

# Garfield County Pre Sale Foreclosure List

4/29/2013

1:55:26PM

Sale Date: May 01, 2013

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Foreclosure #: 12-049

The Grantor: Rick L. Viles

Legal Description: LOT 44 HIGHLANDS EAST, THIRD FILING IN THE CITY OF RIFLE

Street Address: 743 Cedar Court, Rifle, CO 81650

Current Beneficiary Name: Nationstar Mortgage LLC

First Publication: 03/07/2013

Last Publication: 04/04/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$265,914.26

Deficiency: \$69,948.71

Total Indebtedness: \$335,862.97

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Foreclosure #: 12-194

The Grantor: Paul A Perea and Carol J Perea

Legal Description: LOT 11, SUN MEADOW ESTATES SUBDIVISION ACCORDING TO THE PLAT  
THEREOF RECORDED MARCH 26, 2004 UNDER RECEPTION NO. 648958 COUNTY  
OF GARFIELD, STATE OF COLORADO

Street Address: 279 County Road 216, Rifle, CO 81650

Current Beneficiary Name: US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust  
2006-WFHE3, Asset-Backed Pass-Through Certificates, Series 2006-WFHE3

First Publication: 07/05/2012

Last Publication: 08/02/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$340,000.00

Deficiency: \$117,393.10

Total Indebtedness: \$457,393.10

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Foreclosure #: 12-387

The Grantor: Douglas Tomkins

Legal Description: LOT 9, SUNSET PATIO HOMES PLANNED UNIT DEVELOPMENT, FILING NO. 2, ACCORDING TO THE PLAT RECORDED OCTOBER 22, 1980 AS RECEPTION NO. 308560. COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 2417 Rail Ave, Rifle, CO 81650-3115

Current Beneficiary Name: Bank of America, N.A., successor by merger to BAC Home Loans Servicing, LP

First Publication: 11/15/2012

Last Publication: 12/13/2012

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$180,466.45

Deficiency: \$2,643.06

Total Indebtedness: \$183,109.51

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Foreclosure #: 12-441

The Grantor: Paul David Ore and Trudy M Ore

Legal Description: PLEASE SEE ATTACHED LEGAL DESCRIPTION

Street Address: 109 Ridge Rd, New Castle, CO 81647

Current Beneficiary Name: Wells Fargo Bank, NA

First Publication: 12/06/2012

Last Publication: 01/03/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$215,918.50

Deficiency: \$92,429.64

Total Indebtedness: \$308,348.14

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Foreclosure #: 12-523

The Grantor: Beal Commercial, LLC

Legal Description: PARCEL 3, RESUBDIVISION OF PARCELS 1 AND 2 – COLLETT SUBDIVISION  
EXEMPTION AS SET FORTH ON THE PLAT RECORDED NOVEMBER 30, 1993 AS  
RECEPTION NO. 455750, COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 1530 Railroad Avenue, Rifle, CO 81650

Current Beneficiary Name: SREI Railroad LLC

First Publication: 03/07/2013

Last Publication: 04/04/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$800,000.00

Deficiency: \$221,352.29

Total Indebtedness: \$1,021,352.29

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Foreclosure #: 12-527

The Grantor: Benjamin K. Werner and Jacquelyn K. Werner

Legal Description: LOT 3 RED APPLE ORCHARD ACCORDING TO THE PLAT THEREOF RECORDED AS  
RECEPTION NO. 42180

Street Address: 4830 County Road 320, Rifle, CO 81650-9677

Current Beneficiary Name: Bank of America, N.A.

First Publication: 03/07/2013

Last Publication: 04/04/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$423,555.66

Deficiency: \$1,950.67

Total Indebtedness: \$425,506.33

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Foreclosure #: 12-528

The Grantor: Michael L Monroe and Edward W Crilly

Legal Description: LOT 3 IN BLOCK 3 OF BATTLEMENT CREEK VILLAGE, SECTION ONE, ACCORDING TO THE PLAT THEREOF AT RECEPTION NO. 321539. COUNTY OF GARFIELD, STATE OF COLORADO

Street Address: 151 Battlement Creek Trail, Parachute, CO 81635

Current Beneficiary Name: OneWest Bank, FSB

First Publication: 03/07/2013

Last Publication: 04/04/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$353,905.80

Deficiency: \$172,221.00

Total Indebtedness: \$526,126.80

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Foreclosure #: 12-529

The Grantor: Katherine P. Holland

Legal Description: LOT 21 VISTA DEL RIO VILLAGE A SUBDIVISION IN THE TOWN OF PARACHUTE THE PLAT OF WHICH IS RECORDED AS DOCUMENT NO. 406835. COUNTY OF GARFIELD STATE OF COLORADO

Street Address: 21 St. John Circle, Parachute, CO 81635

Current Beneficiary Name: MidFirst Bank

First Publication: 03/07/2013

Last Publication: 04/04/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$66,567.36

Deficiency: \$0.00

Total Indebtedness: \$66,567.36

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Foreclosure #: 12-532

The Grantor: Adrian Ceja and Soira Ceja

Legal Description: LOT 16 PHASE 1, BURNING MOUNTAIN PLANNED UNIT DEVELOPMENT  
ACCORDING TO THE PLAT RECORDED JULY 20, 1994 AS RECEPTION NO. 466077.  
TOWN OF NEW CASTLE COUNTY GARFIELD, STATE OF COLORADO

Street Address: 730 Burning Mountain Avenue, New Castle, CO 81647

Current Beneficiary Name: Colorado Housing and Finance Authority

First Publication: 03/07/2013

Last Publication: 04/04/2013

Publication Newspaper: Rifle Citizen Telegram

Lender's Bid Amount: \$226,969.98

Deficiency: \$0.00

Total Indebtedness: \$226,969.98

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Total Foreclosures: 9