

Notices of Election and Demand Filed in Weld County

From June 19, 2023 Through June 23, 2023

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: 23-0178

NED Date: 06/19/2023 **Reception #:** 4904349
Original Sale Date: 10/18/2023
Deed of Trust Date: 05/15/2019 **Recording Date:** 05/17/2019 **Reception #:** 4489987
Re-Recording Date **Re-Recorded #:**

Legal: THE EAST 50 FEET OF LOT 3, BLOCK 89, CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO APN #: 096107103006

Address: 1317 12TH STREET, GREELEY, CO 80631

Original Note Amt: \$165,368.00 **LoanType:** Conventional **Interest Rate:** 4.625
Current Amount: \$155,634.08 **As Of:** **Interest Type:** Fixed

Current Lender (Beneficiary): New American Funding, LLC fka Broker Solutions, Inc., d/b/a New American Funding
Current Owner: WILSON LEAL WHITEHEAD
Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR BROKER SOLUTIONS, INC.DBA NEW AMERICAN FUNDING
Grantor (Borrower On Deed of Trust) WILSON LEAL WHITEHEAD

Publication: Greeley Tribune **First Publication Date:** 08/25/2023
Last Publication Date: 09/22/2023

Attorney for Beneficiary: Janeway Law Firm, P.C.

Attorney File Number: 21-025558 **Phone:** (303)706-9990 **Fax:** (303)706-9994

Foreclosure Number: 23-0179

NED Date: 06/22/2023 **Reception #:** 4905116
Original Sale Date: 10/25/2023
Deed of Trust Date: 03/08/2019 **Recording Date:** 03/15/2019 **Reception #:** 4473291
Re-Recording Date **Re-Recorded #:**

Legal: LOT 15, BLOCK 5, WATER VALLEY SOUTH SUBDIVISION AND SECOND CORRECTIVE PLAT RECORDED FEBRUARY 16, 2005 AT RECEPTION NUMBER 3261416, COUNTY OF WELD, STATE OF COLORADO.

Address: 1918 E Seadrift Dr, Windsor, CO 80550

Original Note Amt: \$439,245.00 **LoanType:** VA **Interest Rate:** 4.500
Current Amount: \$431,184.40 **As Of:** 06/14/2023 **Interest Type:** Fixed

Current Lender (Beneficiary): Lakeview Loan Servicing, LLC
Current Owner: Terry L. Ramon and Trista M. Ramon
Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Group Mortgage, LLC., its successors and assigns
Grantor (Borrower On Deed of Trust) Terry L. Ramon and Trista M. Ramon

Publication: Greeley Tribune **First Publication Date:** 09/01/2023
Last Publication Date: 09/29/2023

Attorney for Beneficiary: HALLIDAY, WATKINS & MANN, P.C.

Attorney File Number: CO21662 **Phone:** (303) 27-40155 **Fax:** (303) 27-40159

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