

Notices of Election and Demand Filed in Weld County

From September 20, 2021 Through September 24, 2021

**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: 21-0031

NED Date: 09/22/2021 **Reception #:** 4758443
Original Sale Date: 01/19/2022
Deed of Trust Date: 05/22/2006 **Recording Date:** 06/16/2006 **Reception #:** 3396616
Re-Recording Date **Re-Recorded #:**

Legal: BLOCK 23, DREAM ACRES, COUNTY OF WELD, STATE OF COLORADO

Address: 5373 Weld County Road 16 3/4, Frederick, CO 80504

Original Note Amt: \$356,107.50 **LoanType:** REVERSE MORTGAGE **Interest Rate:** 6.51
Current Amount: \$244,214.56 **As Of:** 09/17/2021 **Interest Type:** Fixed

Current Lender (Beneficiary): Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust
Current Owner: Cynthia D. Lewandowski, Personal Representative of the
Grantee (Lender On Deed of Trust): GMAC Mortgage Corporation
Grantor (Borrower On Deed of Trust): Fred H. Greenfield, Jr., Patricia J. Greenfield

Publication: Greeley Tribune **First Publication Date:** 11/26/2021
Last Publication Date: 12/24/2021

Attorney for Beneficiary: McCarthy & Holthus, LLP

Attorney File Number: CO-21-893910-LL **Phone:** (877)369-6122 **Fax:** (866)894-7369

Foreclosure Number: 21-0032

NED Date: 09/22/2021 **Reception #:** 4758444
Original Sale Date: 01/19/2022
Deed of Trust Date: 11/07/2014 **Recording Date:** 11/19/2014 **Reception #:** 4062522
Re-Recording Date **Re-Recorded #:**

Legal: LOT 6, BLOCK 15, BROADVIEW ACRES EIGHTH ADDITION, A SUBDIVISION OF THE CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

Address: 3020 W 6th Street, Greeley, CO 80634

Original Note Amt: \$231,000.00 **LoanType:** REVERSE MORTGAGE **Interest Rate:** 3.304
Current Amount: \$111,154.81 **As Of:** 09/17/2021 **Interest Type:** Fixed

Current Lender (Beneficiary): Reverse Mortgage Solutions, Inc.
Current Owner: Cynthia M. Groves
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc. as nominee for Universal Lending Corporation, Its Successors and Assigns
Grantor (Borrower On Deed of Trust): Cynthia M. Groves

Publication: Greeley Tribune **First Publication Date:** 11/26/2021
Last Publication Date: 12/24/2021

Attorney for Beneficiary: McCarthy & Holthus, LLP

Attorney File Number: CO-21-893749-LL **Phone:** (877)369-6122 **Fax:** (866)894-7369

Notices of Election and Demand Filed in Weld County

From September 20, 2021 Through September 24, 2021

**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: 21-0033

NED Date: 09/22/2021

Reception #: 4758445

Original Sale Date: 01/19/2022

Deed of Trust Date: 07/01/2016

Recording Date: 07/11/2016

Reception #: 4217703

Re-Recording Date

Re-Recorded #:

Legal: LOT 3, BLOCK 13, SILVER PEAKS FILING 2, TOWN OF LOCHBUIE, COUNTY OF WELD, STATE OF COLORADO.

Address: 1728 Dyer Loop, Lochbuie, CO 80603

Original Note Amt: \$105,820.00

LoanType: FHA

Interest Rate: 3.375

Current Amount: \$99,192.64

As Of: 09/17/2021

Interest Type: Fixed

Current Lender (Beneficiary):	NewRez LLC F/K/A New Penn Financial, LLC D/B/A Shellpoint Mortgage Servicing
Current Owner:	Sonja S. Nickerson and Ralph V. Nickerson Jr.
Grantee (Lender On Deed of Trust):	Mortgage Electronic Registration Systems, Inc., as nominee for Amercian Financing Corporation, A Colorado Corporation, Its Successors and Assigns
Grantor (Borrower On Deed of Trust)	Sonja S. Nickerson and Ralph V. Nickerson Jr.

Publication: Greeley Tribune

First Publication Date: 11/26/2021

Last Publication Date: 12/24/2021

Attorney for Beneficiary: McCarthy & Holthus, LLP

Attorney File Number: CO-20-889292-LL

Phone: (877)369-6122

Fax: (866)894-7369