Notices of Election and Demand Filed in Weld County

From August 13, 2018 Through August 17, 2018

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: 18-0221

NED Date: 08/13/2018 **Reception #:** 4422547
Original Sale Date: 03/27/2019
Deed of Trust Date: 09/12/2007 **Recording Date:** 09/18/2007 **Reception #:** 3504786
Re-Recording Date **Re-Recorded #:**

Legal: THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 10 NORTH, RANGE 67 WEST OF THE 6TH P.M., COUNTY OF WELD, STATE OF COLORADO.

Address: 58008 WCR 23, CARR, CO 80612

Original Note Amt: $272,000.00 **LoanType:** FNMA **Interest Rate:** 6.5
Current Amount: $236,067.27 **As Of:** 07/27/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): AGFIRST FARM CREDIT BANK
Current Owner: MIKE G. MALONE
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., acting solely as nominee for CGB AGRI FINANCIAL SERVICES, INC.
Grantor (Borrower On Deed of Trust) MIKE G. MALONE

Publication: Greeley Tribune **First Publication Date:** 02/01/2019
Last Publication Date: 03/01/2019
Attorney for Beneficiary: Barrett, Frappier & Weisserman , LLP
Attorney File Number: 00000007616741 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: 18-0222

NED Date: 08/13/2018 **Reception #:** 4422550
Original Sale Date: 12/12/2018
Deed of Trust Date: 01/22/2003 **Recording Date:** 01/28/2003 **Reception #:** 3027647
Re-Recording Date **Re-Recorded #:**

Legal: LOT 4, BLOCK 6, FRANK FARM SUBDIVISION, TOWN OF MILLIKEN, COUNTY OF WELD, STATE OF COLORADO.

Address: 264 W. JUNEBERRY ST, MILLIKEN, CO 80543

Original Note Amt: $154,400.00 **LoanType:** FNMA **Interest Rate:** 5.875
Current Amount: $134,990.82 **As Of:** 07/26/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): CITIMORTGAGE, INC.
Current Owner: KURT ROLLIN
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR PRINCIPAL RESIDLENTIAL MORTGAGE, INC.
Grantor (Borrower On Deed of Trust) KURT ROLLIN

Publication: Greeley Tribune **First Publication Date:** 10/19/2018
Last Publication Date: 11/16/2018
Attorney for Beneficiary: Barrett, Frappier & Weisserman , LLP
Attorney File Number: 00000007735061 **Phone:** (303)350-3711 **Fax:** (303)813-1107

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Foreclosure Number: 18-0223

NED Date: 08/15/2018 **Reception #:** 4423246
Original Sale Date: 12/12/2018
Deed of Trust Date: 04/07/2017 **Recording Date:** 04/07/2017 **Reception #:** 4292317
Re-Recording Date **Re-Recorded #:**

Legal: LOTS 27, 28 AND 29, BLOCK 32, VACATION AND REDEDICATION PLAT OF WESTVIEW ADDITION TO THE TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO.

Address: 45 N PINE STREET, KEENESBURG, CO 80643

Original Note Amt: $222,208.00 **LoanType:** VA **Interest Rate:** 4.875
Current Amount: $219,708.67 **As Of:** 07/30/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): LAKEVIEW LOAN SERVICING, LLC
Current Owner: SCOTT STEVEN SEDERSTROM
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION
Grantor (Borrower On Deed of Trust) SCOTT STEVEN SEDERSTROM

Publication: Greeley Tribune **First Publication Date:** 10/19/2018
Last Publication Date: 11/16/2018
Attorney for Beneficiary: Barrett, Frappier & Weisserman , LLP
Attorney File Number: 00000007745946 **Phone:** (303)350-3711 **Fax:** (303)813-1107

Foreclosure Number: 18-0224

NED Date: 08/15/2018 **Reception #:** 4423247
Original Sale Date: 12/12/2018
Deed of Trust Date: 04/20/2009 **Recording Date:** 04/27/2009 **Reception #:** 3618860
Re-Recording Date **Re-Recorded #:**

Legal: LOT 8, BLOCK 14, HOUSTON HEIGHTS, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Address: 2328 WEST 8TH STREET, GREELEY, CO 80634

Original Note Amt: $148,127.00 **LoanType:** FHA **Interest Rate:** 4.875
Current Amount: $142,778.04 **As Of:** 08/02/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): Ocwen Laond Servicing, LLC
Current Owner: JESSE MENDOZA JR.
Grantee (Lender On Deed of Trust): LAND OF OZ INC. DBA AFFORDABLE INTEREST MORTGAGE
Grantor (Borrower On Deed of Trust) JESSE MENDOZA JR.

Publication: Greeley Tribune **First Publication Date:** 10/19/2018
Last Publication Date: 11/16/2018
Attorney for Beneficiary: Barrett, Frappier & Weisserman , LLP
Attorney File Number: 00000007773013 **Phone:** (303)350-3711 **Fax:** (303)813-1107

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Foreclosure Number: 18-0225

NED Date: 08/15/2018 **Reception #:** 4423248
Original Sale Date: 12/12/2018
Deed of Trust Date: 04/14/2017 **Recording Date:** 04/18/2017 **Reception #:** 4294323
Re-Recording Date **Re-Recorded #:**

Legal: LOT 2, BLOCK 6, CLEARVIEW PUD., SECOND FILING, TOWN OF JOHNSTOWN, COUNTY OF WELD, STATE OF COLORADO.

