

Arapahoe County Pre Sale Foreclosure List

5/4/2026

3:00:58PM

Sale Date: May 06, 2026

Foreclosure #: 0432-2025
The Grantor: Caroline J. McNeill AND Lance A. McNeill
Legal Description: LOT 4, BLOCK 12, MURPHY CREEK SUBDIVISION FILING NO. 4, COUNTY OF ARAPAHOE, STATE OF COLORADO
PARCEL ID NUMBER: 197719117004
Street Address: 24701 EAST WYOMING CIRCLE, AURORA, CO 80018
Current Beneficiary Name: DEUTSCHE BANK TRUST COMPANY AMERICAS, as Trustee for Residential Accredited Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2006-QA3
First Publication: 10/09/2025
Last Publication: 11/06/2025
Publication Newspaper: Sentinel Colorado
Lender's Bid Amount: \$141,006.67
Deficiency: \$0.00
Total Indebtedness: \$141,006.67

Foreclosure #: 0498-2025
The Grantor: Esmeralda Mora and Cyneathia Zalal
Legal Description: Lot 10, Block 7, Copperleaf Filing No. 15, County of Arapahoe, State of Colorado
Street Address: 4481 South Ukraine Court, Aurora, CO 80015
Current Beneficiary Name: Freedom Mortgage Corporation
First Publication: 10/23/2025
Last Publication: 11/20/2025
Publication Newspaper: Sentinel Colorado
Lender's Bid Amount: \$472,650.00
Deficiency: \$6,766.76
Total Indebtedness: \$479,416.76

Foreclosure: #: 0580-2025

The Grantor: Brandi Ostrom

Legal Description: SEE ATTACHED LEGAL DESCRIPTION.

A.P.N.: 1973-25-1-18-017

Street Address: 2281 South Vaughn Way #117A, Aurora, CO 80014

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 12/11/2025

Last Publication: 01/08/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$124,000.00

Deficiency: \$87,477.60

Total Indebtedness: \$211,477.60

Foreclosure: #: 0003-2026

The Grantor: Cameron Philip Snellen AND James Dean Gaster

Legal Description: LOT 6, BLOCK 3, HOFFMAN TOWN, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 1232 Quari Street, Aurora, CO 80011

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 03/12/2026

Last Publication: 04/09/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$334,650.00

Deficiency: \$130,858.16

Total Indebtedness: \$465,508.16

Foreclosure: #: 0004-2026

The Grantor: Alexis Jensen

Legal Description: LOT, 5 BLOCK 12 COPPER RIDGE SUBDIVISION FILING NO. 1, COUNTY OF ARAPAHOE. STATE OF COLORADO

A.P.N. : 1975-16-3-19-005 *MODIFICATION OF PROMISSORY NOTE AND/OR DEED OF TRUST RECORDED ON 7/29/2021 AT RECEPTION NO. E1119036 TO CORRECT THE LEGAL DESCRIPTION AND PUD RIDER.

Street Address: 17113 East Ford Drive, Aurora, CO 80017

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 03/12/2026

Last Publication: 04/09/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$177,750.00

Deficiency: \$51,429.69

Total Indebtedness: \$229,179.69

Foreclosure: #: 0005-2026

The Grantor: Christopher Cox

Legal Description: SEE ATTACHED LEGAL DESCRIPTION
APN#: 032529105

Street Address: 13702 E Lehigh Avenue Apt C, Aurora, CO 80014

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 03/12/2026

Last Publication: 04/09/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$148,350.00

Deficiency: \$69,081.16

Total Indebtedness: \$217,431.16

Foreclosure: #: 0011-2026

The Grantor: Joshua Hogarth

Legal Description: LOT 6B, REPLAT OF LOT 6, BLOCK 2, DEER TRAIL, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Street Address: 357 2nd Avenue, Deer Trail, CO 80105

Current Beneficiary Name: Data Mortgage, Inc. DBA Essex Mortgage

First Publication: 03/12/2026

Last Publication: 04/09/2026

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$224,250.00

Deficiency: \$68,998.16

Total Indebtedness: \$293,248.16

Total Foreclosures: 7