

Arapahoe County Pre Sale Foreclosure List

3/31/2026

4:05:49PM

Sale Date: April 01, 2026

Foreclosure #: 0415-2025
The Grantor: Cynthia Bikab
Legal Description: See attached Exhibit A
Street Address: 1039 S Walden Way, Unit 153, Aurora, CO 80017
Current Beneficiary Name: Fifth Third Bank, National Association
First Publication: 09/25/2025
Last Publication: 10/23/2025
Publication Newspaper: Sentinel Colorado
Lender's Bid Amount: \$187,000.00
Deficiency: \$31,015.05
Total Indebtedness: \$218,015.05

Foreclosure #: 0474-2025
The Grantor: Lima Street Revocable Trust
Legal Description: Lot 4, Block 2, Zurcher's Subdivision, County of Arapahoe, State of Colorado
Street Address: 1364 Lima Street, Aurora, CO 80010
Current Beneficiary Name: Tri-State Mortgage
First Publication: 10/23/2025
Last Publication: 11/20/2025
Publication Newspaper: Sentinel Colorado
Lender's Bid Amount: \$268,000.00
Deficiency: \$72,102.34
Total Indebtedness: \$340,102.34

Foreclosure #: 0680-2025
The Grantor: TYREE JACKSON AND AARON PARADA
Legal Description: LOT 4, BLOCK 16, SUNRIDGE SUBDIVISION 4TH FILING, COUNTY OF ARAPAHOE,
STATE OF COLORADO.

APN #: 031344123

Street Address: 80 S EVANSTON WAY, AURORA, CO 80012

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 01/22/2026

Last Publication: 02/19/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$294,880.00

Deficiency: \$111,329.07

Total Indebtedness: \$406,209.07

Foreclosure #: 0696-2025
The Grantor: Edythe Rochella Hicks AND Francis James Dinan

Legal Description: LOT 6, BLOCK 5, STERLING HILLS SUBDIVISION FILING NO. 6, COUNTY OF
ARAPAHOE, STATE OF COLORADO.
APN #: 1975-27-1-20-016

Street Address: 20013 E Caspian Cir, Aurora, CO 80013

Current Beneficiary Name: New American Funding, LLC

First Publication: 02/05/2026

Last Publication: 03/05/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$412,591.75

Deficiency: \$0.00

Total Indebtedness: \$412,591.75

Foreclosure: #: 0699-2025

The Grantor: John M. Joy, Leslie M. Joy

Legal Description: LOT 13, BLOCK 12, MESA FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 3822 S Killarney Court, Aurora, CO 80013

Current Beneficiary Name: Deutsche Bank National Trust Company formerly known as Bankers Trust Company of California, N.A., as Trustee for Long Beach Mortgage Loan Trust 2001-2

First Publication: 02/05/2026

Last Publication: 03/05/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$258,115.52

Deficiency: \$537.00

Total Indebtedness: \$258,652.52

Foreclosure: #: 0703-2025

The Grantor: Akeem R. Moore Childress

Legal Description: SEE ATTACHED LEGAL DESCRIPTION
PARCEL ID NUMBER: 1975-07-3-25-021

Street Address: 14261 E 1st Dr 305, Aurora, CO 80011

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 02/05/2026

Last Publication: 03/05/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$240,160.00

Deficiency: \$159,670.56

Total Indebtedness: \$399,830.56

Total Foreclosures: 6