Address: 245 Hawthorne Ave, Johnstown, CO 80534

Original Note Amt: $308,800.00 **LoanType:** FHA **Interest Rate:** 5.5
Current Amount: $302,992.73 **As Of:** 07/27/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): LoanDepot.com, LLC
Current Owner: David W. Salls
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as nominee for LoanDepot.com, LLC
Grantor (Borrower On Deed of Trust) David W. Salls

Publication: Greeley Tribune **First Publication Date:** 10/19/2018
Last Publication Date: 11/16/2018
Attorney for Beneficiary: Randall S. Miller & Associates PC
Attorney File Number: 18CO00350-1 **Phone:** (720) 25-9 8626 **Fax:** (720) 25-96709

Foreclosure Number: 18-0226

NED Date: 08/16/2018 **Reception #:** 4423555
Original Sale Date: 12/19/2018
Deed of Trust Date: 09/25/2007 **Recording Date:** 10/12/2007 **Reception #:** 3510654
Re-Recording Date **Re-Recorded #:**

Legal: LOT 9, IN BLOCK 11, WESTMOOR WEST, A SUBDIVISION OF THE CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO, ACCORDING TO THE MAP RECORDED SEPTEMBER 21, 1978 IN BOOK 845 UNDER RECEPTION NO 1767325 AND AFFIDAVIT OF CORRECTION RECORDED JUNE 12, 1981 IN BOOK 938 UNDER RECEPTION NO 1860480, COUNTY OF WELD, STATE OF COLORADO.

Address: 4827 W 8th St, Greeley, CO 80634-1223

Original Note Amt: $72,700.00 **LoanType:** HELOC **Interest Rate:** 7.49
Current Amount: $63,817.19 **As Of:** 07/27/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): JPMorgan Chase Bank, National Association
Current Owner: Robert M Molander and Jane Molander
Grantee (Lender On Deed of Trust): JPMorgan Chase Bank, N.A.
Grantor (Borrower On Deed of Trust) Robert M Molander and Jane Molander

Publication: Greeley Tribune **First Publication Date:** 10/26/2018
Last Publication Date: 11/23/2018
Attorney for Beneficiary: McCarthy & Holthus, LLP
Attorney File Number: CO-18-834251-LL **Phone:** (877)369-6122 **Fax:** (866)894-7369

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Foreclosure Number: 18-0227

NED Date: 08/17/2018 **Reception #:** 4423821
Original Sale Date: 12/19/2018
Deed of Trust Date: 11/28/2006 **Recording Date:** 12/18/2006 **Reception #:** 3442716
Re-Recording Date **Re-Recorded #:**

Legal: LOT 12, BLOCK 4, HOMESTEAD HEIGHTS SUBDIVISION, FILLING II, A SUBDIVISION OF THE CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Address: 7210 W 21st Street Rd, Greeley, CO 80634

Original Note Amt: $65,000.00 **LoanType:** HELOC **Interest Rate:** 8.19
Current Amount: $61,362.41 **As Of:** 08/03/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): JPMorgan Chase Bank, National Association
Current Owner: Dennis J Lobato and Susan D Lobato
Grantee (Lender On Deed of Trust): JPMorgan Chase Bank, N.A.
Grantor (Borrower On Deed of Trust) Dennis J Lobato and Susan D Lobato

Publication: Greeley Tribune **First Publication Date:** 10/26/2018
Last Publication Date: 11/23/2018
Attorney for Beneficiary: THE SAYER LAW GROUP, P.C.
Attorney File Number: CO180152 **Phone:** (303)353-2965 **Fax:** (303)632-8183

Foreclosure Number: 18-0228

NED Date: 08/17/2018 **Reception #:** 4423822
Original Sale Date: 12/19/2018
Deed of Trust Date: 05/01/2003 **Recording Date:** 07/18/2003 **Reception #:** 3085034
Re-Recording Date **Re-Recorded #:**

Legal: LOT 9, NICKERSON SUBDIVISION, A SUBDIVISION OF THE CITY OF EVANS, WELD COUNTY, COLORADO.

APN:096120407009

Address: 508 35TH STREET COURT, EVANS, CO 80620

Original Note Amt: $106,850.00 **LoanType:** FNMA **Interest Rate:** 3.875
Current Amount: $75,178.92 **As Of:** 08/07/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): WELLS FARGO BANK, N.A.
Current Owner: VICTORIA JEAN MORRIS
Grantee (Lender On Deed of Trust): WELLS FARGO HOME MORTGAGE, INC.
Grantor (Borrower On Deed of Trust) VICTORIA JEAN MORRIS

Publication: Greeley Tribune **First Publication Date:** 10/26/2018
Last Publication Date: 11/23/2018
Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 18-019279 **Phone:** (303)706-9990 **Fax:** (303)706-9994

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Foreclosure Number: **18-0229**

NED Date: 08/17/2018 **Reception #:** 4423823
Original Sale Date: 12/19/2018
Deed of Trust Date: 11/15/2013 **Recording Date:** 11/18/2013 **Reception #:** 3978602
Re-Recording Date **Re-Recorded #:**

Legal: LOT 2, BLOCK 10, NORTH CREEK AT MEAD, COUNTY OF WELD, STATE OF COLORADO.

Address: 16789 WEST VIEW DRIVE, MEAD, CO 80542-9778

Original Note Amt: $229,336.00 **LoanType:** FNMA **Interest Rate:** 3.75
Current Amount: $211,878.03 **As Of:** 07/31/2018 **Interest Type:** Fixed

Current Lender (Beneficiary): FREEDOM MORTGAGE CORPORATION
Current Owner: TAYLOR J. PRUSS
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR STEARNS LENDING, INC., ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust) TAYLOR J. PRUSS

Publication: Greeley Tribune **First Publication Date:** 10/26/2018
Last Publication Date: 11/23/2018

Attorney for Beneficiary: Janeway Law Firm, P.C.
Attorney File Number: 18-019186 **Phone:** (303)706-9990 **Fax:** (303)706-9994