

Arapahoe County Pre Sale Foreclosure List

7/14/2025

3:16:17PM

Sale Date: July 16, 2025

Foreclosure #: 0456-2024

The Grantor: Lindsay M. Theobold

Legal Description: Attached as Exhibit "A"

Street Address: 313 West Lehow Avenue 21, Englewood, CO 80110

Current Beneficiary Name: US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL
CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST

First Publication: 12/26/2024

Last Publication: 01/23/2025

Publication Newspaper: Littleton Independent

Lender's Bid Amount: \$106,654.52

Deficiency: \$0.00

Total Indebtedness: \$106,654.52

Foreclosure #: 0007-2025

The Grantor: TANIA MORRIS

Legal Description: LOT 22, BLOCK 14, COUNTRY LANE SUBDIVISION FILING NO. 2, COUNTY OF
ARAPAHOE, STATE OF COLORADO.

Street Address: 2597 SOUTH TRUCKEE WAY, AURORA, CO 80013

Current Beneficiary Name: WELLS FARGO BANK, N.A.

First Publication: 03/13/2025

Last Publication: 04/10/2025

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$143,647.92

Deficiency: \$0.00

Total Indebtedness: \$143,647.92

Foreclosure: #: 0009-2025

The Grantor: Bernardo Manuel Salas De Santiago

Legal Description: LOT 31, BLOCK 3, WHEATLANDS SUBDIVISION FILING NO. 6, COUNTY OF
ARAPAHOE, STATE OF COLORADO.
APN#: 2071-20-2-22-031

Street Address: 25206 E Lake Dr, Aurora, CO 80016

Current Beneficiary Name: COLORADO HOUSING AND FINANCE AUTHORITY

First Publication: 03/13/2025

Last Publication: 04/10/2025

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$487,500.00

Deficiency: \$68,564.28

Total Indebtedness: \$556,064.28

Foreclosure: #: 0070-2025

The Grantor: Clinton Churchwell and Jaime Churchwell

Legal Description: Attached as Exhibit "A"

Street Address: 205 South McDonnell Street, Byers, CO 80103

Current Beneficiary Name: Freedom Mortgage Corporation

First Publication: 04/10/2025

Last Publication: 05/08/2025

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$178,500.00

Deficiency: \$119,396.18

Total Indebtedness: \$297,896.18

Foreclosure: #: 0172-2025

The Grantor: Keith Deibert

Legal Description: Attached as Exhibit "A"

Street Address: 14351 E Tennessee Ave Unit 205, Aurora, CO 80012

Current Beneficiary Name: V.I.P. Mortgage, Inc

First Publication: 05/22/2025

Last Publication: 06/19/2025

Publication Newspaper: Sentinel Colorado

Lender's Bid Amount: \$147,088.00

Deficiency: \$145,058.61

Total Indebtedness: \$292,146.61

Total Foreclosures: 5