Notices of Election and Demand Filed in Weld County

From January 30, 2017 Through February 03, 2017

Weld County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports. You should conduct your own due diligence.

Foreclosure Number: 15-0155 **Restarted**

NED Date: 02/01/2017 **Reception #:** 4274657
Original Sale Date: 05/31/2017
Deed of Trust Date: 08/07/2014 **Recording Date:** 08/11/2014 **Reception #:** 4037434
Re-Recording Date **Re-Recorded #:**

Legal: LOT 8, BLOCK 2, COUNTRYSIDE SUBDIVISION, TOWN OF FREDERICK, COUNTY OF WELD, STATE OF COLORADO PARCEL ID NUMBER: 131325407008

Address: 5757 ORCHARD AVE, FREDERICK, CO 80504

Original Note Amt: $254,308.00 **LoanType:** FHA **Interest Rate:** 4.5
Current Amount: $253,636.98 **As Of:** 05/15/2015 **Interest Type:** Fixed

Current Lender (Beneficiary): Lakeview Loan Servicing, LLC
Current Owner: NAJWAA SHEPPARD
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust) NAJWAA SHEPPARD

Publication: Greeley Tribune **First Publication Date:** 04/07/2017
Last Publication Date: 05/05/2017

Attorney for Beneficiary: Janeway Law Firm P.C.
Attorney File Number: 15-007238 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: 17-0031

NED Date: 02/01/2017 **Reception #:** 4274654
Original Sale Date: 05/31/2017
Deed of Trust Date: 10/09/2009 **Recording Date:** 10/19/2009 **Reception #:** 3654746
Re-Recording Date **Re-Recorded #:**

Legal: LOT 13, "ASH HOLLOW SUBDIVISION" - FILING #3", TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO.

Address: 255 LAMBERT ST, KEENESBURG, CO 80643

Original Note Amt: $204,859.00 **LoanType:** FHA **Interest Rate:** 5.875
Current Amount: $183,896.64 **As Of:** 01/20/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): FIFTH THIRD MORTGAGE COMPANY
Current Owner: DUANE WHITE AND BERNICE A WHITE
Grantee (Lender On Deed of Trust): FIFTH THIRD MORTGAGE COMPANY
Grantor (Borrower On Deed of Trust) DUANE WHITE AND BERNICE A WHITE

Publication: Greeley Tribune **First Publication Date:** 04/07/2017
Last Publication Date: 05/05/2017

Attorney for Beneficiary: Medved Dale Decker & Deere, LLC
Attorney File Number: 17-948-29790 **Phone:** (303) 27-40155 **Fax:** (303) 27-40159

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Foreclosure Number: 17-0032

NED Date: 02/01/2017 **Reception #:** 4274655
Original Sale Date: 05/31/2017
Deed of Trust Date: 12/18/2001 **Recording Date:** 01/08/2002 **Reception #:** 2914974
Re-Recording Date **Re-Recorded #:**

Legal: LOTS 18 THROUGH 29, INCLUSIVE, IN BLOCK 23 IN BOONE'S SUBDIVISION OF A PART OF BLOCK E IN THE TOWN OF NUNN, WELD COUNTY, COLORADO.

Address: 417 4th St, Nunn, CO 80648

Original Note Amt: $136,000.00 **LoanType:** HELOC **Interest Rate:** 4.75
Current Amount: $99,558.12 **As Of:** 01/24/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): JPMorgan Chase Bank, N.A.
Current Owner: Michael Lewis
Grantee (Lender On Deed of Trust): Bank One, N.A.
Grantor (Borrower On Deed of Trust) Michael Lewis

Publication: Greeley Tribune **First Publication Date:** 04/07/2017
Last Publication Date: 05/05/2017

Attorney for Beneficiary: McCarthy & Holthus, LLP
Attorney File Number: CO-14-635060-JS **Phone:** (877)369-6122 **Fax:** (866)894-7369

Foreclosure Number: 17-0033

NED Date: 02/01/2017 **Reception #:** 4274656
Original Sale Date: 05/31/2017
Deed of Trust Date: 01/16/2015 **Recording Date:** 01/19/2015 **Reception #:** 4076543
Re-Recording Date **Re-Recorded #:**

Legal: LOT 51, BLOCK 5, RIVERVIEW FARM SUBDIVISION, COUNTY OF WELD, STATE OF COLORADO.

A.P.N.: 096121210051

Address: 433 EAST 28TH STREET LANE, GREELEY, CO 80631

Original Note Amt: $180,667.00 **LoanType:** FHA **Interest Rate:** 4.5
Current Amount: $176,244.77 **As Of:** 01/24/2017 **Interest Type:** Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY
Current Owner: ANDREW MARTIN ANDERSON
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR AMERICAN FINANCING CORPORATION, ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust) ANDREW MARTIN ANDERSON

Publication: Greeley Tribune **First Publication Date:** 04/07/2017
Last Publication Date: 05/05/2017

Attorney for Beneficiary: Janeway Law Firm P.C.
Attorney File Number: 17-014126 **Phone:** (303)706-9990 **Fax:** (303)706-9994

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Foreclosure Number: **17-0034**

NED Date:	02/01/2017	**Reception #:**	4274658		
Original Sale Date:	05/31/2017				
Deed of Trust Date:	02/01/2014	**Recording Date:**	02/21/2014	**Reception #:**	3997637
		Re-Recording Date		**Re-Recorded #:**	

Legal: LOTS 29 AND 30, IN BLOCK 28, CITY OF EVANS, COUNTY OF WELD, STATE OF COLORADO TOGETHER WITH THE EASTERLY 10 FEET OF CENTRAL STREET AS VACATED BY THE CITY OF EVANS ORDINANCE NO. 1006-96 RECORDED SEPTEMBER 11-1996 IN BOOK 1566 AT RECEPTION NO. 2510421

Address: 4010 CENTRAL ST, EVANS, CO 80620

Original Note Amt:	$51,600.00	**LoanType:**	SBA	**Interest Rate:**	1.937
Current Amount:	$47,566.58	**As Of:**	01/25/2017	**Interest Type:**	Fixed

Current Lender (Beneficiary):	ADMINISTRATOR OF THE U.S. SMALL BUSINESS ADMINISTRATION, AN AGENCY OF THE GOVERNMENT OF THE UNITED STATES OF AMERICA
Current Owner:	ALFREDO LEYVA
Grantee (Lender On Deed of Trust):	ADMINISTRATOR OF THE U.S. SMALL BUSINESS ADMINISTRATION, AN AGENCY OF THE GOVERNMENT OF THE UNITED STATES OF AMERICA
Grantor (Borrower On Deed of Trust)	ALFREDO LEYVA

Publication: Greeley Tribune **First Publication Date:** 04/07/2017
Last Publication Date: 05/05/2017

Attorney for Beneficiary: Janeway Law Firm P.C.

Attorney File Number: 16-013649 **Phone:** (303)706-9990 **Fax:** (303)706-9994