

Arapahoe County Pre Sale Foreclosure List

10/1/2024

4:09:39PM

Sale Date: October 02, 2024

Foreclosure #: 0021-2024

The Grantor: ALLISON STANTON AND FITZROY C. FOX

Legal Description: LOT 3, BLOCK 9, KINGSBOROUGH FILING NO. 4, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 16622 E ASBURY AVE, AURORA, CO 80013-1203

Current Beneficiary Name: ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC.

First Publication: 03/21/2024

Last Publication: 04/18/2024

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$315,864.08

Deficiency: \$0.00

Total Indebtedness: \$315,864.08

Foreclosure #: 0110-2024

The Grantor: CPVF II Solarium LLC

Legal Description: See attached Exhibit A

Street Address: 7400 East Orchard Road, Greenwood Village, CO 80111

Current Beneficiary Name: LBC3 TRUST

First Publication: 05/02/2024

Last Publication: 05/30/2024

Publication Newspaper: Littleton Independent

Lender's Bid Amount: \$11,200,000.00

Deficiency: \$11,542,563.94

Total Indebtedness: \$22,742,563.94

Foreclosure: #: 0249-2024

The Grantor: Daniel P. Pond

Legal Description: See Attached Exhibit "A".
**The Deed of Trust Legal description was corrected by an Affidavit of Correction recorded on 5/3/2024 at Reception No. E4026911, in the records of Arapahoe County, State of Colorado.

Street Address: 1692 W Canal Cir Unit 1031, Littleton, CO 80120-4560

Current Beneficiary Name: NewRez LLC d/b/a Shellpoint Mortgage Servicing

First Publication: 08/08/2024

Last Publication: 09/05/2024

Publication Newspaper: Littleton Independent

Lender's Bid Amount: \$210,247.25

Deficiency: \$0.00

Total Indebtedness: \$210,247.25

Foreclosure: #: 0250-2024

The Grantor: Cherry Creek Office Center LLC, a Florida limited liability company

Legal Description: See Attached Exhibit A

Street Address: 600 and 650 South Cherry Street, Denver, CO 80246

Current Beneficiary Name: Phoenicia Real Estate Holdings IX LLC, a Delaware limited liability company

First Publication: 08/08/2024

Last Publication: 09/05/2024

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$29,000,000.00

Deficiency: \$6,222,508.77

Total Indebtedness: \$35,222,508.77

Total Foreclosures: 4