

Arapahoe County Pre Sale Foreclosure List

2/23/2026

2:58:11PM

Sale Date: February 25, 2026

Foreclosure #: 0065-2025
The Grantor: Daniel Scott Penney AND Janice E Burdick
Legal Description: LOT 1, BLOCK 5, MEADOWOOD FILING NO. 5, COUNTY OF ARAPAHOE, STATE OF COLORADO.
APN#: 197531102015
Street Address: 15297 E Columbia Dr, Aurora, CO 80014
Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY
First Publication: 04/10/2025
Last Publication: 05/08/2025
Publication Newspaper: Sentinel Colorado
Lender's Bid Amount: \$288,800.00
Deficiency: \$88,977.95
Total Indebtedness: \$377,777.95

Foreclosure #: 0174-2025
The Grantor: Matthew M. Berry, a single person
Legal Description: LOT 10, BLOCK 4, THE HIGHLANDS FIRST FILING, COUNTY OF ARAPAHOE, STATE OF COLORADO.
Street Address: 7606 S Ogden Way, Centennial, CO 80122
Current Beneficiary Name: TH MSR Holdings LLC
First Publication: 05/22/2025
Last Publication: 06/19/2025
Publication Newspaper: Littleton Independent
Lender's Bid Amount: \$479,000.00
Deficiency: \$190,221.39
Total Indebtedness: \$669,221.39

Foreclosure: #: 0253-2025
The Grantor: Raymond D. Slaymaker
Legal Description: Lot 24, Block 1, Trail Ridge Subdivision, Filing No. 2, County of Arapahoe, State of Colorado.
Street Address: 21878 E Powers Dr, Centennial, CO 80015

Current Beneficiary Name: Sooper Credit Union

First Publication: 07/03/2025

Last Publication: 07/31/2025

Publication Newspaper: Sentinel Colorado
Lender's Bid Amount: \$92,204.31
Deficiency: \$0.00
Total Indebtedness: \$92,204.31

Foreclosure: #: 0356-2025
The Grantor: Kenneth Ballom
Legal Description: LOT 13, BLOCK 3, TOLLGATE VILLAGE SUBDIVISION, FILING NO. 9, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 599 S Laredo Circle, Aurora, CO 80017

Current Beneficiary Name: ServiceMac, LLC

First Publication: 08/28/2025

Last Publication: 09/25/2025

Publication Newspaper: Sentinel Colorado
Lender's Bid Amount: \$340,200.00
Deficiency: \$42,679.98
Total Indebtedness: \$382,879.98

Foreclosure: #: 0502-2025

The Grantor: BRIANNA D. WILLIAMS AND LEON L. WILLIAMS

Legal Description: LOT 2, BLOCK 1, SKY RANCH SUBDIVISION FILING NO. 4, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 28418 EAST 8TH PL, WATKINS, CO 80137

Current Beneficiary Name: LAKEVIEW LOAN SERVICING, LLC

First Publication: 10/23/2025

Last Publication: 11/20/2025

Publication Newspaper: Littleton Independent

Lender's Bid Amount: \$447,146.00

Deficiency: \$96,454.03

Total Indebtedness: \$543,600.03

Foreclosure: #: 0537-2025

The Grantor: Adrian Ayala

Legal Description: LOT 59, BLOCK 1, SIENNA SUBDIVISION NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO.

PARCEL ID NUMBER: 031352304

Street Address: 1030 S. Zeno Way, Aurora, CO 80017

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 11/27/2025

Last Publication: 12/25/2025

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$282,200.00

Deficiency: \$115,792.28

Total Indebtedness: \$397,992.28

Foreclosure #: 0542-2025

The Grantor: Jade Savannah Lucero

Legal Description: LOT 35, BLOCK 2, VICTORIA PLACE SUBDIVISION FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 17670 E LOYOLA DR UNIT B, Aurora, CO 80013

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 11/27/2025

Last Publication: 12/25/2025

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$218,880.00

Deficiency: \$57,574.28

Total Indebtedness: \$276,454.28

Foreclosure #: 0604-2025

The Grantor: Michael A Montano

Legal Description: SEE ATTACHED LEGAL DESCRIPTION.

A.P.N.: 1973-25-1-18-073

Street Address: 2231 South Vaughn Way #111B, Aurora, CO 80014

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 12/25/2025

Last Publication: 01/22/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$112,470.00

Deficiency: \$80,745.55

Total Indebtedness: \$193,215.55

Foreclosure: #: 0607-2025

The Grantor: Hilda Herrera and Brandon F Herrera

Legal Description: LOT 14, BLOCK 29, THE UNION PACIFIC LAND COMPANY, SECOND ADDITION TO THE TOWN OF DEER TRAIL, COUNTY OF ARAPAHOE, STATE OF COLORADO.

PARCEL ID NUMBER: 035136159

Street Address: 1131 5th Ave, Deer Trail, CO 80105

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 12/25/2025

Last Publication: 01/22/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$300,200.00

Deficiency: \$114,433.38

Total Indebtedness: \$414,633.38

Foreclosure: #: 0616-2025

The Grantor: Gerad Smith

Legal Description: Please see attached Exhibit A

Street Address: 8828 E Florida Avenue G12, Denver, CO 80247

Current Beneficiary Name: Legacy Mortgage Asset Trust 2021-GS1

First Publication: 12/25/2025

Last Publication: 01/22/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$115,373.62

Deficiency: \$525.00

Total Indebtedness: \$115,898.62

Foreclosure: #: 0635-2025

The Grantor: JASON T. CONRAD

Legal Description: LOT 46, BLOCK 1, HAMPDEN HILLS AT AURORA SUBDIVISION, FILING NO. 9,
COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 3752 S GENOA CIR UNIT C, AURORA, CO 80013

Current Beneficiary Name: NATIONSTAR MORTGAGE LLC

First Publication: 01/01/2026

Last Publication: 01/29/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$32,776.51

Deficiency: \$0.00

Total Indebtedness: \$32,776.51

Total Foreclosures: 11