: LOT 17, BLOCK 3, SOUTHGLENN NINTH FILING, COUNTY OF ARAPAHOE, STATE OF COLORADO

Address: 7332 S Washington Cir, Centennial, CO 80122

Original Note Amt: \$185,500.00 **LoanType:** Unknown **Interest Rate:**
Current Amount: \$137,001.59 **As Of:** 09/01/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): Wells Fargo Bank, N.A.
Current Owner: Ladd D Trembly & Gail D Trembly
Grantee (Lender On Deed of Trust): Wells Fargo Home Mortgage, Inc.
Grantor (Borrower On Deed of Trust): Ladd D Trembly and Gail D Trembly

Publication: Littleton Independent **First Publication Date:** 11/09/2017
Last Publication Date: 12/07/2017
Attorney for Beneficiary: McCarthy & Holthus LLP
Attorney File Number: CO-17-780360-LL **Phone:** (877)369-6122 **Fax:** (866)894-7369