

Garfield County Pre Sale Foreclosure List

10/14/2013

11:48:36AM

Sale Date: October 16, 2013

Foreclosure #: 11-566

The Grantor: Michael Gordon Hawthorne

Legal Description: LOT 8, BLOCK PA 22B-2-1 CASTLE VALLEY RANCH SUBDIVISION FILING NO. 7 ACCORDING TO THE PLAT RECORDED OCTOBER 22, 2004 AS RECEPTION NO. 662167. TOWN OF NEW CASTLE, COUNTY OF GARFIELD, STATE OF COLORADO.**
**THE LEGAL DESCRIPTION HAS BEEN MODIFIED BY A SCRIVENERS ERROR AFFIDAVIT RECORDED 10-03-2011 AT RECEPTION NUMBER 808793 OF THE RECORDS OF THE GARFIELD COUNTY CLERK AND RECORDER. THE ORIGINAL LEGAL DESCRIPTION IN THE DEED OF TRUST HAD "CASNTLE" AND IT HAS BEEN CORRECTED TO STATE "CASTLE" BY THE SCRIVENERS ERROR AFFIDAVIT.

Street Address: 763 S Wildhorse Dr, New Castle, CO 81647

Current Beneficiary Name: BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING LP

First Publication: 12/22/2011

Last Publication: 01/19/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$361,807.47

Deficiency: \$122,802.71

Total Indebtedness: \$484,610.18

Foreclosure #: 13-132

The Grantor: James Scott and Nancy Scott

Legal Description: ALL THE REAL PROPERTY, TOGETHER WITH IMPROVEMENTS, IF ANY, SITUATE
IN GARFIELD COUNTY, COLORADO, TO WITH:
LOT 6, BLOCK 2 BATTLEMENT CREEK VILLAGE, SECTION ONE THE PLAT OF
WHICH IS RECORDED AS DOCUMENT NO. 321539

Street Address: 332 Battlement Creek Trl, Parachute, CO 81635

Current Beneficiary Name: Specialized Loan Servicing LLC

First Publication: 07/25/2013

Last Publication: 08/22/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$328,865.06

Deficiency: \$0.00

Total Indebtedness: \$328,865.06

Foreclosure #: 13-161

The Grantor: Adelbert Michael Woodhams and Misty D Woodhams

Legal Description: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Street Address: 53 Aspen Way, Parachute, CO 81635

Current Beneficiary Name: Wells Fargo Bank, NA

First Publication: 08/22/2013

Last Publication: 09/19/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$107,500.00

Deficiency: \$131,238.84

Total Indebtedness: \$238,738.84

Foreclosure #: 13-162

The Grantor: Knee Deep Properties, LLC

Legal Description: LOTS 21, 22, 23, 24, 25, 77 AND 78, SPRUCE MEADOWS SUBDIVISION, ACCORDING TO THE PLAT, THEREOF RECORDED JANUARY 15, 2003, UNDER RECEPTION NUMBER 618730 AND RE-RECORDED JANUARY 29, 2003 UNDER RECEPTION NUMBER 619609. TOWN OF SLIT

Street Address: 325 W. Orchard Avenue, 317 W. Orchard Avenue, 309 W. Orchard Avenue, 301 W. Orchard Avenue, 259 W. Orchard Avenue, 680 Ponderosa Drive and 692 Ponderosa Drive, , Silt, CO 81652

Current Beneficiary Name: RAK, LLC

First Publication: 08/22/2013

Last Publication: 09/19/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$50,000.00

Deficiency: \$1,209,715.32

Total Indebtedness: \$1,259,715.32

Total Foreclosures: 4